

# BUCKLODGE TRACT, PRELIMINARY PLAN NO. 11989032A REGULATORY EXTENSION REQUEST NO. 3

## Description

Request to extend the regulatory review period by three months until July 11, 2023. Application to subdivide two existing platted lots and three existing platted outlots into four buildable lots for up to four buildings with a total of 66,667 SF of light industrial uses on 22 acres.

NO. 11989032A

COMPLETED: 3-17-2023

MCPB Item No.  
3-30-2023

2425 Reddie Drive  
Floor 14  
Wheaton, MD 20902

JS

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#### LOCATION

On Buck Ridge Court, north of Bucklodge Road

#### MASTER PLAN/ ZONE

1985 *Approved and Adopted Boyds Master Plan* IM Zone and Rural Zone

#### PROPERTY SIZE

22 acres

#### APPLICANT

Buck Ridge, LLC

#### ACCEPTANCE DATE

June 15, 2022

#### REVIEW BASIS

Chapters 50 and 22A



## Summary

- Section 50.4.1.E of the Subdivision Regulations generally states that Preliminary Plans must be scheduled for a public hearing within 120 days after the date an application is accepted.
- The Application was accepted on June 15, 2022, which established a Planning Board date no later than October 13, 2022. On September 8, 2022, the Planning Board approved the first extension until January 11, 2023. On January 5, 2023, the Planning Board approved the second extension until April 11, 2023.
- The Applicant is requesting a third and final extension for a period of three months, which will provide sufficient time for the Applicant to obtain approval letters from the reviewing agencies and address any additional comments that may come up specifically related to the significant revisions of the site layout and well and septic systems.
- Staff supports the Applicant’s request to extend the review period through July 11, 2023.



**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 \_\_\_\_\_.