

**Plat Name:** Pilgrim Springs  
**Plat #:** 220110070

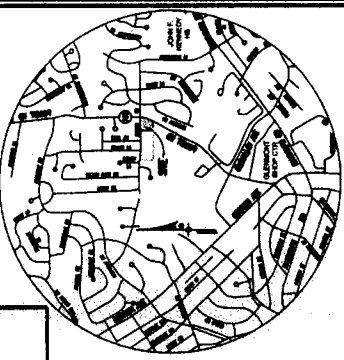
**Location:** Located in the southwest quadrant of the intersection of Briggs Road and Layhill Road (MD 182)

**Master Plan:** Glenmont

**Plat Details:** R-90 zone, 1 lot  
Community Water, Community Sewer

**Applicant:** Pilgrim Church, United Church of Christ

The record plat has been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Record Plat Review Sheet. Staff has determined that the record plat complies with Preliminary Plan No. 120100090 (MCPB Resolution 10-38), as approved by the Board, and that any minor modifications on the plat do not alter the intent of the Board's previous approval the aforesaid plan.

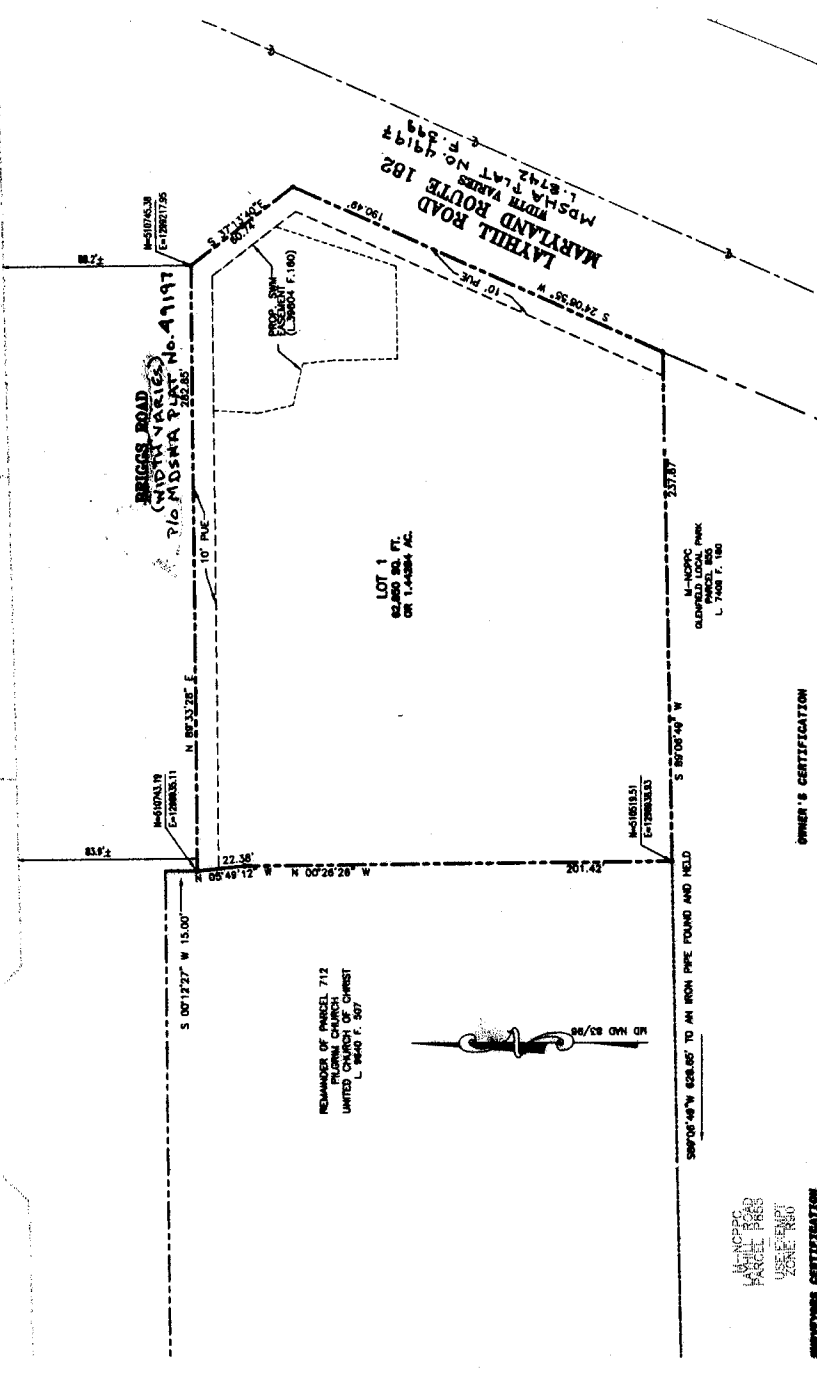


VICINITY MAP  
SCALE: 1"=300'

PLAT No.

WILLIAM A. WALLACE SUBD  
PLAT 17329

IDEAL DRIVE  
PLAT 18923  
14



**GENERAL NOTES**

1. APPROVAL OF THIS PLAT IS PREDICATED ON THE ADEQUACY AND AVAILABILITY OF PUBLIC WATER AND SEWER.
2. THIS PROPERTY IS ZONED R-90.
3. ALL TERMS, CONDITIONS, AGREEMENTS, LIMITATIONS AND REQUIREMENTS ASSOCIATED WITH ANY PRELIMINARY PLAN, SITE PLAN, PROJECT PLAN OR OTHER PLAN, INCLUDING DEVELOPMENT OF THIS PROPERTY, APPROVED BY THE MONTGOMERY COUNTY BOARD OF PUBLIC WORKS AND THE MONTGOMERY COUNTY DEPARTMENT OF PERMITTING SERVICES, SHALL BE A PART OF THIS PLAT. UNLESS EXPRESSLY CONTRADIATED BY THIS PLAN AS APPROVED, THE OFFICIAL PUBLIC FILES FOR ANY SUCH PLAN ARE MAINTAINED BY THE PLANNING BOARD AND AVAILABLE FOR PUBLIC REVIEW DURING NORMAL BUSINESS HOURS.
4. THIS PLAT IS NOT INTENDED TO SHOW EVERY MATTER AFFECTING OR RESTRICTING THE OWNERSHIP AND USE OF THE PROPERTY. THIS PLAT IS NOT INTENDED TO REPLACE AN EXAMINATION OF TITLE OR TO DEFECT OR NOTE ALL MATTERS AFFECTING TITLE.
5. THE PROPERTY IS SHOWN ON TAX MAP JR121.
6. M.S.C. 200 SCALE LOCATOR MAP 217 NW 02
7. THIS SITE IS SERVED BY PUBLIC WATER & SEWER SYSTEMS AND IS CURRENTLY IN SERVICE CATEGORIES M-1 AND S-1, RESPECTIVELY.
8. REVISED SWM CONCEPT # 224632 HAS BEEN APPROVED BY MDPS, DATED SEPTEMBER 4, 2009 FOR LOTS 1-6. CONCEPTS CONSISTS OF QUALITY CONTROL THROUGH OVERLAND FLOW AND BIOFILTERS.
9. THIS PROPERTY LIES IN ZONE "C" (AREA OF MINIMAL FLOODING) AS SHOWN ON FLOOD INSURANCE RATE MAP (FIRM) COMMUNITY PANEL NO. 24031-030800 FOR MONTGOMERY COUNTY, MARYLAND, DATED SEPTEMBER 28, 2006.
10. The Horizontal Datum is based on Maryland State Plane NAD 83/94, USNG COGS Station "8002" AND 600040D SPACE CTR STATION "006" AS PROJECTED BY NAD.
11. THE PROPERTY INCLUDED HEREON IS SUBJECT TO THE REQUIREMENTS OF MONTGOMERY COUNTY FOREST CONSERVATION LAW, INCLUDING THE APPROVAL OF THE FINAL FOREST CONSERVATION PLAN 120100090.
12. THE LOT SHOWN HEREON IS LIMITED TO THE USES AND CONDITIONS AS REQUIRED BY PRELIMINARY PLAN #180100090, ENTITLED "PILGRIM WOODS".
13. NO RIGHT-OF-WAY PLATS OR BLDG DEDICATIONS RECORDS EXCEPT FOR MDSA PLAT NO. 4197 AND RECORD L-8742 F. 399. AREA TABULATION

**OWNER'S CERTIFICATION**  
 WE, PILGRIM CHURCH, UNITED CHURCH OF CHRIST, NAMES OF THE PROPERTY OWNERS AND RECORDED HEREON, HEREBY CERTIFY TO AND WARRANT THAT THE INFORMATION CONTAINED IN THIS INSTRUMENT IS TRUE AND CORRECT AND THAT WE HAVE BEEN ADVISED BY A LICENSED SURVEYOR, SHOWN HEREON AS 10' P.E. TO THE PARTIES NAMED IN AND SUBJECT TO THE PROVISIONS OF A DOCUMENT RECORDED AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND IN LIBER 3034 AT FOLIO 487.  
 WE CERTIFY THAT THERE ARE NO SUITS, ACTIONS AT LAW, LEASES, LIENS, MORTGAGES, TRUSTS, EASEMENTS OR DEBIT-OFF-WARDS AFFECTING THE PROPERTY INCLUDED IN THIS PLAN OF SUBDIVISION.  
 WE FURTHER CERTIFY THAT AS OWNERS, WE WILL CAUSE ALL PROPERTY OWNER MEMBERS AND ANY OTHER INTERESTED MEMBERS, TO SIGN AND REGISTERED MARYLAND LAND SURVEYOR IN ACCORDANCE WITH CHAPTER 80, SECTION 24 (B)(3) OF THE MONTGOMERY COUNTY CODE.

*November 1, 2010*  
 DATE  
*James B. Fox*  
 TITLE: Chair, Board of Trustees  
 PILGRIM CHURCH, UNITED CHURCH OF CHRIST

**SUBDIVISION CERTIFICATION**  
 I, ADAM S. BERNAT, DO HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE FINAL PLAN SHOWN HEREON IS CORRECT; THAT IT IS A SUBDIVISION OF THE LANDS OWNED BY THE UNITED CHURCH OF CHRIST, A NON-PROFIT CORPORATION, INCORPORATED IN THE STATE OF MARYLAND, AND THAT THE INFORMATION CONTAINED IN THIS INSTRUMENT IS TRUE AND CORRECT. I, FURTHER CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN ACCORDANCE WITH CHAPTER 80, SECTION 24 (B)(3) OF THE MONTGOMERY COUNTY CODE.  
 REGISTERED TO PUBLIC USE.

11/1/10  
 DATE:  
 ADAM S. BERNAT  
 PROFESSIONAL LAND SURVEYOR  
 MD. REG. NO. 21183

THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION  
 MONTGOMERY COUNTY PLANNING BOARD  
 APPROVED:  
 CHAIRMAN  
 M.N.C.P.A. P.C. RECORD FILE No. \_\_\_\_\_  
 SECRETARY-TREASURER  
 DIRECTOR

MONTGOMERY COUNTY, MARYLAND  
 DEPARTMENT OF PERMITTING SERVICES  
 APPROVED:  
 DIRECTOR

DRAWN: CRH  
 COMPUTED: ASB  
 CHECKED: ASB  
 DATE: \_\_\_\_\_  
 Plot No.:

**J.B.A.**  
 Johnson • Bernat • Associates, Inc.  
 Engineering • Surveying • Planning

1395 Piccard Drive, Suite 350  
 Rockville, Maryland 20850  
 Tel: (301) 963-1133  
 Fax: (301) 963-6306  
 www.jba-inc.net

SUBDIVISION RECORD PLAT  
 LOT 1  
 PILGRIM SPRINGS  
 ELECTION DISTRICT NO. 13  
 MONTGOMERY COUNTY, MARYLAND  
 SCALE: 1" = 40'  
 NOV. 1, 2010  
 FILE No.: 06-029

LOT 1  
 STREET DEDICATION 62,890 S.F. OR 1.44284 AC.  
 TOTAL AREA 9,814 S.F. OR 0.223 AC.  
 62,860 S.F. OR 1.44284 AC.

# RECORD PLAT REVIEW SHEET

Plat Name: PILGRIM SPRINGS Plat Number: 220110070  
 Plan Name: PILGRIM SPRINGS Plan Number: 120100090  
 Plat Submission Date: 7-13-2010  
 DRD Plat Reviewer: S. Smith  
 DRD Prelim Plan Reviewer: N. Braunstein Checked: Bill Date 11/3/10

**Initial DRD Review:**

Signed Preliminary Plan – Date 6-9-10 Checked: Initial SJS Date 9/17/10  
 Planning Board Resolution – Date 4/26/10 Checked: Initial SJS Date 11/1/2010  
 Site Plan Req'd for Development? Yes \_\_\_ No X Verified By: SJS (initial)  
 Site Plan Name: \_\_\_\_\_ Site Plan Number: \_\_\_\_\_  
 Planning Board Resolution – Date \_\_\_\_\_ Checked: Initial \_\_\_\_\_ Date \_\_\_\_\_  
 Site Plan Signature Set – Date \_\_\_\_\_ Checked: Initial \_\_\_\_\_ Date \_\_\_\_\_  
 Site Plan Reviewer Plat Approval: Checked: Initial \_\_\_\_\_ Date \_\_\_\_\_

Review Items: Lot # & Layout ✓ Lot Area ✓ Zoning ✓ Bearings & Distances ✓  
 Coordinates ✓ Plan # OK Road/Alley Widths OK Easements OK Open Space N/A  
 Non-standard ERLs N/A Adjoining Land OK Vicinity Map ✓ Septic/Wells N/A  
 TDR note N/A Child Lot note N/A Surveyor Cert ✓ Owner Cert ✓ Tax Map ✓

Agency Reviews	Reviewer	Date Sent	Due Date	Date Rec'd	Comments
Environment	Evelyn Gibson	<u>7/14/10</u>	<u>7/30/10</u>	<u>7-29-10</u>	<u>Add FCP Note</u>
Research	Bobby Fleury	↓	↓	<u>7-19-10</u>	<u>OK</u>
SHA	Corren Giles				
PEPCO	Bobbie Dickey				
Parks	Doug Powell				
DRD	Keiona Clark				

**Final DRD Review:**

Consultant Notified (Final Mark-up): Initial SJS Date 11/1/2010  
 Final Mylar & DXF/DWG Received: Initial SJS Date 11/3/2010  
 Final Mylar Review Complete: Initial SJS Date 11/3/2010

**Board Approval of Plat:**

Plat Agenda: Initial SJS Date 11/18/10

Planning Board Approval: \_\_\_\_\_

Chairman's Signature: \_\_\_\_\_

**MCDPS Approval of Plat:**

Consultant Pick-up for DPS Signature: \_\_\_\_\_

Final Mylar for Reproduction Rec'd: \_\_\_\_\_

**Plat Reproduction:**

Addressing: \_\_\_\_\_

File Card Update: \_\_\_\_\_

Final Zoning Book Check: \_\_\_\_\_

Update Address Books with Plat #: \_\_\_\_\_

Update Plat Books for Resubdivision: \_\_\_\_\_

Complete Reproduction: \_\_\_\_\_

Notify Consultant to Seal Plats: \_\_\_\_\_

Surveyor's Seal Complete: \_\_\_\_\_

Sent to Courthouse for Recordation: \_\_\_\_\_

Recordation Info Entered into Hansen \_\_\_\_\_

No. \_\_\_\_\_

