

Plat Name: Clarksburg Village
Plat #: 220110640 - 220110670

Location: Located on the west side of Ridge Road (MD 27), approximately 2,000 feet north of Morning Star Drive

Master Plan: Clarksburg

Plat Details: R-200/TDR zone; 42 lots, 3 parcels
Community Water, Community Sewer

Applicant: CLKBG, LLC

The subdivision plats have been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Plat Review Checklist. Staff has determined that the plats comply with Preliminary Plan No. 12001030E (MCPB Resolution No. 10-70) and with Site Plan No. 820050410 (Certified Site Plan dated April 23, 2010), as approved by the Board, and that any minor modifications reflected on the plats do not alter the intent of the Board's previous approval of the aforesaid plans.

PLAT NO.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property shown hereon, hereby attest that the plat of subdivision... (text continues with legal declarations and acknowledgments)

Further, we grant to Montgomery County, Maryland, its successors, and assigns, an easement... (text continues with easement details)

As owners of this subdivision, we, our successors, agents and assigns, will cause all surveys... (text continues with survey and record requirements)

There are no recorded suits, actions at law, liens, mortgages, or trusts affecting the property... (text continues with legal disclaimers)

CLUBS, LLC, a Maryland limited liability company... (text continues with company identification)

Richard G. ...
Richard G. ...
Montgomery County, Maryland
Witnessed

Table with 3 columns: Description, Quantity, and Unit. Includes items like PARCELS, TOTALS, and PER SQUARE FOOT.

SURVEYOR'S CERTIFICATE

I hereby certify to the best of my professional knowledge, information and belief... (text continues with surveyor's professional obligations)

And that once completed as shown on the Owner's Certificate hereon, all property corner markers shown thereon... (text continues with marking requirements)

The total area included in this subdivision record plat is 174,736 square feet... (text continues with area calculations)

James P. ...
James P. ...
Professional Land Surveyor
Maryland Registration No. 21599
Expiration Date: 02/19/11

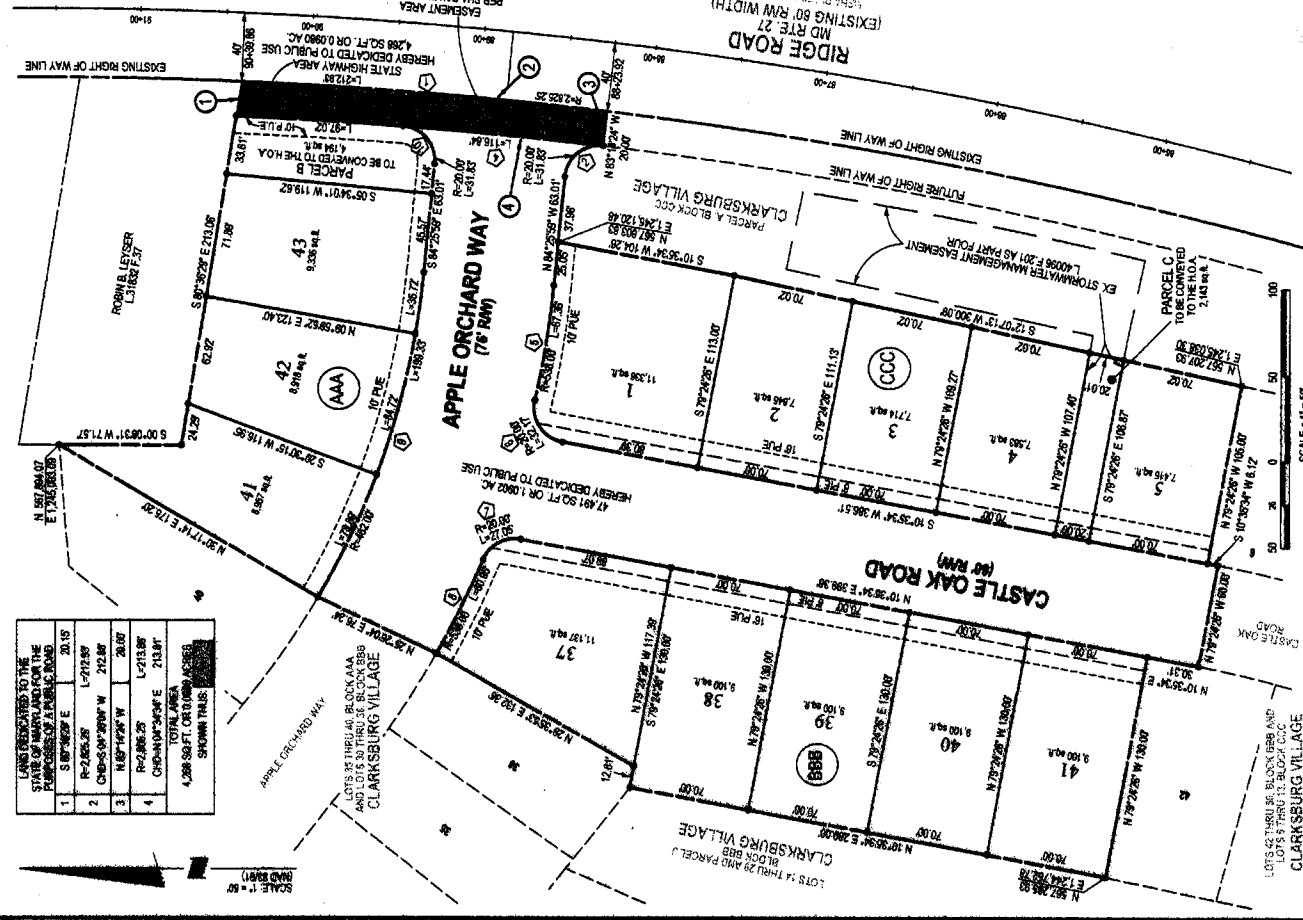


Table with 4 columns: Lot, Area, Dimensions, and Other. Lists details for lots 37 through 41, including areas in square feet and dimensions.

SUBDIVISION RECORD PLAT
LOTS 41 thru 43 & PARCEL B, BLOCK AAA,
LOTS 37 thru 41, BLOCK BBB AND
LOTS 1 thru 5 & PARCEL C, BLOCK CCC
CLARKSBURG VILLAGE
CLARKSBURG (Zoned) ELECTION DISTRICT
MONTGOMERY COUNTY, MARYLAND
SCALE: 1" = 50' - SEPTEMBER 2010

Rockville Office
2 Research Plaza, Suite 100, Rockville, MD 20850
1.301.948.2750 / 1.301.948.9067
Engineering, Planning, Surveying, Environmental Sciences
www.LSAssociates.net

NOTES:

- 1. All terms, conditions, agreements, limitations, and requirements associated with any preliminary plan, site plan, or other plan, including the development of the property, approved by the Montgomery County Planning Board are intended to survive and not be extinguished by the recordation of this plat, unless expressly compensated by the plan as approved.
- 2. This property shown hereon is subject to the requirements of Chapter 22A Montgomery County Forest Conservation Law, including approval of the Final Forest Conservation Plan and appropriate Agreements Prior to issuance of the Subdivision Control Permit.
- 3. The subdivision record plat is not intended to show every matter affecting the ownership and/or use, nor every matter restricting the ownership and/or use of the property.

Approval and recording stamps for Montgomery County, Maryland, Department of Permitting Services. Includes fields for Date, Director, Chairman, Secretary/Treasurer, and N.M.C.P. & P.C. Record File No.

PLAT NO.

SURVEYOR'S CERTIFICATE

I hereby certify to the best of my professional knowledge, information and belief that the information shown herein is correct, that a subdivision of part of the property conveyed by Clark'sburg Village, L.C. to the Montgomery County Planning Board and the Montgomery County Board of Public Works, L.C. on 10/13/2008, and recorded in the Land Records of Montgomery County, Maryland in Liber 20779 at Folio 183.

And that same was prepared as described in the Deed's Certificate herein, all property corner positions and bearings were measured and determined in accordance with the provisions of Section 25-24(b)(3) of the Montgomery County Code.

The total area included in this subdivision record plat is 108,018 square feet or 4.3163 acres of land, of which 36,704 square feet is dedicated to public use.

David J. Johnson
 Date: *June 9, 2011*
 Surveyor
 Montgomery County, Maryland
 Professional Registration No. 21508
 Expiration Date: 07/01/11

AREA TABULATION

LOTS 1-13, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50	1,080,118.00 SQ. FT. OR 4.3163 AC.
STREETS - 36,704 SQ. FT. OR 1.3345 AC.	
TOTAL	1,116,822.00 SQ. FT. OR 4.0508 AC.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described herein, hereby adopt the plat of subdivision, dedicate the street shown hereon to public use, establish the retention building restriction lines, and grant to Montgomery County, Maryland, a temporary development easement, three (3) feet wide across the property, adjacent, contiguous, and parallel to all street right-of-way lines unless otherwise stated. Said easement shall be extinguished at such time as the improvements on the abutting right-of-way have been completed and accepted for maintenance by Montgomery County, Maryland.

Further, we grant to the applicable utility companies, their respective successors, and assigns, an easement, in and over the land herein identified as "PUBLIC UTILITY EASEMENT" and identified as PUE herein with the area and dimensions of said grant hereby set forth in the instrument document entitled "Declaration of Terms and Provisions of the Public Utility Easement" recorded in the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457, which said terms incorporated herein by this reference.

Further, we grant a Temporary County Easement, adjacent, contiguous and parallel to all lot lines as shown herein and corresponding to the utility easement lines, as shown on the Site Plan (602000410) recorded in the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457, which said terms incorporated herein by this reference.

Further, we grant to Montgomery County, Maryland, its successors, and assigns, an easement, in and over the land herein identified as "PUBLIC IMPROVEMENT EASEMENT" and identified as PUE herein with the terms and dimensions of said grant hereby set forth in the instrument document entitled "Declaration of Terms and Provisions of the Public Improvement Easement" recorded in the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457, which said terms incorporated herein by this reference.

As owners of the subdivision, we, our successors, assigns and assigns will create all property corners and any other monuments to be set by a registered Maryland Surveyor in accordance with Section 25-24(b)(3) of the Montgomery County Code.

There are no recorded sales, actions at law, leases, mortgages, or trusts affecting the property included in the plan of subdivision.

CLUBB, LLC, a Maryland limited liability company

Brian Alan
 Brian Alan
 Member Manager/Land/Authorized Person
 Date: *6-10-11*
 Witness
 CLUBB, LLC

NOTES

- All terms, conditions, agreements, limitations, and requirements associated with any preliminary plan, site plan, project plan, or any other plan, allowing the development of the property, approved by the Montgomery County Planning Board are intended to survive and not be extinguished by the recordation of this plat, unless expressly contemplated by the plan as approved. The official files for any such plan (s) are maintained by the Planning Board and are available for review during normal business hours.
- The property shown hereon is subject to the requirements of Chapter 22A Montgomery County Forest Conservation Law, including approval of the Final Forest Conservation Plan and appropriate Agreements Prior to issuance of the Sediment Control Permit. A copy of the approved plan may be viewed at 8787 Georgia Avenue, Silver Spring, Maryland.
- This subdivision record plat is not intended to show every matter affecting the ownership and/or use, nor every matter restricting the ownership and/or use of the property. The subdivision record plat is not intended to replace an examination of title or to depict or note all matters affecting title.
- W.S.B.C. 200 scale reference: 231 NW 11.
- See Map: FV122.
- This plat is limited to the uses and conditions of Preliminary Plan No. 120010306, entitled "Clarksburg Village" and Site Plan No. 826050410 entitled, "Clarksburg Village Phase 2".
- Zoned R-200/TDR.
- This development conforms to the requirements of Chapter 25(A) of the Montgomery County Code to provide modernized parcel dwelling units.
- The property shown hereon is being developed in accordance with TDR-3 standards. The following two (2) Development Rights necessary for development have been conveyed to the owners as follows: Liber 36481 Folio 437, dated December 29, 2008 as TDR'S 11-4979 and 11-6980.

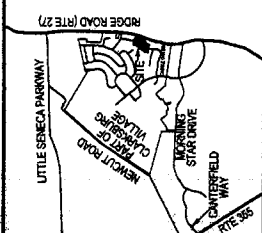
5. Tax Map: FV122.

6. This plat is limited to the uses and conditions of Preliminary Plan No. 120010306, entitled "Clarksburg Village" and Site Plan No. 826050410 entitled, "Clarksburg Village Phase 2".

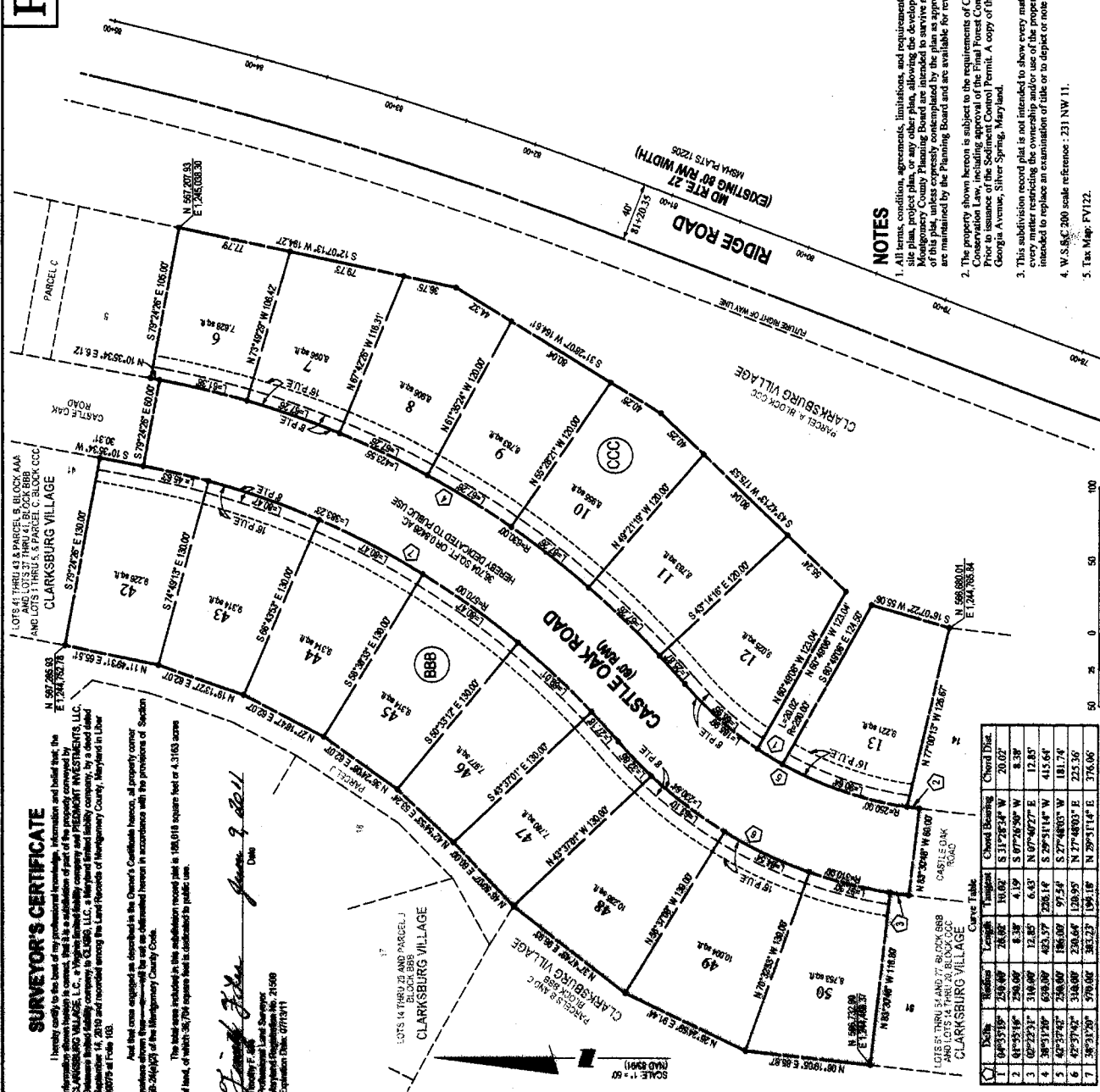
7. Zoned R-200/TDR.

8. This development conforms to the requirements of Chapter 25(A) of the Montgomery County Code to provide modernized parcel dwelling units.

9. The property shown hereon is being developed in accordance with TDR-3 standards. The following two (2) Development Rights necessary for development have been conveyed to the owners as follows: Liber 36481 Folio 437, dated December 29, 2008 as TDR'S 11-4979 and 11-6980.



VICINITY MAP
 SCALE: 1" = 300'



Curve Table

Station	Station	Length	Radius	Chord Bearing	Chord Dist.
1	0+00.00	250.00	10.00	S 31°28'24" W	20.02
2	0+250.00	250.00	8.38	S 97°26'30" W	8.38
3	0+500.00	250.00	12.85	S 07°40'27" E	12.85
4	0+750.00	250.00	206.14	S 29°31'14" W	415.64
5	1+000.00	250.00	186.00	S 77°48'03" W	181.74
6	1+250.00	250.00	120.95	N 27°48'03" E	225.50
7	1+500.00	250.00	199.18	N 29°31'14" E	376.06

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION
 MONTGOMERY COUNTY PLANNING BOARD

APPROVED: _____ DATE: _____
 CHAIRMAN SECRETARY/TREASURER

RECORDED PLAT

APPROVED: _____ DATE: _____
 DIRECTOR

M.N.C.P. & P.C. RECORD FILE NO. _____

PLAT NO.

SURVEYOR'S CERTIFICATE

I hereby certify to the best of my professional knowledge, information and belief that the information shown hereon is correct, that it is a subdivision of part of the property conveyed by CLARKSBURG VILLAGE, LLC, a Virginia limited liability company, and MONTGOMERY INVESTMENTS, LLC, a Maryland limited liability company, and that the same is in accordance with the provisions of Section 50-24(a)(5) of the Montgomery County Code.

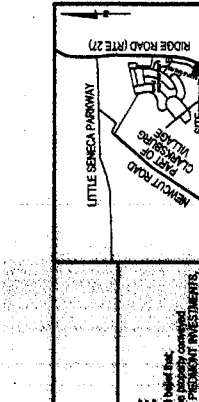
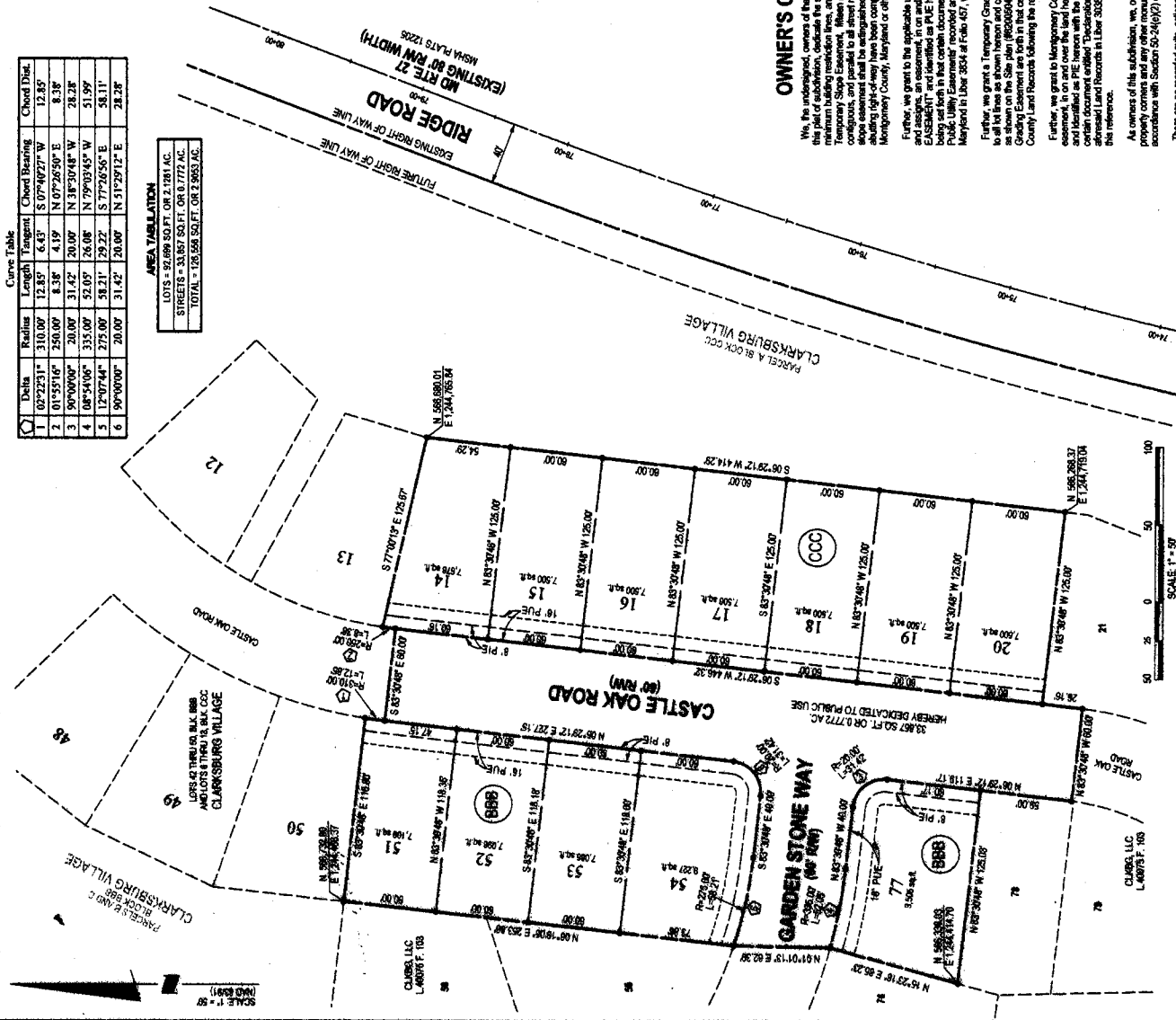
The total area included in this subdivision record plat is 138,556 square feet or 3.1503 acres of land, of which 33,857 square feet is dedicated to public use.

James J. Bell
 Date _____
 Professional Land Surveyor
 Maryland Registration No. 15559
 Expiration Date: 07/31/11

James J. Bell
 Date _____

Curve Table	Delta	Radius	Length	Tangent	Chord Bearing	Chord Dist.
1	02°22'31"	310.00'	12.85'	6.43'	S 07°40'27" W	12.85'
2	01°55'16"	250.00'	8.38'	4.19'	N 07°26'50" E	8.38'
3	30°00'00"	20.00'	31.42'	20.00'	N 88°30'48" W	28.28'
4	08°54'06"	315.00'	52.09'	26.06'	N 70°03'05" W	51.09'
5	17°07'44"	275.00'	58.31'	29.22'	S 77°25'55" E	58.11'
6	50°00'00"	20.00'	31.42'	20.00'	N 31°29'12" E	28.28'

AREA TABULATION		
LOTS =	92,699	50. FT. OR 2.1781 AC.
STREETS =	33,857	SQ. FT. OR 0.7772 AC.
TOTAL =	126,556	SQ. FT. OR 2.9553 AC.



NOTES:

- All terms, conditions, agreements, stipulations, and requirements associated with any preliminary plan, site plan, project plan, or any other plan, allowing the development of this property, approved by the Montgomery County Planning Board are intended to observe and are to be incorporated by the recordation of this plan. The official plat for this subdivision is subject to the provisions of any such plan (s) and maintained by the Planning Board and is available for review during annual business hours.
- The property shown hereon is subject to the requirements of Chapter 22A of the Montgomery County Code, which governs the implementation of the Montgomery Forest Conservation Plan and appropriate Agreements Prior to issuance of the Subdivision Control Permit. A copy of the approved plan may be viewed at 8787 Georgia Avenue, Silver Spring, Maryland.
- This subdivision record plat is not intended to show every matter affecting the ownership and/or use, but every matter relating to the ownership and/or use of the property. The subdivision record plat is not intended to replace an examination of title or to depict or note all matters affecting title.
- This development is served by public water and sewer systems only.
- Tax Map: PV 123.
- W.S.S.C. 200 scale reference - 231 NW 11.
- This plat is limited to the uses and conditions of Preliminary Plan No. 120010308, entitled "Clarksburg Village" and Site Plan No. 23010410 entitled, "Clarksburg Village Phase 2". Zoned R-200/TDR.
- This development conforms to the requirements of Chapter 25(A) of the Montgomery County Code to provide "moderately priced dwelling units."
- The property shown hereon is being developed in accordance with TDR-3 standards. The following "Two (2) Development Rights Necessary for development have been conveyed to the owners as follows: Lot 36443 Folio 437, dated December 29, 2008 as TDR-3 11-0581, 11-0582.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described herein, hereby adopt this plat of subdivision, dedicate the area shown hereon to public use, establish the main building restriction lines, and grant to Montgomery County, Maryland, a Temporary Stipulation Easement, herein (TS) set wide across the property, adjacent, and abutting the property, for the purpose of providing for the installation, construction, and maintenance of a water and sewer system. The TS shall be subject to the following conditions: 1) The installation, construction, and maintenance of the water and sewer system shall be completed and accepted for maintenance by Montgomery County, Maryland or other appropriate agency.

Further, we grant to the applicable utility companies, their respective successors, and assigns, an easement in and over the land herein identified as "PUBLIC UTILITY EASEMENT" and identified as PUE; herein with the terms and provisions of said grant being set forth in their certain document entitled "Declaration of Terms and Provisions for Public Utility Easement" among the Land Records of Montgomery County, Maryland in Liber 30383 at Folio 467, which said terms incorporated herein by reference.

Further, we grant a Temporary Easement, adjacent, contiguous and parallel to all lots as shown hereon and corresponding to the width of the building restriction lines, for the purpose of providing for the installation, construction, and maintenance of a water and sewer system. The Temporary Easement set forth in their certain document to be recorded in the Montgomery County Land Records following the recordation of this subdivision record plat.

Further, we grant to Montgomery County, Maryland, the right to acquire, construct, and install as PUE herein with the terms and provisions of said grant being set forth in their certain document entitled "Declaration of Terms and Provisions for Public Utility Easement" among the Land Records of Montgomery County, Maryland in Liber 30383 at Folio 467, which said terms incorporated herein by reference.

As owners of this subdivision, we, our successors, agents and assigns will cause all property corners and any other monumentation to be set by a registered Maryland Surveyor in accordance with Section 50-24(a)(5) of the Montgomery County Code.

There are no recorded sales, leases, licenses, mortgages, or trusts affecting the property included in the plan of subdivision.

James J. Bell
 Date _____
 Professional Land Surveyor
 Maryland Registration No. 15559
 Expiration Date: 07/31/11

James J. Bell
 Date _____

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION
 MONTGOMERY COUNTY, MARYLAND
 DEPARTMENT OF PERMITTING SERVICES
 SEWER AND WATER

APPROVED _____ DATE _____
 CHAIRMAN SECRETARY TREASURER

M.N.C.P. & P.C. RECORD FILE NO. _____

RECORDED _____ DATE _____
 PLAT _____ DIRECTOR

CLARKSBURG VILLAGE, LLC
 L46057.F.103

MONTGOMERY COUNTY, MARYLAND
 DEPARTMENT OF PERMITTING SERVICES
 SEWER AND WATER

RECORDED _____ DATE _____
 PLAT _____ DIRECTOR

CLARKSBURG VILLAGE, LLC
 L46057.F.103

MONTGOMERY COUNTY, MARYLAND
 DEPARTMENT OF PERMITTING SERVICES
 SEWER AND WATER

RECORDED _____ DATE _____
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MONTGOMERY COUNTY, MARYLAND
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MONTGOMERY COUNTY, MARYLAND
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 PLAT _____ DIRECTOR

CLARKSBURG VILLAGE, LLC
 L46057.F.103

MONTGOMERY COUNTY, MARYLAND
 DEPARTMENT OF PERMITTING SERVICES
 SEWER AND WATER

RECORDED _____ DATE _____
 PLAT _____ DIRECTOR

PLAT NO.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described herein, hereby adopt this plat of subdivision, dedicate the street shown hereon to public use, establish the minimum building setback lines, and grant to the State of Maryland, a Temporary Stays Easement, fifteen (15) feet wide across the property, adjacent, contiguous, and parallel to all street right-of-way lines unless shown otherwise; said stays easement shall be relinquished at such time as the improvements on the abutting right-of-way have been completed and accepted for maintenance by Montgomery County, Maryland.

Further, we grant to the applicable utility companies, their respective successors, and assigns, in and over the land herein identified as "PUBLIC UTILITY EASEMENT" and identified as "PUE" hereon with the terms and provisions of said grant being set forth in that certain document entitled "Declaration of Terms and Provisions for Public Utility Easement" recorded among the Land Records in Liber 30383 of Folio 361, which said land incorporated herein by this reference.

Further, we grant to Maryland National Capital Park and Planning Commission (MNCPPC) its Category II Conservation Easement(s), as shown hereon, subject to the terms and conditions set forth in a certain document recorded among said Land Records in Liber 11170 of Folio 671.

As owners of the subdivision, we, our successors, agents and assigns will cause all property corners and any other monumentation to be set by a registered Maryland Surveyor in accordance with Section 50-24(a)(2) of the Montgomery County Code.

There are no recorded easements, leases, mortgages, or trusts affecting the property included in this plan of subdivision.

CLBMS, LLC, a Maryland limited liability company

[Signature]
 Brian Allen
 Owner/Land Authorized Person
 CLBMS, LLC

[Signature]
 Date: 6-10-11
 Witness/Notar

[Signature]
 Date: June 9, 2011
 Date

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LAND GRANTED TO THE STATE OF MARYLAND FOR THE PURPOSES OF THE MONTGOMERY COUNTY CAPITAL PARK AND PLANNING COMMISSION	DATE	BOOK	PAGE
1	3.25.14.25	L-603.88	20.07
2	3.25.14.25	L-603.88	20.07
3	3.25.14.25	L-603.88	20.07
4	3.25.14.25	L-603.88	20.07
5	3.25.14.25	L-603.88	20.07
6	3.25.14.25	L-603.88	20.07
7	3.25.14.25	L-603.88	20.07
8	3.25.14.25	L-603.88	20.07
9	3.25.14.25	L-603.88	20.07
10	3.25.14.25	L-603.88	20.07
TOTAL AREA 35,808 SQ.FT. OR 0.7715 ACRES			
SHOWING THIS			

AREA TABULATION
 PARCEL = 75,076 SQ.FT. OR 1.718 AC.
 STREET = 33,600 SQ.FT. OR 0.770 AC.
 TOTAL = 108,676 SQ.FT. OR 2.488 AC.

FOR PUBLIC SEWER AND WATER SYSTEMS ONLY

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION
 MONTGOMERY COUNTY PLANNING BOARD

APPROVED _____ DATE _____

APPROVED _____ DATE _____

APPROVED _____ DATE _____

APPROVED _____ DATE _____

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APPROVED _____ DATE _____

APPROVED _____ DATE _____

NOTES:

- All terms, conditions, agreements, limitations, and requirements associated with any preliminary plan, site plan, project plan, or other plan, allowing the development of the property, approved by the Montgomery County Planning Board are intended to survive and not be distinguished by the County. The official lines for any such Plan (a) are maintained by the Planning Board and (b) are maintained by the Planning Board.
- The property shown hereon is subject to the requirements of Chapter 22A of the Montgomery County Forest Conservation Law, including approval of the Forest Conservation Plan and the Forest Conservation Agreement as a condition of the Forest Conservation Plan. A copy of the approved plan may be viewed at 0707 Souterwood Avenue, Silver Spring, Maryland.
- This subdivision record plat is not intended to show every matter affecting the ownership and use, nor every matter restricting the ownership and/or use of the property, and no record plat is intended to replace an examination of the title to the property.
- W.S.S.C. 203 scale reference: 2:1 NW 1:1.
- This plat is limited to the uses and conditions of Preliminary Plan No. 12001000E, "Montgomery County Park and Planning Commission Capital Park and Planning Commission." 2007.
- Zoned R-200(TDR).
- Zoned R-200(TDR).
- Parcel A, Block CCC is subject to a Declaration of Covenants for Private Open Space, recorded among the Land Records of Montgomery County, Maryland in Liber 41932 of Folio 141.
- This record conforms to the requirements of Chapter 25(A) of the Montgomery County Code to provide moderately priced dwelling units.
- Open space areas will be maintained by the homeowners associations, Montgomery County, Maryland will not participate in the maintenance of those facilities.
- Parcel A, Block CCC is subject to the terms of a Common Open Space Covenant recorded among the Land Records of Montgomery County, Maryland in Liber 28045 of Folio 328.

SURVEYOR'S CERTIFICATE

I hereby certify that the above described information and field notes are true and correct to the best of my knowledge and belief, and that the same were prepared by me or under my direct supervision and control by CLARKSBURG VILLAGE, LLC, a Virginia limited liability company and PREMONITION INVESTMENTS, LLC, a Delaware limited liability company, by a deed dated September 14, 2010 and recorded among the Land Records of Montgomery County, Maryland in Liber 40401 of Folio 102.

And that once engaged as described in the Owner's Certificate hereon, all property corner markers shown thereon were set and as delineated hereon in accordance with the provisions of Section 50-24(a)(2) of the Montgomery County Code.

The total area included in this subdivision record plat is 108,676 square feet or 2.488 acres of land, of which 33,600 square feet is dedicated to public use.

[Signature]
 Date: June 9, 2011
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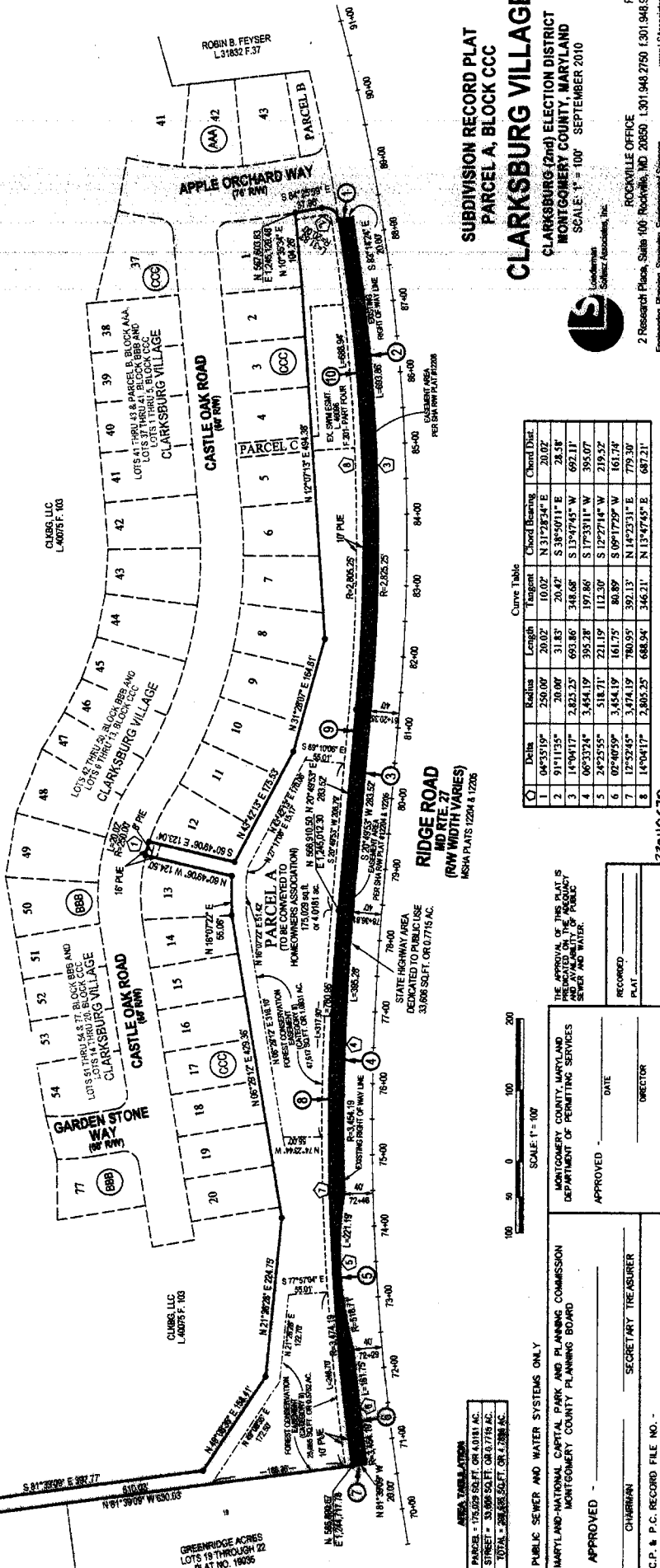
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 Date

[Signature]
 Date: June 9, 2011
 Date

[Signature]
 Date: June 9, 2011
 Date

[Signature]
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 Date

[Signature]
 Date: June 9, 2011
 Date



Chain	Date	Radius	Length	Tangent	Chord Bearing	Chord Dist.
1	04/23/10	250.00	20.02	10.02	N 31°28'34" E	20.02
2	9/11/13	20.00	31.83	20.47	S 38°50'11" E	28.38
3	14/04/17	2,823.25	393.86	348.68	S 13°47'45" W	692.11
4	06/13/14	3,454.19	693.28	197.86	S 17°33'11" W	395.07
5	24/25/55	518.71	221.19	112.30	S 12°27'14" W	219.52
6	02/40/59	3,454.19	161.75	80.89	S 09°17'29" W	161.74
7	12/24/45	3,474.19	780.95	392.13	N 14°23'31" E	779.30
8	14/04/17	2,805.25	688.94	346.21	N 13°47'45" E	687.21

SUBDIVISION RECORD PLAT PARCEL A, BLOCK CCC

CLARKSBURG (2nd) ELECTION DISTRICT MONTGOMERY COUNTY, MARYLAND

SCALE: 1" = 100'



ROCKVILLE OFFICE
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 Engineering, Planning, Surveying, Environmental Sciences
 www.LSAssociates.net

222-110,670

RECORD PLAT REVIEW SHEET

Plat Name: Clarksburg Village Plat Number: 220110640 (-670)
 Plan Name: Clarksburg Village Plan Number: ~~12010~~ 12001030 E
 Plat Submission Date: 12/21/2010
 DRD Plat Reviewer: S. Smith
 DRD Prelim Plan Reviewer: C. Conlan Checked: CAK Date 6/14/11

Initial DRD Review: 11-3-10
 Signed Preliminary Plan - Date ~~2/22/10~~ Checked: Initial SOS Date 2/22/2011
 Planning Board Resolution - Date 7/27/10 Checked: Initial SOS Date 2/22/2011
 Site Plan Req'd for Development? Yes X No ___ Verified By: SOS (initial)
 Site Plan Name: Clarksburg Village Site Plan Number: 820050410
 Planning Board Resolution - Date 6-23-09 Checked: Initial SOS Date 2/23/2011
 Site Plan Signature Set - Date 4-23-10 Checked: Initial SOS Date 2/22/2011
 Site Plan Reviewer Plat Approval: Checked: Initial _____ Date _____

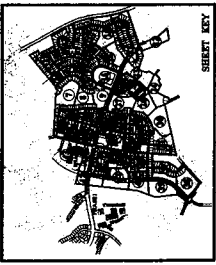
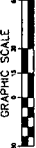
Review Items: Lot # & Layout Lot Area Zoning Bearings & Distances
 Coordinates Plan # ok Road/Alley Widths Easements Open Space ok
 Non-standard BRLs N/A Adjoining Land Vicinity Map Septic/Wells N/A
 TDR note Child Lot note N/A Surveyor Cert Owner Cert Tax Map

Agency Reviews	Reviewer	Date Sent	Due Date	Date Rec'd	Comments
Environment	Evelyn Gibson	12/21/10	1/12/11		etc CAK II <u>ok</u>
Research	Bobby Fleury			1-3-11	OK
SHA	Corren Giles				
PEPCO	Bobbie Dickey				
Parks	Doug Powell				
DRD	Keiona Clark				Fix Apple Orchard Street

Final DRD Review:

Consultant Notified (Final Mark-up):	Initial <u>SOS</u>	Date <u>6/3/11</u>
Final Mylar & DXF/DWG Received:	<u>SOS</u>	<u>6-13-11</u>
Final Mylar Review Complete:	<u>SOS</u>	<u>6-21-11</u>
Board Approval of Plat:	<u>SOS</u>	<u>6/30/2011</u>
Plat Agenda:	_____	_____
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. _____



LEGEND

	BOUNDARY OF SUBDIVISION
	PROPOSED STREET
	PROPOSED ALLEY
	PROPOSED DRIVE
	PROPOSED PATH
	PROPOSED WALKWAY
	PROPOSED UTILITY
	PROPOSED EASEMENT
	PROPOSED RIGHT-OF-WAY
	PROPOSED LOT
	PROPOSED PARCEL
	PROPOSED BUILDING FOOTPRINT
	PROPOSED DRIVEWAY
	PROPOSED PARKING SPACE
	PROPOSED SIDEWALK
	PROPOSED STORM SEWER
	PROPOSED SANITARY SEWER
	PROPOSED WATER MAIN
	PROPOSED GAS MAIN
	PROPOSED TELEPHONE LINE
	PROPOSED ELECTRIC LINE
	PROPOSED CABLE TV LINE
	PROPOSED FIRE HYDRANT
	PROPOSED MANHOLE
	PROPOSED VALVE
	PROPOSED CATCH BASIN
	PROPOSED STORM SEWER MANHOLE
	PROPOSED SANITARY SEWER MANHOLE
	PROPOSED WATER MAIN MANHOLE
	PROPOSED GAS MAIN MANHOLE
	PROPOSED TELEPHONE MANHOLE
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	PROPOSED WATER MAIN MANHOLE
	PROPOSED GAS MAIN MANHOLE
	PROPOSED TELEPHONE MANHOLE
	PROPOSED ELECTRIC MANHOLE
	PROPOSED CABLE TV MANHOLE

DEVELOPER'S CERTIFICATE

I, the undersigned, being the owner or one of the owners of the above described property, do hereby certify that the information furnished herein is true and correct to the best of my knowledge and belief, and that I am not aware of any material facts which have not been so stated.

Dated this _____ day of _____, 200__.

Signature: _____
Print Name: _____

MUNICIPAL APPROVAL STAMP

CERTIFIED TRUE COPY

CLARKSBURG VILLAGE PLANNING BOARD

Approved by _____
Date: 4-23-10

PHASE 2 SITE PLAN

CLARKSBURG VILLAGE

CLARKSBURG (and) ELECTION DISTRICT

MONTGOMERY COUNTY, MARYLAND

CPJ Charles P. Johnson & Associates, Inc.

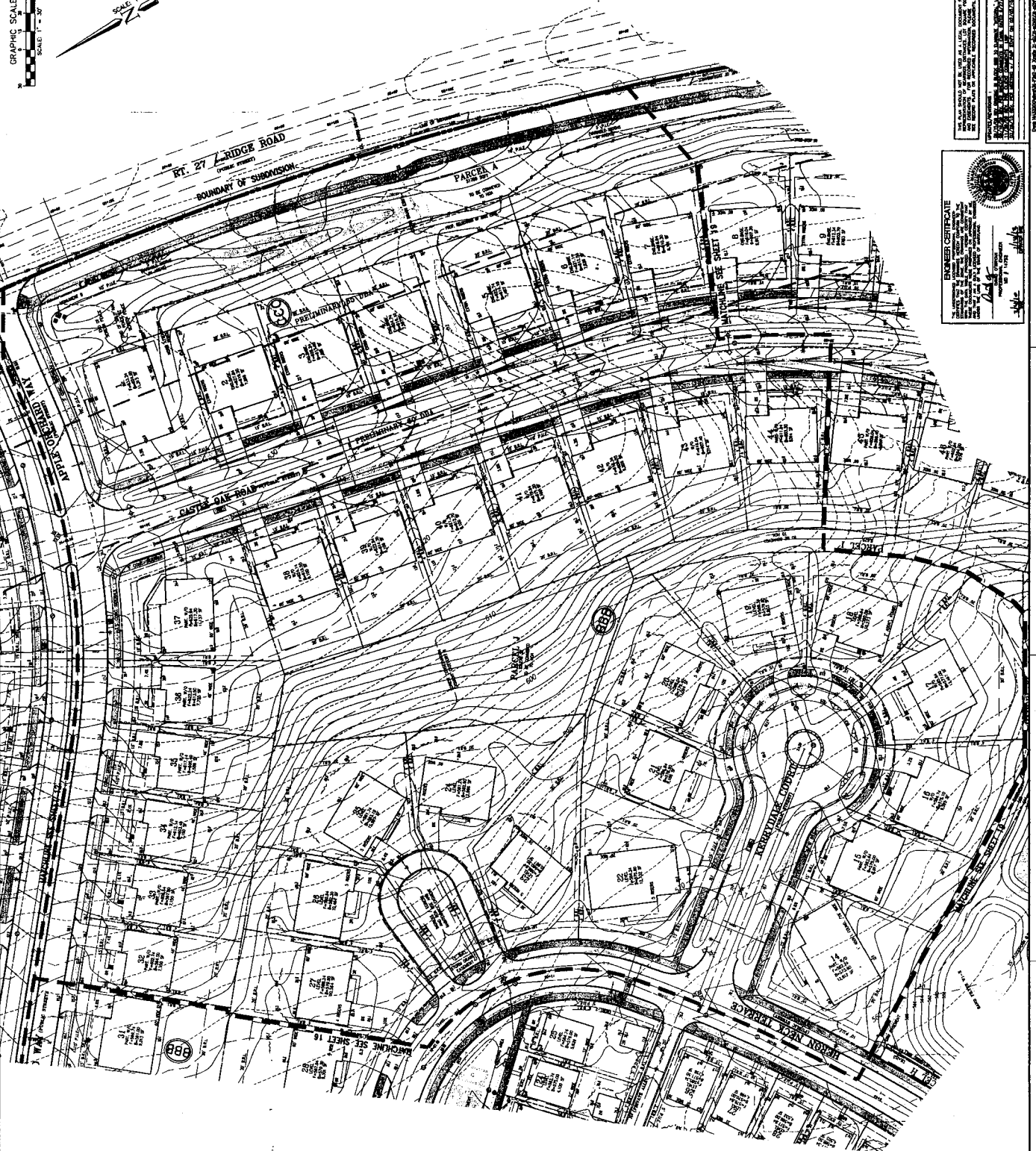
Professional Engineer

License No. PE 17458

Signature: _____

Date: 4-23-10

Professional Seal



PLANNING BOARD APPROVAL

CLARKSBURG VILLAGE PLANNING BOARD

Approved by _____

Date: 4-23-10

Professional Seal

PLANNING BOARD APPROVAL

CLARKSBURG VILLAGE PLANNING BOARD

Approved by _____

Date: 4-23-10

Professional Seal

CLARKSBURG VILLAGE PLANNING BOARD APPROVAL STAMP TO BE PLACED OVER THE APPROVED PLAN.

