December 28, 2020

The Honorable Tom Hucker
County Council President
Montgomery County Council
Stella Werner Council Office Building
100 Maryland Avenue
Rockville, MD  20850

Dear Council President Hucker:

The Maryland Department of the Environment (MDE) has completed its review of the Administrative Delegation Action AD 2020-4 (Amendment) to the 2018-2027 Montgomery County Comprehensive Water Supply and Sewerage Systems Plan. The Amendment was administratively approved on November 6, 2020 by the Director of the Montgomery County Department of Environmental Protection (DEP), under authority granted by the Montgomery County Council. The Amendment includes four (4) service category change requests as set forth below:

**WSCCR 20-DAM-03A:**

- **Sharon Chaney and Sheila Hutchinson** (26200 Block, Town Spring Road, Damascus, Parcel P807, Pleasant Plains, Account Number: 00937634, RE-1 Zone, 0.32 acres). The request is to change the service category from S-6 to S-1.

**WSCCR 20-DAM-04A:**

- **King-Souder LLC** (26110 Ridge Road, Damascus, Parcel P885, Damascus ETC, Account Number: 00941374 and Parcel N838, PAR D Damascus, Account Number: 02725084), R-90/CRT 1.0 Zone, 1.86 and 7.79 acres, 9.64 acres total). The request is to change the service category from W-6/S-6 to W-3/S-3.

**WSCCR 20-POT-03A:**

- **Spiro Gioldasis** (10309 Norton Road, Potomac, Parcel P129, Potomac School House Lot, Account Number: 00853545, RE-2 Zone, 0.95 acres). The request is to change the service category from S-6 to S-1.
WSCCR 20-TRV-13A:

- Mary B. Frye Trust (10514 Boswell Lane, Rockville, Parcel P602, Wickham and Pottinger, Account Number: 00048661, RE-2 Zone, 1.0 acres). The request is to change the service category from S-6 to S-1.

Maryland Department of Planning Findings

Maryland Department of Planning (MDP) advised MDE that WSSCR 20-DAM-03A appears to be consistent with the 2006 Damascus Master Plan (DMP). For WSCCR 20-DAM-04A, Parcel N838 is consistent with the DMP because it is located inside the sewer envelope but Parcel P885 is inconsistent with the DMP because it is located outside of the sewer envelope. The County is encouraged to work with MDP in resolving any inconsistencies with the Master Plan. WSSCR 20-POT-03A and WSSCR 20-TRV-13A are both consistent with the 2002 Potomac Subregion Master Plan (see enclosed comments).

MDE Findings and Action

The Department notes that the property located at the 26200 Block, Town Spring Road, Damascus, Parcel P807 (WSCCR 20-DAM-03A) is located within the watershed of Patuxent River 1, identified as a Tier II stream pursuant to COMAR 26.08.02.04-1. Tier II streams are high quality waters that require, under regulation, additional consideration to protect their water quality. Any new or expanded discharge to these Tier II watersheds would require an Anti-degradation Review. All possible considerations should be implemented to protect high quality waters from water quality degradation. This primarily consists of rigorous watershed planning, with consideration of the extra provisions necessary to protect high quality waters.

The Department recommends that the County consider the following measures in an effort to maintain these high quality waters when approving new growth in the watersheds of these stream segments: 1) implement restrictive zoning or ordinances to protect environmental features; 2) re-direct planned growth out of the watersheds of these stream segments; 3) retrofit existing stormwater infrastructure; 4) incorporate environmental site design (ESD) and other low-impact development (LID) practices into new development; 5) maintain and expand existing forest cover; and 6) provide riparian buffers of 100-230 feet (depending upon soil types and slopes). The County should be aware that future plans facilitated by this Amendment may incur an additional Anti-degradation Review at later stages, on a project-by-project basis. The County is advised to contact John Backus, Program Manager of the Environmental Assessment and Standards Program, at (410) 537-3965 for additional information regarding the regulatory requirements for Tier II waters.

In accordance with §9-507(a) of the Environment Article, Annotated Code of Maryland, the Department hereby approves the Administrative Delegation Action AD 2020-4. See the enclosed water and sewer category changes below.
This completes MDE’s review, as required by §9-507 of the Environment Article, Annotated Code of Maryland. If you need further assistance on these matters, please contact Heather Barthel, Deputy Director, at (410) 537-3512, toll-free at (800) 633-6101, or by e-mail at heather.barthel@maryland.gov.

Sincerely,

D. Lee Currey, Director
Water and Science Administration

Enclosure

cc:  Adam Ortiz, Director, Montgomery County DEP
     Patty Bubar, Deputy Director, Montgomery County DEP
     Alan Soukup, Senior Planner, Montgomery County DEP
     George Dizelos, Environmental Planner, Montgomery County DEP
     Charles Boyd, Director, Planning Coordination, MDP
     Heather Barthel, Deputy Director, Water and Science Administration, MDE
     John Backus, Program Manager, Water and Science Administration, MDE
<table>
<thead>
<tr>
<th>Case No.</th>
<th>Applicant</th>
<th>Existing Service Area Categories</th>
<th>Service Area Category Request</th>
<th>Administrative Action</th>
<th>MDE Action</th>
</tr>
</thead>
<tbody>
<tr>
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<td>Sharon Chaney and Sheila Hutchinson (26200 Block, Town Spring Road, Damascus, Parcel P807, Pleasant Plains, Account Number: 00937634, RE-1 Zone, 0.32 acres).</td>
<td>W-1</td>
<td>W-1 (No change)</td>
<td>Maintain W-1 (No change)</td>
<td>Maintain W-1 (No change)</td>
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<td></td>
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<td>S-6</td>
<td>S-1</td>
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<td>W-3</td>
<td>Approve W-3</td>
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<td>W-1 (No change)</td>
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<tr>
<td></td>
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<td>Maintain W-1 (No change)</td>
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</table>
December 11, 2020

Ms. Dinorah Dalmasy, Manager, Integrated Water Planning Program
Maryland Department of the Environment
Water and Science Administration
1800 Washington Boulevard
Baltimore, Maryland 21230

Subject: Montgomery County Comprehensive Water Supply and Sewerage Systems Plan
Administrative Delegation Action AD 2020-4
Water and Sewer Service Area Category Amendments: WSCCR 20-DAM-03A, WSCCR 20-DAM-04A, WSSCR POT-03A, WSCCR 20-TRV-13A,

Dear Ms. Dalmasy:

The Maryland Department of Planning (Planning) has reviewed the above-referenced water and sewerage plan amendment pursuant to our mandate to advise the Maryland Department of the Environment (Environment) on local comprehensive plan consistency and other appropriate matters as required by Environment Article Section 9-507 (b)(2). Montgomery County’s Department of Environmental Protection (DEP) Director Adam Ortiz administratively approved (under the authority delegated by the County Council for administrative amendments) Administrative Delegation Action AD 2020-4 on November 6, 2020. We offer the following comments for your consideration.

Summary of Amendment
These administrative actions are granted under Chapter 1, Section V.D.2.a “Administrative Delegation Policies” of the Montgomery County Ten-Year Comprehensive Water Supply and Sewerage Systems Plan (WSP), which authorizes the Director of the DEP to amend the WSP service area category maps. The final approval action on the subject amendments includes four corrective map changes to the 2018-2027 water/sewer category map update of the WSP associated with the following properties:

WSCCR 20-DAM-03A for Chaney and Hutchison
Parcel P807, 26200 Block, Town Spring Road
This property is currently in sewer category S-6 (no planned community service) and the owner requests approval to change to water category S-1 (community service) to construct a new single-family detached home on a vacant property. This 0.32 -acre property is zoned RE-1.

WSCCR 20-DAM-04A for King-Souder, LLC
Parcels N838 and P885, 26110 Ridge Road
This property is currently in water and sewer category W-6 and S-6 (no planned community service), and the owner requested to be placed in the W-1 and S-1 (community service); however, the DEP placed the properties in categories W-3 and S-3 (service within two years) due to the need for water and sewer main extensions in a proposed public street right-of-way on the site. The existing use on the site is a single-family detached home. The proposed use is a subdivision of 60 townhouses and two single-family detached homes, as approved by the Maryland-National Capital Park and Planning Commission per
Concept Plan #520200170. These existing two parcels surround the Damascus Elementary School to the north and to the west, and one of the two parcels is adjacent to the Town Center. The property is zoned R-90/CRT and is a total of 9.63 acres of land.

**WSCCR 20-POT-03A for Giodasis**
**Parcel P129, 10309 Norton Road**
This property is currently in sewer category S-6 (no planned service), and the owner requests to be placed in the S-1 (community service). The existing use on the site is a single-family detached home and the owner is proposing improvements to the house and/or property.

**WSCCR 20-TRV-13A for Mary B. Frye Trust**
**Parcel P602, 10514 Boswell Lane**
This property is currently in sewer category S-6 (no planned service), and the owner requests to be placed in the S-1 (community service) category. The existing use is a single-family detached home and no changes to the property or use are proposed. The information provided cites an extension is needed for public health reasons.

**Consistency with the Comprehensive Plan**
**WSCCR 20-DAM-03A—Parcel P807, 26200 Block, Town Spring Road**
The WSP amendment for sewer service reclassification appears to be consistent with the 2006 Damascus Master Plan because it is an existing vacant lot within a platted subdivision, is located within the sewer envelope of the master plan and is within the county growth boundary. The master plan states:

> “Maintain the existing sewer envelope with a few limited changes discussed in the Land Use Chapter.” (page 109)

**WSCCR 20-DAM-04A—Parcels N838 and P885, 26110 Ridge Road**
According to the M-NCPPC staff report, this WSP amendment for water and sewer service reclassification appears to be located on lands both inside (Parcel N838) and outside (Parcel P885) of the sewer envelope of the 2006 Damascus Master Plan area (page 109). As stated above, the master plan promotes maintaining and respecting the sewer envelope, with limited exceptions. Therefore, Planning finds the proposed water and sewer service category for Parcel N838 is consistent, and the category for Parcel P885 is inconsistent.

**WSCCR 20-POT-03A—Parcel P129, 10309 Norton Road**
The WSP amendment for sewer service reclassification appears to be located on property outside but adjacent to the sewer envelope and is consistent with the 2002 Potomac Subregion Master Plan. The master plan states the following:

> “Provide community sewer service in the Subregion generally in conformance with Water and Sewer Plan service policies…”

This sewer house connection qualifies under the provisions of the WSP that state to qualify for the “Consistent with Existing Plans, Potomac Peripheral Service Policy”, the property must, at a minimum, abut or confront the planned sewer envelope. The property is a corner lot, adjacent to the planned sewer envelope along both Norton Road and South Glen Road.

**WSCCR 20-TRV-13A—Parcel P602, 10514 Boswell Lane**
The WSP amendment for sewer service reclassification appears to be located on land outside of the sewer envelope, but is found to be consistent with the 2002 Potomac Subregion Master Plan because the master plan states:
“Provide community sewer service in the Subregion generally in conformance with Water and Sewer Plan service policies…”

In this case, the sewer house connection qualifies under the provisions of the WSP that state the property must adhere to the Piney Branch restricted sewer access policy as it is located within the “Piney Branch Watershed and Special Protection Area.” The Department of Permitting Services has notified DEP of a failed septic system at this location. Properties with documented septic system failures are eligible for restricted public sewer service under the Piney Branch restricted sewer service policy.

**Priority Funding Area Review**

Pursuant to the State Finance and Procurement Article, Section 5-7B-02, local jurisdictions are eligible to receive State financial assistance if the project is located in a Priority Funding Area (PFA). The following subject properties are located within a PFA:

- 26200 Block, Town Spring Road, Damascus
- 26110 Ridge Road, Damascus

The subject properties are not located within a PFA:

- 10309 Norton Road
- 10519 Boswell Lane

**Growth Tier Map Review**

The growth tier map review is applicable to all of the properties proposed for category changes. The properties are located in the following Tiers:

- Parcel P807, 26200 Block, Town Spring Road - Septic Tier 1
- Parcels N838 and P885, 26110 Ridge Road - Septic Tier 1
- Parcel P129, 10309 Norton Road – Septic Tier 3
- Parcel P602, 10514 Boswell Lane - Septic Tier 1.

Montgomery County may want to consider revisiting its Tier 3 designation for Parcel P129, 10309 Norton Road once it is connected, as it is outside of both the mapped locally designated growth area and the county’s sewer envelope; accordingly, the county might wish to designate the property as Tier 1A.

If you have any questions concerning these comments, please contact me at 410-767-1401 or Chuck.boyd@maryland.gov or Susan Llareus at 410-767-6087 or Susan.llareus@maryland.gov

Sincerely,

Charles W. Boyd, AICP
Director of Planning Coordination

cc: Robin Pellicano; Nicholai Francis-Lau; Steve Alfaro; Hannah C. Benzion, Environment
Jason Dubow; Joe Griffiths; Susan Llareus; Sylvia Mosser; and Cassandra Malloy, Planning
Tony Redman, DNR
Dwight Dotterer, MDA
MEMORANDUM

November 6, 2020

TO: D. Lee Currey, Director, Water and Science Administration
   Maryland Department of the Environment

FROM: George Dizelos, Environmental Planner III, Water Supply and Wastewater Unit
       Intergovernmental Affairs Division
       Department of Environmental Protection

SUBJECT: Approval of Comprehensive Water and Sewer Plan Category Map Amendments

This is to notify you that the Director of the Department of Environmental Protection (DEP) has acted to approve four amendments to the County's Comprehensive Water Supply and Sewerage Systems Plan (CWSP) under the authority delegated by the County Council in that Plan. Attached for your consideration and distribution are two copies of the approval document addressing the following category map amendments:

<table>
<thead>
<tr>
<th>Action</th>
<th>Amendments Approved</th>
</tr>
</thead>
</table>
| AD 2020-4 (11/06/2020) | WSCH 20-DAM-03A
|          | WSCH 20-DAM-04A
|          | WSCH 20-POT-03A
|          | WSCH 20-TRV-13A |

You may also review and download this document from DEP’s Service Area Category Changes webpage at [www.montgomerycountymd.gov/waterworks](http://www.montgomerycountymd.gov/waterworks); refer to the “Completed Actions” tab on that page.

Once MDE has concurred with this action, DEP will revise the water and sewer category map database in the County’s geographic information system (GIS), MC:MAPS, to include these amendments, and they will be shown as part of the next Water and Sewer Category Map update.

If you have any questions concerning this action, please do not hesitate to contact either me at either 240-777-7755 or george.dizelos@montgomerycountymd.gov.

GJD/gjd/

cc: See "DISTRIBUTION" Section of the Attached Approval Document

Attachments
MONTGOMERY COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION

Comprehensive Water Supply and Sewerage Systems Plan Amendments
Administrative Delegation Action 2020-4
Water/Sewer Service Area Category Change Requests

CHRONOLOGY

Interagency Notices of Public Hearing: September 2, 2020
Published Notice of Public Hearing: September 16, 2020
Public Hearing: October 2, 2020
Public Hearing Record Closed: October 16, 2020
DEP Administrative Approval Action: November 6, 2020

BACKGROUND

Authority: Under the Annotated Code of Maryland, Section 9-501, et seq., the Maryland Department of the Environment (MDE) has charged the Montgomery County Council, as the governing body for Montgomery County, with adopting and amending a comprehensive plan for the provision of adequate water supply and sewerage systems within the county. As part of the staging element of the Montgomery County Ten-Year Comprehensive Water Supply and Sewerage Systems Plan (CWSP), the Council has designated water and sewer service area categories for all properties within the county. Requests to change the water and/or sewer service area categories designated in the Plan constitute proposed amendments to that Plan.

In the adopted CWSP, the County Council has delegated to the Director of the Department of Environmental Protection (DEP), through an administrative process, the authority to approve certain amendments to the Plan, including water and sewer category changes. To qualify for administrative consideration, Plan amendments must satisfy the specific requirements of the policies established by the Council in the CWSP, Chapter 1, Section V.D.2.a Administrative Delegation Policies.

Proposed Plan Amendments: DEP staff considered four proposed amendments for approval by the administrative delegation process. The amendments were for service area category changes. The proposed amendments were reviewed by the following agencies, as appropriate: the Washington Suburban Sanitary Commission (WSSC), the Maryland - National Park and Planning Commission (M-NCPPC), and the Montgomery County Department of Permitting Services (DPS) - Well and Septic Section. The amendments were also referred to the County Councilmembers for their review and concurrence.

PUBLIC HEARING PROCESS

Public Hearing Notification: In accordance with State regulations, on September 2, 2020, DEP notified the appropriate County and State agencies of an administrative public hearing, scheduled for October 2, 2020, and provided the staff recommendations for the proposed amendments. The County provided a published notice of the administrative hearing on September 16, 2020, in The Washington Times, a newspaper of general, local circulation, satisfying the State’s public notification requirements. This notice provided a link to the DEP website on which all pertinent documents were placed prior to that date. DEP also provided a mailed or e-mailed notice for the public hearing to the following: each property owner/applicant, local civic association leaders, attorneys or engineers (as requested by the property owners), and adjacent and confronting property owners.

Public Hearing Testimony and Interagency Recommendations: DEP staff scheduled a remote public hearing for the date and time included in the hearing notices. This was dictated by the county’s temporary covid-19 operating procedures. The hearing notices specified that anyone wanting to provide testimony needed to contact DEP staff to receive information on how to do so. DEP received no inquiries about providing testimony during the scheduled hearing. Neither was any written testimony provided in opposition to the staff recommendations.

On September 29, 2020, Keith Levchenko, senior legislative analyst on the Council’s staff notified DEP that the Councilmembers concurred with the approvals recommended for this administrative action.

On October 1, 2020, the Planning Board met to consider M-NCPPC staff recommendations for the amendments included in the AD 2020-4 administrative delegation packet. The Board concurred with the M-NCPPC staff recommendations for the included amendments, which agreed with DEP’s staff recommendations. DEP received formal notification of the Board’s action in a letter dated October 16, 2020.
DEP ADMINISTRATIVE ACTION

The 2018-2027 water/sewer category map update of the Montgomery County Comprehensive Water Supply and Sewerage Systems Plan is hereby amended as follows:

Damascus Planning Area

**WSCCR 20-DAM-03A: Sharon Chaney and Sheila Hutchinson**

<table>
<thead>
<tr>
<th>Property Information and Location</th>
<th>Applicant’s Request: Administrative Action and Policy Justification</th>
</tr>
</thead>
<tbody>
<tr>
<td>Property Development</td>
<td></td>
</tr>
<tr>
<td>• Parcel P807, 26200 Block, Town Spring Rd., Damascus</td>
<td>Service Area Categories:</td>
</tr>
<tr>
<td>• Parcel P807, Pleasant Plains (acct. no. 00937634)</td>
<td>Existing <strong>Requested</strong></td>
</tr>
<tr>
<td>• Map tile: WSSC – 237NW09; MD –FX53</td>
<td>W-1 W-1 (no change)</td>
</tr>
<tr>
<td>• East side of Town Spring Rd., 200 feet North of the intersection with Main St. (MD 108)</td>
<td>S-6 <strong>S-1</strong></td>
</tr>
<tr>
<td>• RE-1 Zone; 13,885 sq. ft. (0.32 ac.)</td>
<td>Administrative Action</td>
</tr>
<tr>
<td>• Damascus Planning Area</td>
<td><strong>Approve S-1</strong>, Administrative policy Section V.D.2.a. Consistent with Existing Plans. (Mapping on pg. 6)</td>
</tr>
<tr>
<td>• Damascus Master Plan (2006)</td>
<td></td>
</tr>
<tr>
<td>• Patuxent River, Upper Brighton Dam Watershed, Damascus Tributary (MDE Use III)</td>
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<tr>
<td>• Existing use: Undeveloped</td>
<td></td>
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<tr>
<td>• Proposed use: Single-Family Home</td>
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**WSCCR 20-DAM-04A: King-Souder LLC**

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<td>Existing <strong>Requested</strong></td>
</tr>
<tr>
<td>• Map tile: WSSC – 237NW10; MD –FX33</td>
<td>W-6 <strong>W-3</strong></td>
</tr>
<tr>
<td>• West side of Ridge Rd., 400 feet North of the intersection with Bethesda Church Rd.</td>
<td>S-6 <strong>S-3</strong></td>
</tr>
<tr>
<td>• R-90/CRT 1.0 Zone; 1.86 and 7.79 acres (9.64 ac. total)</td>
<td>Administrative Action</td>
</tr>
<tr>
<td>• Damascus Planning Area</td>
<td><strong>Approve W-3 and S-3</strong>, Administrative policy Section V.D.2.a. Consistent with Existing Plans. (Mapping on pg. 7-8)</td>
</tr>
<tr>
<td>• Damascus Master Plan (2006)</td>
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<tr>
<td>• Bennett Creek Watershed (MDE Use I &amp; III)</td>
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<tr>
<td>• Existing use: One Single Family Home</td>
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</tr>
<tr>
<td>• Proposed use: 60 Townhouses and 2 Single-Family Homes (M-NCPPC Concept plan – 520200170)</td>
<td><strong>Proposed use: One Single Family Home</strong></td>
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Potomac Planning Area

WSCCR 20-POT-03A: Spiro Gioldasis

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<tr>
<td>• Parcel P129, Potomac School House Lot (acct. no. 00853545)</td>
<td>W-1</td>
</tr>
<tr>
<td>• Map tile: WSSC – 213NW10; MD –FP33</td>
<td>S-6</td>
</tr>
<tr>
<td>• South side of Norton Rd., at the intersection with S. Glen Rd.</td>
<td><strong>Administrative Action</strong></td>
</tr>
<tr>
<td>• RE-2 Zone; 41,382 sq. ft. (0.95 ac.)</td>
<td><strong>Approve S-1, (Potomac peripheral sewer service policy). Administrative policy Section V.D.2.a.</strong></td>
</tr>
<tr>
<td>• Potomac Planning Area</td>
<td>Consistent with Existing Plans. (Mapping on pg. 9)</td>
</tr>
<tr>
<td>• Potomac Subregion Master Plan (2002)</td>
<td></td>
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<tr>
<td>• Watts Branch Watershed (MDE Use I)</td>
<td></td>
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<tr>
<td>• Existing use: Single-Family Home</td>
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<td>• Proposed use: Improvements to the existing house and/or property are planned.</td>
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</table>

Travilah Planning Area

WSCCR 20-TRV-13A: Mary B. Frye Trust

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<td>Existing</td>
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<td>• Parcel P602, Wickham and Pottinger (acct. no. 00048661)</td>
<td>W-1</td>
</tr>
<tr>
<td>• Map tile: WSSC – 217NW10; MD –FR31</td>
<td>S-6</td>
</tr>
<tr>
<td>• West side of Boswell Ln. 975 ft west of the intersection with Glen Mill Rd.</td>
<td><strong>Administrative Action</strong></td>
</tr>
<tr>
<td>• RE-2 Zone; 43,560 sq. ft. (1.0 ac.)</td>
<td><strong>Approve S-1. Public sewer service is restricted to a single hook-up under the Piney Branch restricted sewer service policy. The allowed sewer hookup cannot support subdivision of this property into more than one lot. Administrative policy V.D.2.a: Public Health Problems. (Mapping on Pg. 10)</strong></td>
</tr>
<tr>
<td>• Travilah Planning Area</td>
<td>DEP NOTE: Advanced Action granted on 5/12/2020 for the relief of a failed septic system.</td>
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<tr>
<td>• Potomac Master Plan (2002)</td>
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<tr>
<td>• Watts Branch Watershed (MDE Use I)</td>
<td></td>
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<tr>
<td>• Proposed use: No Change</td>
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</table>

Now therefore be it resolved by the Director of the Montgomery County Department of Environmental Protection that the amendment described above for inclusion in the County’s Comprehensive Water Supply and Sewerage Systems Plan is approved. DEP will revise the water and sewer category maps in the County’s geographic information system (GIS) database to include this amendment, and it will be shown as part of the next interim or triennial service area map update.

Approved

11/6/2020

Adam Ortiz, Director
NOTIFICATION OF DEP ACTION

DEP will submit notification of the Director's action to MDE for that agency's review. MDE has 60 days to either comment on the administrative approvals granted or invoke up to two 45-day review extensions. DEP will also notify each applicant, appropriate county government agencies, and other interested parties of the Director's action. A list of agencies that will receive a copy of this summary of action follows:

Distribution: Interagency
D. Lee Currey, Director, Water and Science Admin., MDE
Sidney Katz, President, Montgomery County Council
Keith Levchenko, Montgomery County Council
Mitra Pedoeem, Director, DPS
Heidi Benham, Well & Septic Section, DPS
Casey Anderson, Chairman, Planning Board
Carrie Sanders and Katherine Nelson, Upper County Planning Team, M-NCPPC
Jason Satori, Functional Planning Division, M-NCPPC
Mark Pfefferle, Development Applications and Regulatory Coord. Division, M-NCPPC
Geoffrey Mason, Parks Planning Division., M-NCPPC
Carla Reid, General Manager, WSSC
Ray Chicca, Tom Gingrich, & Rufus Leeth, Development Services Division, WSSC
Luis Tapia, Permit Services Section, WSSC
Eintou Karima, Assessments Group, WSSC

Distribution: Property Owners /Other Interested Parties/Public Interest Groups
20-DA-M-03A… Sharon Chaney and Sheila Hutchison
… David McKee, Benning and Associates Inc.
20-DA-M-04A… King-Souder LLC
… Tim Longfellow, Gutchick, Little and Weber, P.A.
20-POT-03A… Spiro Gioldasis
20-TRV-13A… Mary B. Frye Trust

Audubon Naturalist Society
Belvedere Neighbors Association
Damascus Community Alliance
Greater Glen Mill Community Association
Greater Glen Hills Coalition LLC
Glen Hills Civic Association
Glen Hills Community Coalition
Glen Preservation Foundation
Northern Montgomery County Alliance
Montgomery County Civic Federation
Montgomery Coalition to Stop Sewer Sprawl
Potomac Highlands Citizens Association
West Montgomery County Citizens Association

Attachments
Service Area Category Designations (see page 5)
Amendment Service Area Category Mapping (see pages 6-10)

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The Montgomery County Ten-Year Comprehensive Water Supply and Sewerage Systems Plan designates water and sewer service area categories for each property within the County. These service area categories determine a property’s eligibility to receive public water and/or sewer service and indicate when the County and the sanitary utility (usually the Washington Suburban Sanitary Commission (WSSC)) should program water and sewerage facilities to serve those properties. (Although the actual provision of public service is often dependent on an applicant’s own development schedule.) The Water and Sewer Plan is adopted and amended by the County Council; it is administered by the County Executive through the Department of Environmental Protection (DEP).

Water and Sewer Service Area Categories Table

<table>
<thead>
<tr>
<th>Service Area Categories</th>
<th>Category Definition and General Description</th>
<th>Service Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>W-1 and S-1</td>
<td>Areas served by community (public) systems which are either existing or under construction. ● This may include properties or areas for which community system mains are not immediately available or which have not yet connected to existing community service.</td>
<td>Properties designated as categories 1 and 3 are eligible for to receive public water and/or sewer service. New development and properties needing the replacement of existing wells or septic systems are generally required to use public service. Properties with wells or septic systems on interim permits are required to connect to public service within one year of its availability. Where water and/or sewer mains are financed under the front foot benefit system, WSSC will assess front foot benefit charges for mains abutting these properties unless the property has a functioning well and/or septic system. WSSC provides public water and sewer service throughout the county, except where service is provided by systems owned by the City of Rockville or the Town of Poolesville.</td>
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<tr>
<td><strong>W-2 and S-2</strong> (State’s definition: Areas served by extensions of existing community and multi-use systems which are in the final planning stages.)</td>
<td>Categories W-2 and S-2 are not used in the Montgomery County Water and Sewer Plan. Where water and/or sewer mains are financed under the front foot benefit system, WSSC will assess front foot benefit charges for mains abutting these properties unless the property has a functioning well and/or septic system. WSSC provides public water and sewer service throughout the county, except where service is provided by systems owned by the City of Rockville or the Town of Poolesville.</td>
<td></td>
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<tr>
<td>W-3 and S-3</td>
<td>Areas where improvements to or construction of new community systems will be given immediate priority and service will generally be provided within two years or as development and requests for community service are planned and scheduled.</td>
<td>WSSC will not serve properties designated as categories 4 or 5, but will work to program water and/or sewer projects needed to serve these areas. Permits for new wells and/or septic systems for category 4 properties will be interim permits. (See above for further information.) MCDEP may require that development proceeding on interim wells and septic systems in category 4 areas also provide dry water and sewer mains and connections. Where water and/or sewer mains are financed under the front foot benefit system, WSSC will assess front foot benefit charges for abutting properties designated as category 4 unless the property has a functioning well and/or septic system. WSSC will not assess front foot benefit charges for properties designated as category 5.</td>
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<tr>
<td>W-4 and S-4</td>
<td>Areas where improvements to or construction of new community systems will be programmed for the three- through six-year period. ● This includes areas generally requiring the approval of CIP projects before service can be provided.</td>
<td>WSSC will not serve properties designated as categories 4 or 5, but will work to program water and/or sewer projects needed to serve these areas. Permits for new wells and/or septic systems for category 4 properties will be interim permits. (See above for further information.) MCDEP may require that development proceeding on interim wells and septic systems in category 4 areas also provide dry water and sewer mains and connections. Where water and/or sewer mains are financed under the front foot benefit system, WSSC will assess front foot benefit charges for abutting properties designated as category 4 unless the property has a functioning well and/or septic system. WSSC will not assess front foot benefit charges for properties designated as category 5.</td>
</tr>
<tr>
<td>W-5 and S-5</td>
<td>Areas where improvements to or construction of new community systems are planned for the seven- through ten-year period. ● This category is frequently used to identify areas where land use plans recommend future service staged beyond the scope of the six-year CIP planning period.</td>
<td>WSSC will neither provide service to nor assess front foot benefit charges for properties designated as category 6. Development in category 6 areas is expected to use private, on-site systems, such as wells and septic systems.</td>
</tr>
<tr>
<td>W-6 and S-6</td>
<td>Areas where there is no planned community service either within the ten-year scope of this plan or beyond that time period. This includes all areas not designated as categories 1 through 5. ● Category 6 includes areas that are planned or staged for community service beyond the scope of the plan’s ten-year planning period, and areas that are not ever expected for community service on the basis of adopted plans.</td>
<td>WSSC will neither provide service to nor assess front foot benefit charges for properties designated as category 6. Development in category 6 areas is expected to use private, on-site systems, such as wells and septic systems.</td>
</tr>
</tbody>
</table>

Please note that the County does not necessarily assign water and sewer categories in tandem (i.e. W-3 and S-3, or W-5 and S-5), due to differences in water and sewer service policies or to actual water or sewer service availability. Therefore, it is important to know both the water and sewer service area categories for a property.
WSCCR 20-DAM-03A (Sharon Chaney and Sheila Hutchison) - Damascus
Requested Service Area Category Map Amendment: Water & Sewer Plan Map

Montgomery County Department of Environmental Protection - Office of the Director
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