



Department of Permitting Services  
Division of Building Construction  
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Rockville, MD 20850-4166  
Phone: 311 in Montgomery County or (240)777-0311  
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<http://www.montgomerycountymd.gov/permittingservice>



## Exemption to the System Development Charge (SDC)

### A. Funding is limited.

Montgomery County may grant up to \$500,000 in exemptions per year. This amount includes exemptions to the SDC in the municipalities where SDC is charged and where building permits are issued by the municipality. Once this amount has been allocated in exemptions, no additional exemptions for that year will be granted. To benefit as many applicants as possible, the maximum SDC exemption per project per year will be \$50,000.

### B. How do I start?

If you are required to get a plumbing permit for your project and your project is one of the types described below, you should request an SDC exemption application from the Department of Permitting Service (DPS). Hours are Monday-Friday, 7:30 am to 4:00 pm. On the application, you will be asked to describe the project for which you will be requesting a plumbing permit and exemptions to the SDC. To obtain an application, call Barbara Comfort on 240-777-6244.

### C. What is a project?

A project can be a new building, the remodeling of an existing building, or the remodeling of a portion of a building. If you have a large development involving several buildings, you may want to treat each building as a project in your SDC exemption application. It is not the intent of this program, however, to benefit a single tenant of this program, however, to benefit a single tenant or the owner of a small development with the approval of more than one SDC exemption application.

### D. What if my project is in Gaithersburg or Rockville?

If your project will require a building permit from Gaithersburg or Rockville, you must start this process with the appropriate permitting agency in that municipality.

### E. What happens to my application?

DPS will forward your completed application to the appropriate department for certification. When DPS receives notice from the appropriate department, we will notify your contact person of the SDC with the application status. DPS will notify WSSC if your project is found to be eligible.

#### **F. When do I receive my exemption?**

WSSC will verify that the project described by DPS is the same project as that described on your plumbing permit application. It will then calculate the SDC you will be required to pay if your project has qualified for a partial exemption. If the \$500,000 limit has been reached, you will not be able to receive an SDC exemption until the following fiscal year or when funds become available.

#### **G. Limit on exemptions per project.**

Qualifying biotechnology projects and elderly housing projects may receive an exemption from the SDC of up to \$40 per each fixture unit value in FY99 and a maximum of \$43 per fixture unit value in FY00, to a maximum of \$50,000 per project. Qualifying revitalization projects may receive a full exemption from the SDC, to a maximum of \$50,000 per project.

#### **H. What is a biotechnology project?**

Biotechnology is defined as any activity that substantially involves research, development or manufacturing of:

- Biologically active molecules.
- Devices that employ or affect biological processes, or
- Devices and software for production or management of specific biological information.

To find out if your project qualifies, call Tina Benjamin, Department of Economic Development, 240-777-2006.

#### **I. What is elderly housing?**

Elderly housing is defined as a project approved under one of these Zoning Ordinance sections:

- 59-G-2.35. Housing and related facilities for elderly or handicapped persons,
- 59-G-2.35.1 Life Care (continuing care) facility,
- 59-C-7.4. Housing constructed in a planned retirement community zone,
- or, under an equivalent zoning ordinance section, as determined by the Director of the Department of Housing and Community Affairs. To confirm eligibility under this category, please call Essayas Ababu 240-777-3626.

#### **J. What is a revitalization project?**

Revitalization projects must be in areas designated by the County Council. Revitalization areas are in Montgomery County in Boyds, Clarksburg, Cloverly, Colonial/Viers Mill, Damascus, Four Corners, Germantown, Glenmont, Hyattstown, Kensington, Long Branch, Montgomery Hills, Silver Spring, and Wheaton. To find out if your project qualifies call Roylene Roberts, on 240-777-3690.