



Montgomery Planning

DownCounty Planning Division

September 9, 2021

Agenda item 5  
120210220

# 7402 Garland Avenue

## Preliminary Plan





# Site Description

**Tract Size:** 0.26 acres

**Zone:** R-40

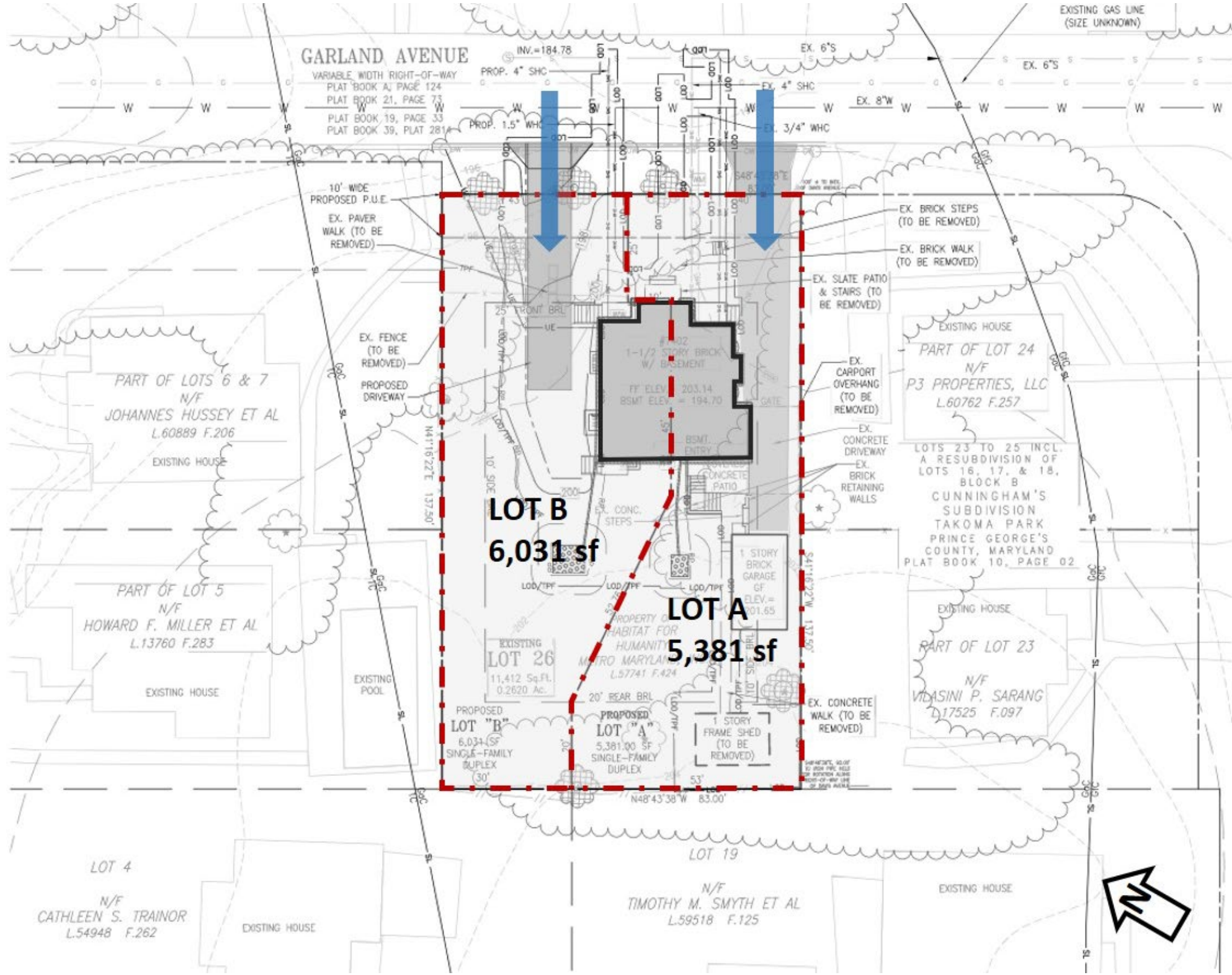
**Master Plan:** 2000 *Takoma Park Master Plan*

**Existing Use:** 3-unit rental





# Proposal



# Findings & Staff Recommendation

- The Preliminary Plan meets the technical requirements of Section 50.4.3 of the Subdivision Ordinance, as shown in the Staff Report, and the 2000 *Takoma Park Master Plan*, as conditioned.
- The Applicant has met all noticing requirements
- The City of Takoma Park issued resolution of support, Resolution 2021-23
- Staff recommends approval with conditions of the Preliminary Plan and adoption of the resolution