

Resolution No. \_\_\_\_\_

RESOLUTION: To extend the deadline to approve, modify, remand, or disapprove the Planning Commission's recommended Town Center Master Plan as an amendment the 2021 Comprehensive Plan pursuant to Section 3-204 of the Land Use Article of the Annotated Code of Maryland.

WHEREAS, the City of Rockville Planning Commission (hereinafter referred to as the "**Commission**"), under the provisions of Section 3-202 of the Land Use Article of the Annotated Code of Maryland (hereinafter referred to as the "**Land Use Article**"), may make and approve a plan or amendments thereto and recommend the same to the local legislative body for adoption; and

WHEREAS, the Commission previously approved and the Mayor and Council of Rockville (hereinafter referred to as the "**Mayor and Council**") did previously adopt comprehensive plans for the City on September 22, 1960; July 29, 1970; June 16, 1993; November 12, 2002; and August 2, 2021 (hereinafter referred to as the "**2021 Comprehensive Plan**"); and

WHEREAS, on September 27, 2023, the Commission did approve, and on October 30, 2023, the Mayor and Council did adopt the City of Rockville Pedestrian Master Plan as an amendment to the 2021 Comprehensive Plan; and

WHEREAS, the Mayor and Council did instruct the Commission to make and approve, and recommend to the Mayor and Council, an update to the 2021 Comprehensive Plan, consisting of a Town Center Master Plan; and

WHEREAS, after the preparation of the Town Center Master Plan, the Commission gave notice of the time and place of a public hearing to be held on the Town Center Master Plan, said notice having been published once a week for two successive weeks at least ten days prior to the public hearing, in a newspaper of general circulation in the City of Rockville; and

WHEREAS, the Commission did refer copies of the Town Center Master Plan to all

adjoining planning jurisdictions, and to all State and local jurisdictions that have responsibility for financing or constructing public improvements necessary to implement the Town Center Master Plan at least sixty (60) days prior to the public hearings; and

WHEREAS, the Commission held a public hearing on the Town Center Master Plan in the Council Chambers at City Hall in Rockville, Maryland, on July 10, 2024; and

WHEREAS, the Commission took into consideration the testimony presented at said public hearing and in the written public record and made modifications to the Town Center Master Plan; and

WHEREAS, pursuant to Section 3-202 of the Land Use Article, the Commission, by Resolution No. 1-2024, adopted September 25, 2024, approved and recommended for adoption by the Mayor and Council the Town Center Master Plan; and

WHEREAS, the Commission certified an attested copy of the recommended Town Center Master Plan and transmitted a certified attested copy of said plan to the Mayor and Council on October 18, 2024; and

WHEREAS, pursuant to Section 3-204 of the Land Use Article, the Mayor and Council shall hold a public hearing before adopting or modifying a plan; and

WHEREAS, the Mayor and Council gave notice that a public hearing would be held on the Town Center Master Plan on October 28, 2024, in the Council Chambers at City Hall in Rockville, Maryland, said notice having been published once a week for two successive weeks at least ten days prior to the public hearing, in a newspaper of general circulation in the City of Rockville; and

WHEREAS, the Mayor and Council of Rockville gave notice that a second public hearing would also be held on the Town Center Master Plan by the Mayor and Council on December 9, 2024, in the Council Chambers at City Hall in Rockville, Maryland, said notice having been published once a week for two successive weeks at least ten days prior to the public hearing, in a newspaper of general circulation in the City of Rockville; and

WHEREAS, the Mayor and Council did hold public hearings on the Commission's recommended plan at the times provided for in said advertisements; and

WHEREAS, the Mayor and Council held work sessions on December 9, 2024; December 16, 2024; and January 6, 2025, to review, discuss, and consider revisions to the Planning Commission's recommended plan; and

WHEREAS, pursuant to Section 3-204 of the Land Use Article of the Annotated Code of Maryland, the Mayor and Council must approve modify, remand, or disapprove the recommended plan within 90 days after the date that the Planning Commission certifies an attested copy of the recommended plan to the legislative body or the recommended plan is considered approved, unless the legislative body determines that there are exigent circumstances so that the legislative body is unable to act within such 90 days, by resolution the legislative body may extend the deadline for no more than one 60-day extension; and

WHEREAS, it is the desire of the Mayor and Council to extend the deadline to further consider approval, modification, remand or disapproval of the Commission's recommended Town Center Master Plan for no more than one 60-day extension, pursuant to Section 3-204 of the Land Use Article of the Annotated Code of Maryland.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF ROCKVILLE, MARYLAND, as the legislative body for the same, hereby extends the deadline to approve, modify, remand, or disapprove the Commission's recommended Town Center Master Plan as an amendment the 2021 Comprehensive Plan due to exigent circumstances for one 60-day extension, until March 17, 2025.

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I certify that the above is a true and correct copy of a  
resolution adopted by the Mayor and Council of  
Rockville at its meeting of January 13, 2025.

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Sara Taylor-Ferrell

City Clerk/Director of Council Operations