



DEPARTMENT OF PERMITTING SERVICES

Marc Elrich  
County Executive

Mitra Pedoeem  
Director

September 26, 2022

Mr. Will Newman  
GLW  
3909 National Drive  
Suite 250  
Burtonsville, MD 20866

Re: **COMBINED STORMWATER MANAGEMENT  
CONCEPT/SITE DEVELOPMENT  
STORMWATER MANAGEMENT PLAN** for  
Burtonsville Crossing  
Address: 15071 Old Columbia Pike  
MNCPPC #: 81985104A  
SM File #: 288336  
Tract Size/Zone: 679,624 sf/15.6 Ac./CRT-1.5  
Total Concept Area: 100,037 sf/2.30 Ac.  
Parcel(s): J  
Watershed and Class: Lower Patuxent/I-P  
Type of Development: Redevelopment

Dear Mr. Newman:

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 using micro-bioretenion and, and structural control via existing Burtonsville Crossing pond.

The following items will need to be addressed during the detailed sediment control/stormwater management plan stage:

1. A detailed review of the stormwater management computations will occur at the time of detailed plan review.
2. An engineered sediment control plan must be submitted for this development.
3. All filtration media for manufactured best management practices, whether for new development or redevelopment, must consist of MDE approved material.
4. The detailed plan must utilize the latest DPS guidance.
5. Stormwater Management for improvements in the MDOT-SHA right-of-way are subject to review and approval by MDOT-SHA.

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



2425 Reedie Drive, 7th Floor, Wheaton, Maryland 20902 | 240-777-0311  
[www.montgomerycountymd.gov/permittingservices](http://www.montgomerycountymd.gov/permittingservices)

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Payment of a stormwater management contribution in accordance with Section 2 of the Stormwater Management Regulation 4-90 **is not required**.

This letter must appear on the sediment control/stormwater management plan at its initial submittal. The 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.

If you have any questions regarding these actions, please feel free to contact Sherryl Mitchell at 240-777-5206 or [sherryl.mitchell@montgomerycountymd.gov](mailto:sherryl.mitchell@montgomerycountymd.gov).

Sincerely,

*Mark Etheridge*

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

MCE: scm

cc: N. Braunstein  
SM File # 288336

ESD: Required/Provided 11,589 cf / 6,012 cf  
PE: Target/Achieved: 2.2"/2.2"  
STRUCTURAL: 5,577 cf  
WAIVED: N/A