

From: Vinay & Binta Desai

February 13, 2023



To: Mr. Alan Soukup  
DEP Water Supply and Wastewater Unit  
2425 Reedie Drive, 4<sup>th</sup> Floor  
Wheaton, Maryland 20902

**Subject: Opposition to Sewer Category Change Request WSCCR 22-TRV-01A**

Dear Mr. Soukup,

We have become aware of sewer category request WSCCR 22-TRV-01A, although we did not receive any official notice about it. We oppose the request to change the sewer category for the property associated with 11415 Glen Road and the property identified as “11000 block of Wood Thrush Lane.” Our property is located at 11712 Wood Thrush Lane, a door down from one of the two proposed sewer easement routes. Our property abuts a Forest Conservation Easement area that extends right to the edge of the property identified as “11000 block of Wood Thrush Lane.”

The conservation status of the lands surrounding our property is of great importance to us and a key contributor to the attractiveness and sustainability of this part of Montgomery County. The potential development of these two parcels, including the construction of sewer lines through other properties that would be 20 or 30 feet wide, would disrupt the local flora and fauna and adversely affect the local watershed and drainage, which currently runs off the two subject properties, through Forest Conservation Easement areas and the Montgomery County Serpentine Barrens Conservation Park, into Greenbrier Branch, and from there to Sandy Branch and finally the Potomac River. In addition to the adverse effect on the local environment, such a disruption would further expose existing homes to flooding risk. Flooding of basements has already been a significant problem for homes on Wood Thrush Lane and this would only exacerbate the issue.

We are also very concerned about the effects on existing infrastructure of the proposed sewer lines, in particular the alternative to build an extension from the low-pressure line that we and others on Wood Thrush Lane rely upon. We note the following:

- As stated by the County Executive in response to this proposal, the two subject properties are excluded from the peripheral service policy under the 2002 Potomac Subregion Master Plan, and there seems to be no rationale under which an exception should be granted in this highly problematic case.
- We understand that the low-pressure sewage line serving Wood Thrush Lane is already virtually at capacity, and any added usage would have a high potential to cause serious backups and stability and reliability issues.
- Those of us who live within the Greenbriar Estates HOA – all residents of Wood Thrush Lane and a small number of other properties in the vicinity but not the owner of the property identified as “11000 block of Wood Thrush Lane” – have since approximately 2007 been paying substantial assessments to finance the construction and maintenance of the sewage infrastructure for our properties, notably the low-pressure sewage line into which the proposal seeks to tap. It is difficult to conceive that additional property owners can be allowed to simply tap into our existing line, without our consent, and benefit from the construction and maintenance for which we have paid and continue to pay.
- The property, when acquired, was a combination of 2 landlocked parcels as shown on the map renderings in your report. On paper it may appear that options 1 & 2 are viable options, but if you were to come to the gated community that contains Wood Thrush Lane and physically look at the homes that abut this property, you would clearly see that the applicant land parcel was never meant to be the site for a new multi-home development. The parcel associated with the 11000 Block of Wood Thrush Lane was actually an out-lot of the Estates of Greenbriar Preserve community before being sold to the previous owner of the home at 11716 Wood Thrush Lane to extend his backyard space. Building a new subdivision of any

size is inconsistent with the intent of that land and would severely impact the quiet enjoyment of all the surrounding properties. If a home was constructed on the parcel directly behind our house it would severely impact our privacy.

For these reasons we hereby request that you add 11712 Wood Thrush Lane, Potomac, MD to the formal opposition list and deny this request (WSCCR 22-TRV-01A) to change the sewer category from S-6 to S-3. Thank you for your time and consideration.

Respectfully,

Vinay & Binta Desai

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