

**OFFICE OF ZONING AND ADMINISTRATIVE HEARINGS FOR
MONTGOMERY COUNTY, MARYLAND**

**Stella B. Werner Council Office Building
100 Maryland Avenue
Rockville, Maryland 20850
(240) 777-6660/Email: ozah@montgomerycountymd.gov**

Local Map Amendment Case No. H-160

Foundation for Advanced Education in the Sciences (F.A.E.S)

NOTICE OF PUBLIC HEARING

Please take note that the Office of Zoning and Administrative Hearings for Montgomery County, Maryland (OZAH) will hold a public hearing on Friday, June 5, 2026, at 9:30 A.M., or as soon thereafter as this matter can be heard. The applicant, Foundation for Advanced Education in the Sciences (F.A.E.S), requests a rezoning from the R-60/TDR-8.0 zone to CRTF-1.25, C-1.0, R-1.0, H-45'.

The subject property is located at 9101 Old Georgetown Road, 0 feet Northeast of West Cedar Lane, Bethesda, MD 20814. (Tax Account No. 437247).

Those wishing to attend in person should go to the Stella B Werner Council Office Building, Second Floor, Davidson Memorial Hearing Room, at 100 Maryland Avenue, Rockville, Maryland 20850. Those wishing to attend virtually may click on the link titled "Hearings" on OZAH's website. Remote participation will be via Zoom. The same link also includes OZAH's procedures and instructions for participating in Zoom. You do not need to sign up in advance to testify or view the hearing, but you should access the meeting link at least one-half hour in advance so the moderator may check you in. Pre-filed exhibits can be viewed by clicking on the case number. OZAH asks that you provide your documentary evidence in ADA-compliant format if you can.

The following procedures, in addition to OZAH's Land Use Rules of Procedure (on its website), govern hybrid hearings:

- Any party submitting documentary evidence for the record must file electronic copies of their submissions by email (ozah@montgomerycountymd.gov), at least two business days before the public hearing. County security policy prohibits OZAH from accepting electronic documents via thumb drives or other external devices. In addition to electronic copies, paper copies must also be sent by U.S. mail, postmarked the day of the email.
- Anyone who wishes to testify must have a camera installed and enabled on their device. You may not be able to testify if you do not have a camera or are not in person.

OZAH staff work a hybrid schedule of remote and in-office days. You may review the application online at [Montgomery Planning Development](#) under the application number H-160. The County and, by extension, OZAH are transitioning to a new website effective April 20, 2026. There may be access interruptions to the online records during this transition. Parties wishing to view the physical file can make arrangements to view records in person. If you wish to review the full file (all submissions in the case) before it is published on the website or have other questions, please

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contact Jony Guisao-Ospina by phone at (240) 777-6661 or via email at jony.guisao@montgomerycountymd.gov.

Persons or associations that are (1) represented by counsel, (2) intending to appear in organized opposition, or (3) intending to introduce expert evidence or testimony must file a pre-hearing statement containing the information required by Rules 3.4 and 3.5 of OZAH's Amended Land Use Rules of Procedure. These Rules may be found on OZAH's website listed above. The Applicant must submit its pre-hearing statement at least 30 days before the public hearing. Individuals in opposition who are required to file a pre-hearing statement must do so at least 20 days before the public hearing. Deadlines for submissions are the close of business (5:00 p.m.) on the specified due date. If the County is not open on the due date, the deadline is 5:00 p.m. on the next business day.

Any party submitting documentary evidence for the record must file electronic copies of their submissions by email. Paper copies must also be sent by U.S. mail, postmarked the day of the email. This includes all amended filings.

In compliance with Maryland requirements regarding the practice of law, groups or associations must have counsel unless their witnesses appear in their individual capacity.

Nothing in this notice is intended to limit the rights of individual members of the public to testify during the hearing or to submit pertinent written materials at any time while the record remains open for that purpose. You may submit a signed letter to OZAH, which will be considered by the Hearing Examiner as part of the record, but doing so will not automatically make you a party of record. Applicants and members of the public who testify at an OZAH hearing, whether for or against the application, are automatically considered parties of record. A person or organization that does not wish to appear at the OZAH hearing but wishes to be a party of record may request that status in a signed letter to OZAH. See OZAH Rule 3.1.

If you need services to participate in a public hearing, please contact this Office no less than seven (7) days before the public hearing by calling 240-777-6660 (TTY 240-777-7914) or emailing us at ozah@montgomerycountymd.gov. OZAH cannot guarantee that an interpreter can be made available if notified of the request less than seven (7) days before the public hearing. This document is available in alternative formats, such as large print, upon request, via the same phone number and email address.

Notices forwarded on this 30th day of April 2026, to:

Foundation for Advanced Education in the Sciences (F.A.E.S), Christina Farias (CEO), Applicant
Patrick L. O'Neil, Counsel to the Applicant
Keith Bennett, GWL, Senior Landscape Architect
Abutting and fronting property owners (or a condominium's council of unit owners, if applicable)
Any municipality within a half mile of the site
Registered Civic, Homeowners, and Renters Associations within a half mile of the site
Jeffrey Server, Planner III, MC Planning - West County Planning
Meghan Flynn, Planner II, MC Planning - West County Planning
Montgomery County Department of Permitting Services
Livhu Ndou, Senior Legislative Attorney, Montgomery County Council

Khandikile M. Sokoni

Khandikile Mvunga Sokoni,
Hearing Examiner