

THE LAW OFFICE OF WILLIAM J. CHEN, JR., LLC
ATTORNEY AT LAW

200A MONROE STREET
SUITE 233

ROCKVILLE, MARYLAND 20850

(301) 279-9500
FAX: (301) 294-5195

November 14, 2024

WILLIAM JAMES CHEN, JR.*
wjc@cwjm.net
EXTENSION 0

*ALSO ADMITTED IN THE
DISTRICT OF COLUMBIA

Via email ozah@montgomerycountymd.gov
And First Class Mail

Kathleen Byrne, Director
Office of Zoning & Administrative Hearings
Stella B. Werner Council Office Building
100 Maryland Avenue, Room 200
Rockville, MD 20850

Re: ADU License Application No. 151423
7709 Oldchester Road
Bethesda, MD 20817

Director Byrne:

This letter is submitted on behalf of Caressa D. Bennet, Roger D. Winston, Dan P. Chappell, Frederic Malek, Britlan Malek, Kenneth E. Mack, David R. Goodfriend and Alexandre Finkel (collectively "Objectors") who have filed objections to the above referenced ADU license application, and is to request a postponement of the OZAH hearing on their objections. The OZAH hearing is supposed to be scheduled within 30 days of OZAH's receipt of an objection, but Objectors have multiple conflicts with the possible OZAH hearing dates that fall within that 30 day time period. However, Nana Johnson has reported the hearing could be scheduled during the week of December 9.

Nana Johnson has advised that December 9 or 10 are available, and certain Objectors are able to attend a hearing on one of those dates.

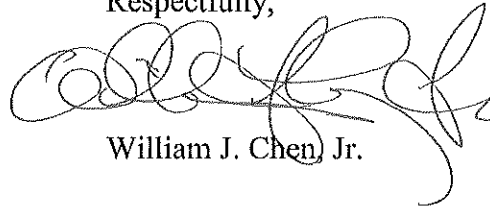
Because this matter involves a decision of a County agency, I believe that Section 2A-7 (a)(i) of the County Code applies and the Department of Housing and Community Affairs ("DHCA") is required to submit its record on ADU License Application No. 151423 to OZAH for its hearing twenty (20) days before the OZAH hearing. If Section 2A-7 (a)(i) is not applicable, this letter is to request that OZAH request that the DHCA voluntarily file its complete file, or a complete and accurate copy of its file, on ADU License Application No. 151423 with OZAH no later than twenty (20) days before the OZAH hearing. Alternatively, the Objectors request that DHCA be subpoenaed to file its complete record on the application with OZAH no later than twenty (20) days before the OZAH hearing.

Kathleen Byrne
November 14, 2024
Page 2

Notwithstanding OZAH's hybrid office hours, the Objectors want to visit OZAH's office to review and copy all, or parts of, the DHCA file before the hearing.

OZAH's consideration of these matters is sincerely appreciated.

Respectfully,

A handwritten signature in black ink, appearing to read "William J. Chen, Jr.", written in a cursive style.

William J. Chen, Jr.

WJC:emw
cc; Flavia Favali
N:\Bill Chen\BENNET\director.ltr 11.14.24.doc