



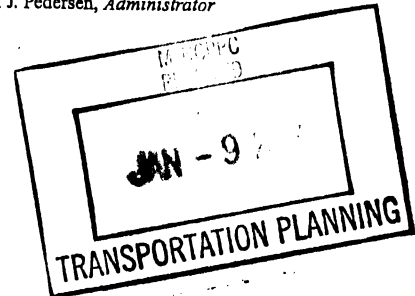
State Highway Administration
Driven to Excel

Maryland Department of Transportation

Robert L. Ehrlich, Jr., Governor
Michael S. Steele, Lt. Governor

Robert L. Flanagan, Secretary
Neil J. Pedersen, Administrator

January 3, 2007



Royce Hanson, Chairman
Montgomery County Planning Board
Maryland-National Capital Park and
Planning Commission
8787 Georgia Avenue
Silver Spring, Maryland 20910-3760

Dear ~~Chairman~~ Hanson: *Royce*

I am writing regarding a matter of significant concern for a State Highway Administration (SHA) project and an adjacent development in Montgomery County. Recent discussions about a potential moratorium on development will have a profound impact on the proposed SHA roadway improvement project at the intersection of MD 650 with MD 108. I would appreciate your assistance to ensure that SHA's project successfully moves forward to advertisement and construction. Here are the details about this important project.

The SHA has partnered with both the Ashton Meeting Place developer and the Ashton community to prepare plans and contract documents for the MD 108 at MD 650 intersection improvement project. The SHA has worked with the Ashton community, the Maryland-National Capital Park and Planning Commission (M-NCPPC), the Montgomery County Department of Public Works and Transportation (MCDPWT) and the developer to make this a better project that is consistent with the Master Plan for this area.

The advertisement of SHA's project has been rescheduled twice, primarily because environmental and miscellaneous site plan issues have delayed the inclusion of the Ashton Meeting Place development on the Planning Board's meeting agenda. Originally scheduled for advertisement in November, 2006, our project was rescheduled to December 19, 2006 and recently slipped again to advertise in February, 2007.

A tentative agreement on the concept and right-of-way dedication was reached with the developer and community. As a result, a draft agreement between SHA and the developer, Ashton Meeting, LLC, was developed in late October, 2006 to protect all parties and formalize the agreement. Under this agreement, the developer will dedicate right-of-way that SHA needs to improve the MD 650/MD 108 intersection and will contribute its share of the construction funding to this very important SHA project. The developer needs to have an approved site plan in hand, before it can sign this agreement; and, based on the efforts of all parties, the developer has been moving forward to gain approval of the new site plan details, which would ultimately allow the SHA project to move forward.

My telephone number/toll-free number is 410-545-0400 or 1-800-206-0770

Maryland Relay Service for Impaired Hearing or Speech: 1.800.735.2258 Statewide Toll Free

Street Address: 707 North Calvert Street · Baltimore, Maryland 21202 · Phone: 410.545.0300 · www.marylandroads.com



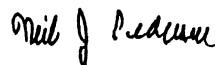
Mr. Royce Hanson
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It is important to recognize the efforts of the developer, the community, and SHA to arrive at an acceptable solution for everyone. The developer is actually in the process of purchasing land, which SHA needs for the MD 650/MD 108 intersection project and which SHA may not have been able to purchase. These acquisitions and the ultimate right-of-way dedications are crucial for the MD 108 and MD 650 widening and improvements, and the developer's efforts have significantly contributed to SHA's progress on this project.

We understand that M-NCPPC staff has concerns with the wetland mitigation plans, as well as recently discovered concerns with other minor site plan details. These issues may significantly delay the Planning Board's approval of these site plans. Consequently, the schedule for SHA's project will be adversely impacted, and the project's funding status may also be affected. All parties have made concessions so that the MD 650/MD 108 project will be safer and pedestrian/cyclist friendly, and so that the wishes of the Ashton community for a village setting will be respected. Absent an agreement with the developer, SHA will be forced to delay its project. Please let me know what SHA can do to facilitate and expedite the site plan approval process.

Thank you, again, for your consideration. If you have any questions or comments, please do not hesitate to contact Mr. Kirk McClelland, Director of Highway Development, SHA at 410-545-8800, or Mr. Steven Foster, Chief of Engineering Access Permits, SHA at 410-545-5601, toll-free 800-876-4742 or sfoster1@sha.state.md.us. SHA will be pleased to assist you.

Sincerely,



Neil J. Pedersen
Administrator

cc: Mr. Kenneth T. Briggs, Chief, Highway Design Division, SHA
Mr. Raymond Burns, Regional Supervisor, Engineering Access Permits Division, SHA
Ms. Catherine Conlon, Subdivision Coordinator, M-NCPPC
Mr. Shahriar Etemadi, Transportation Supervisor, M-NCPPC
Mr. Steven D. Foster, Chief, Engineering Access Permits Division, SHA
Mr. Glenn Klaverweiden, Agreements Coordination Team, SHA
Mr. Gregory Leck, Planning and Traffic Manager, MCDPWT
Ms. Kate Mazzara, Assistant District Engineer, Project Development, SHA
Mr. Kirk G. McClelland, Director, Office of Highway Development, SHA
Mr. Darrell B. Mobley, Metropolitan District Engineer, SHA
Mr. Fred Nichols, Ashton Meeting LLC,
Mr. Douglas H. Simmons, Deputy Administrator/Chief Engineer for Planning and Engineering, SHA
Mr. Richard Weaver, Planning Coordinator, M-NCPPC