

**Plat Name: Stonecrest North**  
**Plat #: 220110760**

Location: Located on the south side of Fairland Road, 400 feet east of Colefair Drive  
Master Plan: Fairland  
Plat Details: R-200 zone; 5 lots  
Community Water, Community Sewer  
Applicant: Foxhall Stonecrest, LLC

The subdivision plat has been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Plat Review Checklist. Staff has determined that the plat complies with Preliminary Plan No. 120061140 (MCPB Resolution No. 07-83), as approved by the Board, and that any minor modifications reflected on the plat do not alter the intent of the Board's previous approval of the aforesaid plan.

**OWNER'S CERTIFICATE**

Fossil Stonecrest, LLC, a Maryland limited liability company, owner of the property shown hereon (P.U.E.) as shown hereon to the parties named in a document entitled "Terms and Provisions of Public Utility Easements" as recorded in Liber 3834 of Folio 457 among the Land Records of Montgomery County, Maryland, subject to all current and future easements, mortgages, liens, encumbrances, and other interests of record, hereby certifies that the property shown hereon is the property of Fossil Stonecrest, LLC, a Maryland limited liability company, and that the property shown hereon is being conveyed to the parties named hereon for the purposes and conditions set forth in the document entitled "Terms and Provisions of Public Utility Easements" as recorded in Liber 3834 of Folio 457 among the Land Records of Montgomery County, Maryland, subject to all current and future easements, mortgages, liens, encumbrances, and other interests of record, and that the property shown hereon is being conveyed to the parties named hereon for the purposes and conditions set forth in the document entitled "Terms and Provisions of Public Utility Easements" as recorded in Liber 3834 of Folio 457 among the Land Records of Montgomery County, Maryland, subject to all current and future easements, mortgages, liens, encumbrances, and other interests of record, and that the property shown hereon is being conveyed to the parties named hereon for the purposes and conditions set forth in the document entitled "Terms and Provisions of Public Utility Easements" as recorded in Liber 3834 of Folio 457 among the Land Records of Montgomery County, Maryland, subject to all current and future easements, mortgages, liens, encumbrances, and other interests of record.

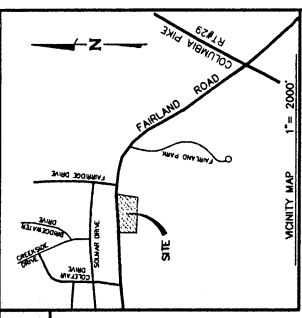
7/15/11 Date  
 Jonathan A. Russell  
 President  
 MD Reg. No. 350  
 Expiration Date: 10/15/2012

7/15/11 Date  
 Thomas Mee, Trustee  
 Deed of Trust Liber 40796 Folio 333  
 EngleBank

**SURVEYOR'S CERTIFICATE**

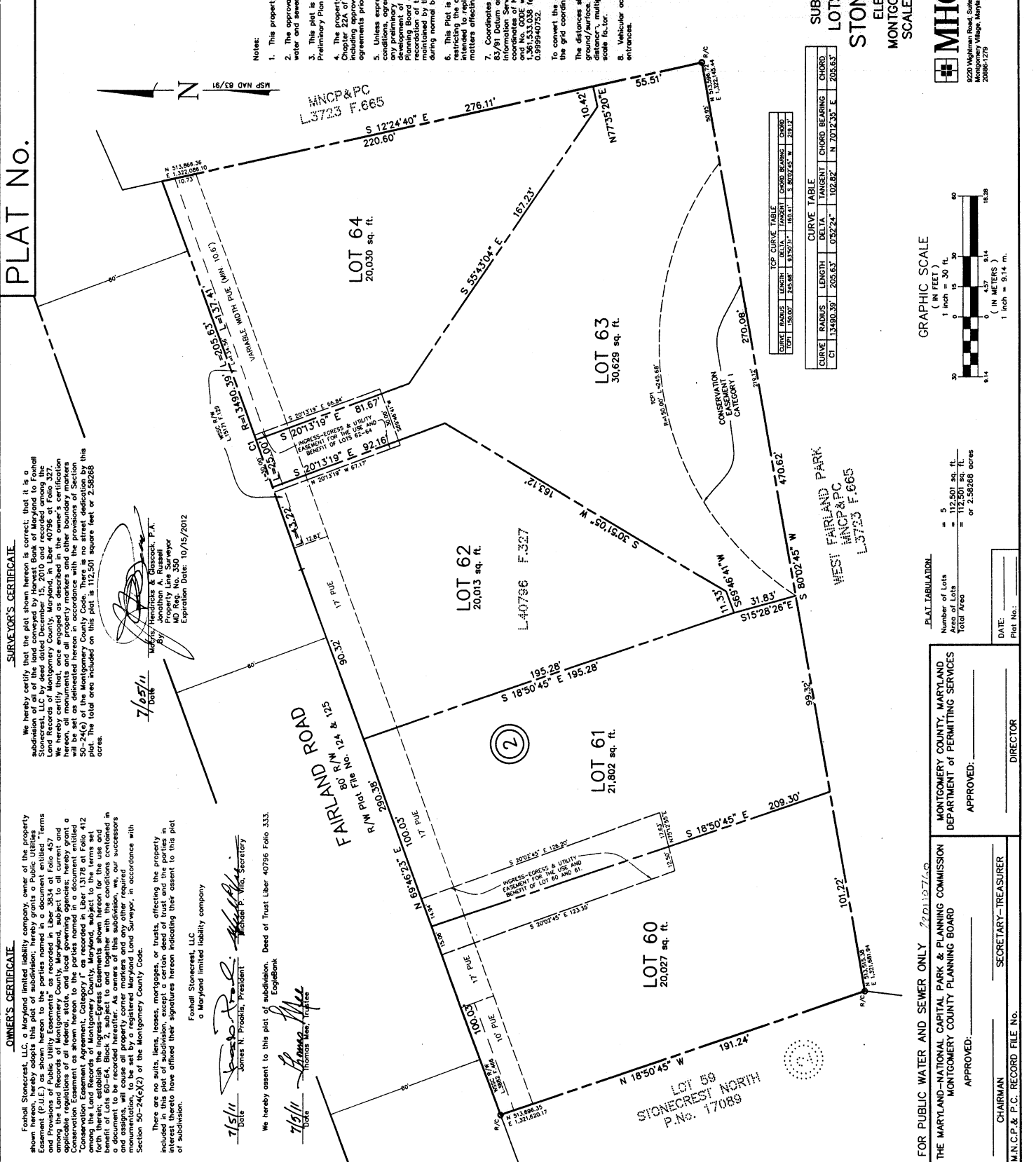
We hereby certify that the plat shown hereon is correct; that it is a true and correct copy of the original as shown hereon, and that the original was filed for record in the Land Records of Montgomery County, Maryland, in Liber 40796 of Folio 327. We hereby certify that, once engaged as described in the owner's certification, we have performed the services described in the owner's certification and that the plat shown hereon is a true and correct copy of the original as shown hereon, and that the original was filed for record in the Land Records of Montgomery County, Maryland, in Liber 40796 of Folio 327. There is no street dedication in this plat. The total area included on this plat is 112,501 square feet or 2.58268 acres.

7/15/11 Date  
 Jonathan A. Russell  
 President  
 MD Reg. No. 350  
 Expiration Date: 10/15/2012



TAX MAP No. KR342  
 & KR122

- Notes:
1. This property is zoned R-200.
  2. The approval of this plat is predicated on the availability of public water and sewer prior to the construction of homes.
  3. This plat is limited to uses and conditions as required by Preliminary Plan No. 120061140 entitled "FAIRLAND ROAD".
  4. The property shown hereon is subject to the requirements of Chapter 22A of the Montgomery County Public Code, including approval of a Final Forest Conservation Plan and appropriate agreements prior to issuance of a sediment control permit.
  5. Unless expressly contemplated by the plan as approved, all terms, conditions, agreements, limitations, and requirements associated with this plan, including but not limited to the requirements of the Planning Board are intended to survive and not be extinguished by the recording of this plat. The official public files for any such plan are available for public review and available for public review during normal business hours.
  6. This Plat is not intended to show any matter affecting or restricting the ownership and use of the property. This Plat is not intended to replace an examination of title or to depict or note all matters affecting title.
  7. Coordinates shown hereon are based on the Maryland State NAD 83/91 Datum as projected by NGS and are for Geographical Information Services (GIS) Stations used are No. GAT1 with grid coordinates of North 493,540.729 feet and East 1,361,533.038 feet. The combined scale factor for this site is 0.999940752.
  8. To convert the grid coordinates to ground/surface coordinates, divide the grid coordinates by the combined scale factor.
- The distances shown on this plat are as measured on the ground/surface. To convert the ground/surface distances to grid distances, multiply the ground/surface distances by the combined scale factor.
8. Vehicular access denied along Fairland Road, except at approved entrances.

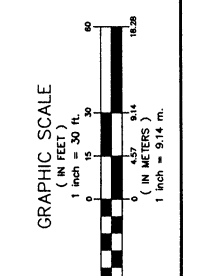


CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD
CI	13490.39'	205.63'	052°24'	102.82'	N 70°12'35" E	205.63'
CD	158.00'	245.86'	83°30'31"	169.41'	S 80°12'45" W	218.12'

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD
CI	13490.39'	205.63'	052°24'	102.82'	N 70°12'35" E	205.63'
CD	158.00'	245.86'	83°30'31"	169.41'	S 80°12'45" W	218.12'



PLAT TABULATION

Number of Lots = 5  
 Total Area = 112,501 sq. ft.  
 or 2.58268 acres

DATE: \_\_\_\_\_  
 Plat No.: \_\_\_\_\_

FOR PUBLIC WATER AND SEWER ONLY

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

APPROVED: \_\_\_\_\_

CHAIRMAN \_\_\_\_\_ SECRETARY-TREASURER \_\_\_\_\_ DIRECTOR \_\_\_\_\_

M.N.C.P. & P.C. RECORD FILE No. \_\_\_\_\_

**STONECREST NORTH**  
 SUBDIVISION RECORD PLAT  
 LOTS 60-64, BLOCK 2

STONECREST NORTH  
 ELECTION DISTRICT No. 5  
 MONTGOMERY COUNTY, MARYLAND  
 SCALE: 1" = 30' JUNE, 2011

**MHG**  
 Macris, Hendricks & Glascock, P.A.  
 Engineers • Planners  
 Landscape Architects • Surveyors

5220 Wigham Road, Suite 120  
 Montgomery Village, Maryland  
 20886-1721  
 Phone 301.670.0840  
 Fax 301.940.0893  
 www.mhg.com

06.108.20

# RECORD PLAT REVIEW SHEET

Plat Name: STONECREST NORTH Plat Number: 220110760  
 Plan Name: FAIRLAND ROAD Plan Number: 120061140  
 Plat Submission Date: 1-19-2011  
 DRD Plat Reviewer: S. Smith  
 DRD Prelim Plan Reviewer: D. Kinney Checked: SAV Date 1/13/11

**Initial DRD Review:**

Signed Preliminary Plan – Date 7/26/07 Checked: Initial SOS Date 3/22/2011  
 Planning Board Resolution – Date 7-3-07 Checked: Initial SOS Date 3/22/2011  
 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 ok Zoning  Bearings & Distances ok  
 Coordinates  Plan #  Road/Alley Widths ok Easements ok Open Space N/A  
 Non-standard BRLs N/A Adjoining Land  Vicinity Map  Septic/Wells N/A  
 TDR notes 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	1/19/11	2/4/11	2/9/11	check FC Easements Add Coordinates
Research	Bobby Fleury	↓	↓		
SHA	Corren Giles				
PEPCO	Bobbie Dickey				
Parks	Doug Powell				
DRD	Keiona Clark				

**Final DRD Review:**

Consultant Notified (Final Mark-up): Initial SOS Date 3-21-11  
 Final Mylar & DXF/DWG Received: Initial SOS Date 7/6/11  
 Final Mylar Review Complete: Initial SJS Date 7/13/2011

**Board Approval of Plat:**

Plat Agenda: Initial SOS Date 2/21/11

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: \_\_\_\_\_

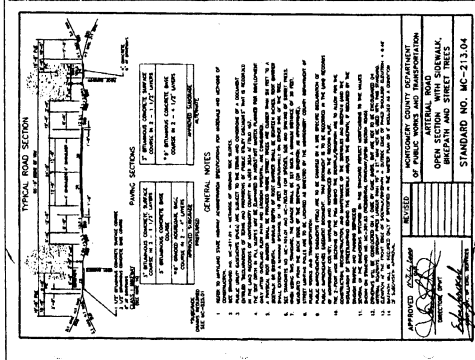
Notify Consultant to Seal Plats: \_\_\_\_\_

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

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

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

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



**GENERAL NOTES**

1. The owner shall provide all necessary information for the design of the road section.
2. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
3. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
4. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
5. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
6. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
7. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
8. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
9. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
10. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
11. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
12. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.
13. The design shall be in accordance with the Maryland State Design Specifications for Roadway and Structures.

**DEVELOPMENT STANDARDS - R-200**

Item	Standard	Proposed
Minimum Lot Area (R-200-C-1.21)	3000 sq ft	3000 sq ft
Minimum Lot Width (R-200-C-1.22)	30.00 ft	30.00 ft
Minimum Lot Depth (R-200-C-1.23)	30.00 ft	30.00 ft
Minimum Front Setback (R-200-C-1.24)	25.00 ft	25.00 ft
Minimum Side Setback (R-200-C-1.25)	10.00 ft	10.00 ft
Minimum Rear Setback (R-200-C-1.26)	10.00 ft	10.00 ft
Minimum Front Yard (R-200-C-1.27)	25.00 ft	25.00 ft
Minimum Side Yard (R-200-C-1.28)	10.00 ft	10.00 ft
Minimum Rear Yard (R-200-C-1.29)	10.00 ft	10.00 ft

**NOTES**

1. Topography from MDCRC Park & Planning Topographic sheet(0) with 5' contour intervals.
2. Boundary information for recorded easels and plats.
3. Water and sewer category is R-200. The proposed land use is R-200.
4. The property is zoned R-200. The proposed land use is R-200.
5. Number of lots proposed by this plan: 5
6. Historic Region: The historic region is designated by MDCRCPC Environmental Planning Division, Reference No. 4-2005/700.
7. This site is within Fairland Planning Area # 24.
8. The site adjoins to the Point Branch Creek. The State of Maryland has designated this portion of the water-land as Green II.
9. This plan is not for construction purposes.
10. Property lines and areas are subject to adjustment at final plat completion.
11. Building locations and grading are graphical representations. Building locations and grading, to be computer at Building Permit phase.
12. Existing structures to be removed, and existing wells to be abandoned unless noted.
13. Servicing utility companies include:  
Water & Sewer: WSSC  
Electric: PEPCO  
Gas: Potomac Electric Power Co.  
Natural Gas: Washington Gas

**PREPARED FOR:**  
Mr. Doug Dam  
5710 Avery Park Drive  
Rockville, MD 20855  
Phone: (301) 928-8177  
Fax: (301) 340-1870

**PREPARED BY:**  
MAGNUS HENDRICKS & GLASCOCK, P.A.  
2008-12-21

**DATE:** 3/28/06

**SCALE:** 1" = 20.00'

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

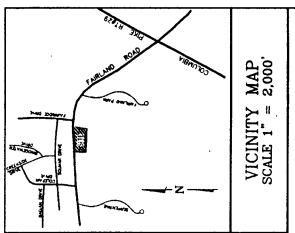
**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06



**VICINITY MAP**  
SCALE 1" = 2,000'



**PREPARED FOR:**  
Mr. Doug Dam  
5710 Avery Park Drive  
Rockville, MD 20855  
Phone: (301) 928-8177  
Fax: (301) 340-1870

**PREPARED BY:**  
MAGNUS HENDRICKS & GLASCOCK, P.A.  
2008-12-21

**DATE:** 3/28/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND

**TAX MAP:** MAP 06342

**WSSC:** 218603

**PROJECT NO.:** 2006-018

**DATE:** 03/27/06

**SCALE:** 1" = 20.00'

**SHEET NO.:** 1 OF 1

**DATE:** 03/27/06

**PROJECT:** PRELIMINARY SUBDIVISION PLAN  
PROPOSED LOTS 1-5  
FAIRLAND ROAD  
P920 L 17868 F. 363

**LOCATION:** 5TH ELECTION DISTRICT - MONTGOMERY COUNTY - MARYLAND