



DEPARTMENT OF ENVIRONMENTAL PROTECTION

Marc Elrich  
County Executive

Jon Monger  
Director

E-MAIL TRANSMITTAL

**Interagency Water/Sewer Map Amendment Review**

January 7, 2025

TO: Tom Gingrich, Fred Mejias, and Luis Tapia, Development Services Division  
Washington Suburban Sanitary Commission

Patrick Butler, Upper County Planning Team, M-NCPPC  
Maryland – National Capital Park and Planning Commission

Geoffrey Mason, Parks Planning & Stewardship Division  
Maryland – National Capital Park and Planning Commission

Heidi Benham, Well and Septic Section  
Department of Permitting Services

FROM: Tim Williamson, Planning Specialist III, Water Supply and Wastewater Unit  
Watershed Restoration Division, Department of Environmental Protection

SUBJECT: WATER/SEWER CATEGORY CHANGE REQUEST REVIEW –**2025-Q2 REVIEW GROUP**

Included with this message is information that identifies four (4) new individual water/sewer service area category change requests (WSCCRs) for your review and comment. This information will also be posted to [www.montgomerycountymd.gov/waterworks](http://www.montgomerycountymd.gov/waterworks) as a PDF. These requests will be considered as proposed amendments to the County's *Comprehensive Water Supply and Sewerage Systems Plan*. I would greatly appreciate receiving your review comments on these requests no later than **Friday, February 7, 2025**. Please notify me no later than Tuesday, February 4, 2025, if this schedule is not feasible.

DEP will develop and announce a schedule for administrative delegation hearing AD 2025-2, which will include all eligible FY 2025 second quarter requests. We will provide a notice of that hearing 30 days prior to the hearing date. We anticipate that requests requiring County Council consideration will be transmitted to the Council in the Fall of 2025. DEP's recommendation process for the requests will be based in part on the review comments your agencies provide.

Note that the listing of the following requests under the administrative process versus the Council process is a preliminary determination and certainly subject to change as they proceed through the review process.

Anticipated Administrative Action WSCCRs  
25-CLO-02A...Frederick & Theola Meyer  
25-CLO-03A...Andrea G. Lamphier Revocable Trust  
25-TRV-03A...Maya Weyl

Anticipated County Council WSCCRs  
25-TRV-02A...Keh-Ming Lu

Please do not hesitate to contact me at either [timothy.williamson@montgomerycountymd.gov](mailto:timothy.williamson@montgomerycountymd.gov) or 202-579-3116 if you have any questions concerning these category change requests or the review schedules.

R:\Programs\Water\_and\_Sewer\CCRs\CCR-Review-Process\2025CCR-review-process\2025-2 Review Packet\2025-q2--review-pckt.docx

cc: Agencies

Amy Stevens, Division Chief, Watershed Restoration Division, DEP  
Alan Soukup, Senior Planner, Watershed Restoration Division, DEP  
Keith Levchenko, Montgomery County Council  
Jamey Pratt and Donnell Zeigler, Upper County Planning, M-NCPPC  
Mark Symborski, Functional Planning, M-NCPPC  
Christina Sorrento, Chief, Intake and Regulatory Coordination Division, M-NCPPC  
Ray Chicca, Development Services Division, WSSC Water  
D. Lee Currey, Water and Science Administration, MDE  
Dinorah Dalmasy, Water and Science Administration, MDE  
Robin Pellicano, Water and Science Administration, MDE  
Susan Llareus, MDP

Category Change Applicants & Interested Parties

25-CLO-02A...Frederick & Theola Meyer  
25-CLO-03A...Andrea G. Lamphier Revocable Trust  
25-TRV-02A...Keh-Ming Lu  
25-TRV-03A...Maya Weyl

Civic Organizations and Other Public Interest Groups

Sandy Spring Ashton Rural Preservation  
Sandy Spring Civic Association  
Ashton Alliance  
Greater Olney Civic Association  
Southeast Rural Olney Civic Association  
Northern Montgomery County Alliance  
Montgomery County Civic Federation  
Montgomery Coalition to Stop Sewer Sprawl  
West Montgomery County Citizens Association  
Nature Forward  
East County Citizens Advisory Board

Adjacent and Confronting Property Owners

DEP will send a notice to each owner of properties adjacent to and confronting these category change request sites advising them about the filing of these requests.

**[1] 25-CLO-02A: Frederick & Theola Meyer**  
 Anticipated Action Path: Administrative Delegation

Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>• 3 Porter Ct., Ashton, MD 20861</li> <li>• Lot 5, Parcel N503 (acct. no. 00718908)</li> <li>• Map tile: WSSC – 224NW01; MD – JT342</li> <li>• North side of Porter Ct.</li> <li>• R90 Zone; 25,264 sf</li> <li>• Cloverly Planning Area Sandy Spring Ashton Master Plan (1998)</li> <li>• Northwest Branch Watershed (MDE Use IV/IV-P)</li> <li>• <u>Existing use</u>: Single-Family Home <u>Proposed use</u>: 2 Lot Subdivision</li> </ul>	Existing – <b>Requested</b> – Service Area Categories <hr/> W-1 <b>No change</b> S-6 <b>S-1</b> Inside the planned public water and sewer service envelope. <hr/> Applicant's Explanation "Current Water and Sewer along property frontage. Wanting to subdivide the two lots into a total of four lots" <hr/> *DEP note: Cases 25-CLO-02A and 25-CLO-03A are part of a joint subdivision process. Each property will be subdivided into 2 lots for a total of 4 lots.

**Agency Review Comments**

**DPS:**

**M-NCPPC – Planning Dept.:**

**M-NCPPC – Parks Planning:**

**WSSC - Water:** *(not requested)*

**WSSC - Sewer:**

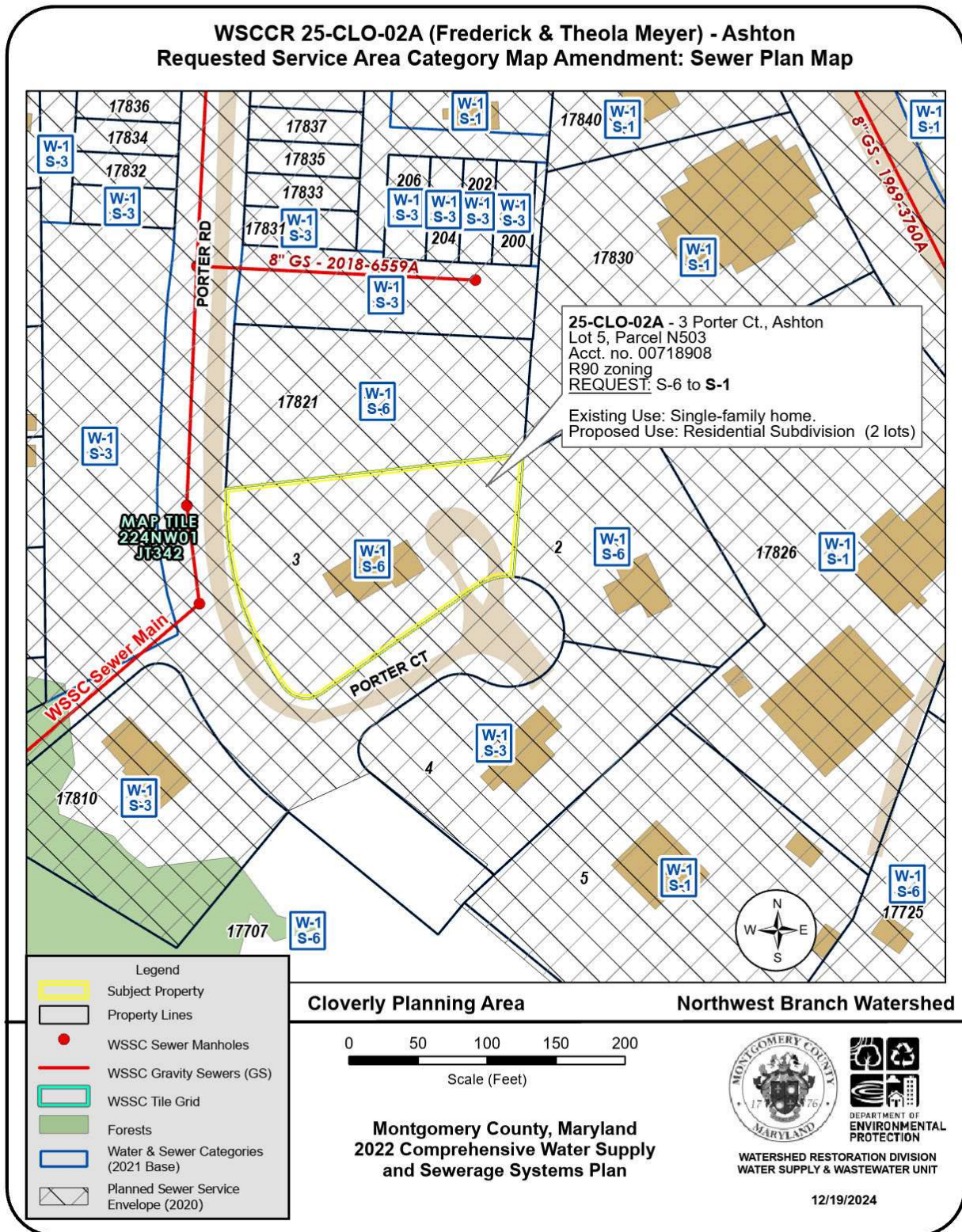


Figure 1: Sewer Plan Map for case 25-CLO-02A showing the water and sewer categories, planned sewer envelope, and location of nearby sewer mains.

**[2] 25-CLO-03A: Andrea G. Lamphier Revocable Trust**

Anticipated Action Path: Administrative Delegation

Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>• 17821 Porter Rd., Ashton, MD 20861</li> <li>• Lot 4, Parcel 471 (acct. no. 00718896)</li> <li>• Map tile: WSSC – 224NW01; MD – JT342</li> <li>• East side of Porter Rd., 170 feet north of Porter Ct.</li> <li>• R90 Zone; 25,264 sf</li> <li>• Cloverly Planning Area Sandy Spring Ashton Master Plan (1998)</li> <li>• Northwest Branch Watershed (MDE Use IV/IV-P)</li> <li>• <u>Existing use</u>: Vacant land</li> <li>• <u>Proposed use</u>: 2 Lot Subdivision</li> </ul>	Existing – <b>Requested</b> – Service Area Categories <hr/> W-1 <b>No change</b> S-6 <b>S-1</b> Within the planned public water and sewer service envelopes. Applicant's Explanation <hr/> <i>"Current Water and Sewer along property frontage. Wanting to subdivide the two lots into a total of four lots"</i>  *DEP note: Cases 25-CLO-02A and 25-CLO-03A are part of a joint subdivision process.

**Agency Review Comments**

**DPS:**

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**M-NCPPC – Parks Planning:**

**WSSC - Water:** *(not requested)*

**WSSC - Sewer:**

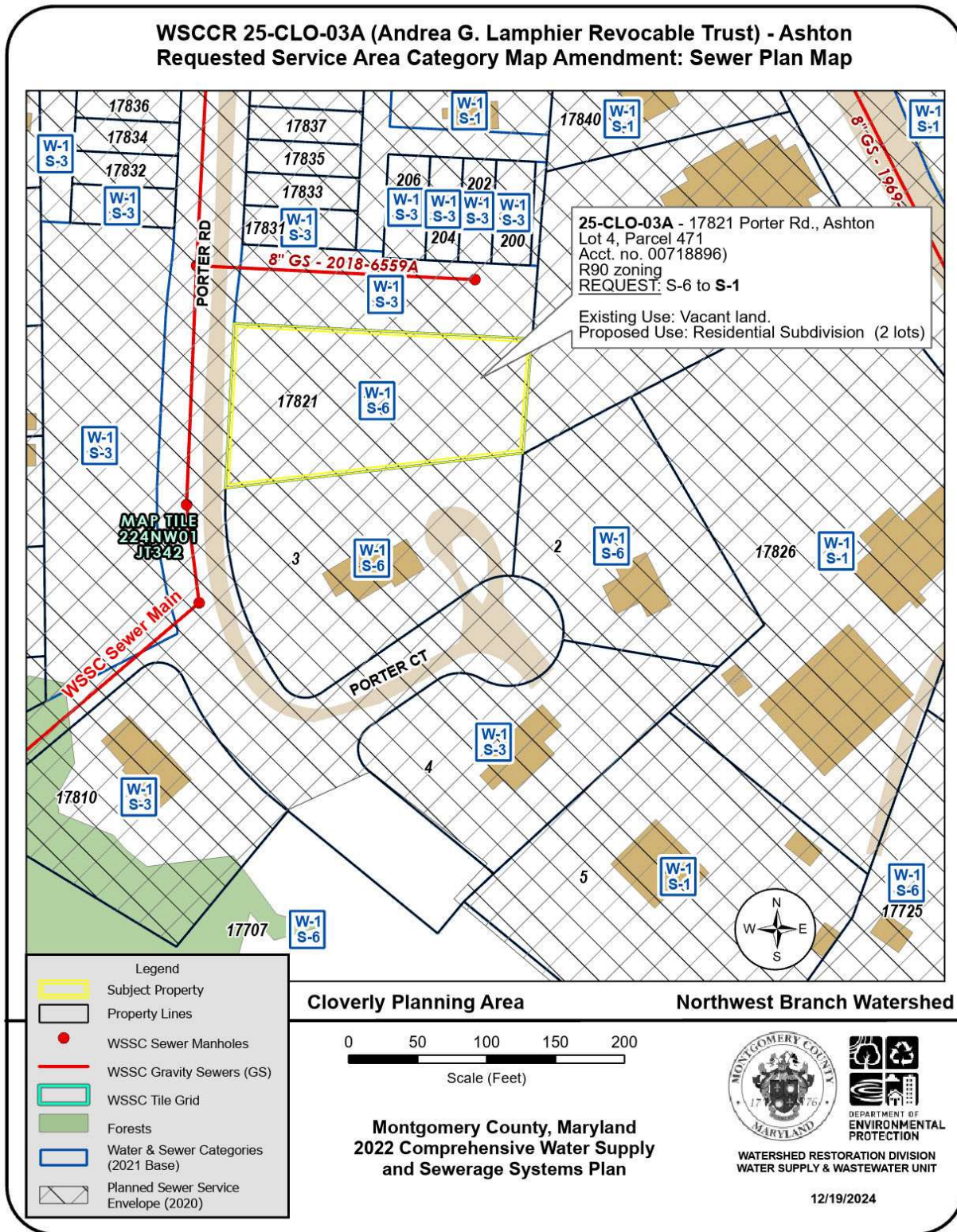


Figure 2: Sewer Plan Map for case 25-CLO-03A showing the water and sewer categories, planned sewer envelope, and location of nearby sewer mains.

**[3] 25-TRV-02A: Keh-Ming Lu**

Anticipated Action Path: County Council

Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>• 13208 Ridge Dr., Rockville, MD 20850</li> <li>• Lot 6, Block 8, District 04 Subdivision (acct. no. 00078918)</li> <li>• Map tile: WSSC – 217NW10; MD – FR341</li> <li>• West side of Ridge Drive, 450 feet north of Cleveland Drive.</li> <li>• RE1 Zone; 1 acre</li> <li>• Travilah Planning Area Potomac Subregion Master Plan (2002)</li> <li>• Watts Branch Watershed (MDE Use I/I-P)</li> <li>• <u>Existing use:</u> Vacant Land <u>Proposed use:</u> Single Family Home</li> </ul>	Existing – <b>Requested</b> – Service Area Categories <hr/> W-3          No change S-6 <b>S-3</b> Outside the planned public sewer service envelope. Applicant's Explanation <hr/> <i>"The land fails perc test. To build the house, it needs a sewer main connection."</i>

**Agency Review Comments**

**DPS:**

**M-NCPPC – Planning Dept.:**

**M-NCPPC – Parks Planning:**

**WSSC - Water:** *(not requested)*

**WSSC - Sewer:**

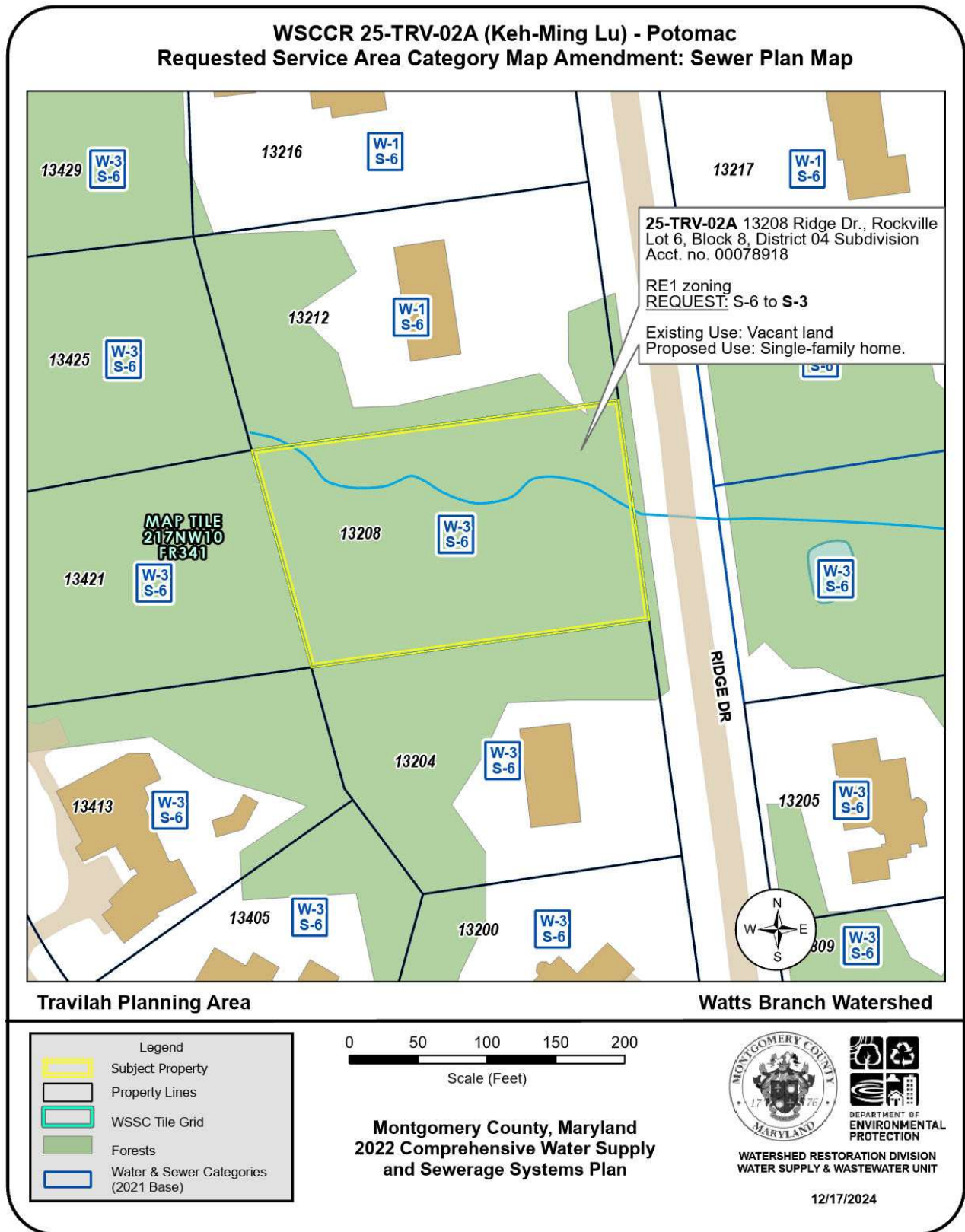


Figure 3: Sewer Plan Map for case 25-TRV-02A showing the water and sewer categories and surrounding area. The entirety of this map is outside the planned sewer envelope and there are no sewer mains in the vicinity.



**[4] 25-TRV-03A: Maya Weyl**

Anticipated Action Path: Administrative Delegation

Property Information and Location Property Development	Applicant's Request: Service Area Categories & Justification
<ul style="list-style-type: none"> <li>• 12100 Glen Mill Rd., Potomac, MD 20854</li> <li>• Parcel P048 (acct. no. 00851901)</li> <li>• Map tile: WSSC – 217NW10; MD – FR341</li> <li>• West side of Glen Mill Rd. 500 feet North of Lloyd Rd.</li> <li>• RE2 Zone; 67,082 sf</li> <li>• Travilah Planning Area Potomac Subregion Master Plan (2002)</li> <li>• Watts Branch Watershed (MDE Use I/I-P)</li> <li>• <u>Existing use</u>: Single-Family Home <u>Proposed use</u>: Sewer service for existing single-family home.</li> </ul>	Existing – <b>Requested</b> – Service Area Categories <hr/> W-3      No change S-6 <b>S-1</b> Inside the planned public sewer service envelope. <hr/> Applicant's Explanation <i>"I currently have a septic system that for now is not experiencing problems. However, it is old so liable to fail at some point in the future. I have a sewer line running through my property and a sewer head on my property. I have been told in the past and recently that that entitles me to connect to the public sewer system. However, I understand that I need a sewer category change to do so. I would like to obtain that sewer category change now so that I do not experience delays, etc, if my septic system experiences problems/fails but rather be in a position to readily connect to the public sewer system."</i>

**Agency Review Comments**

**DPS:**

**M-NCPPC – Planning Dept.:**

**M-NCPPC – Parks Planning:**

**WSSC - Water:** *(not requested)*

**WSSC - Sewer:**

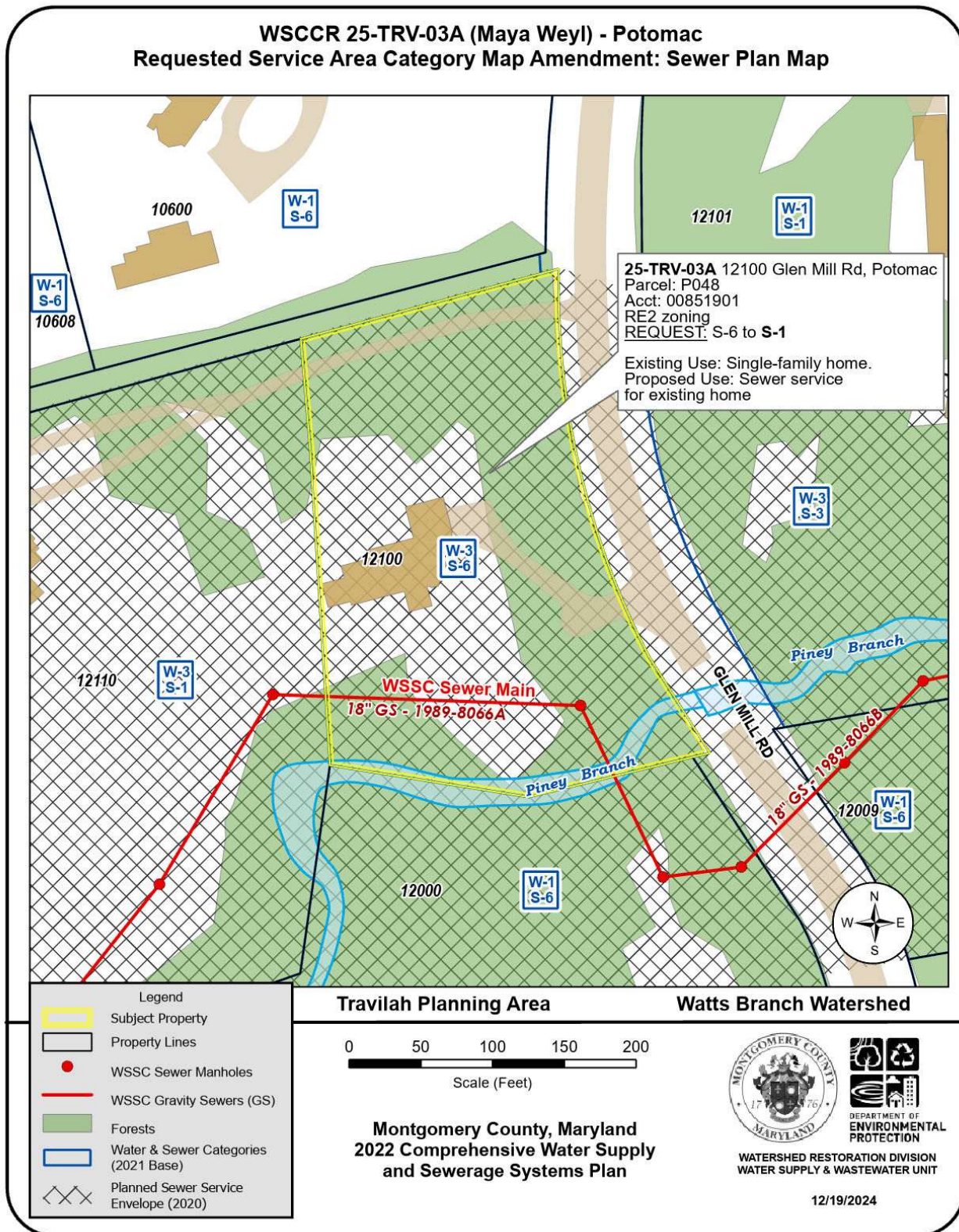


Figure 4: Sewer Plan Map for case 25-TRV-03A showing the water and sewer categories, planned sewer envelope, and location of nearby sewer mains.