

Plat Name: Norbeck Overlook
Plat #: 220130050, 220130290 - 220130340

Location: Located at the intersection of Norbeck Road (MD 28) and Bradford Road.
Master Plan: Olney Master Plan
Plat Details: R-200/TDR zone; 119 lots, 32 parcels
Community Water, Community Sewer
Owner: The Ryland Group, Inc.

The subdivision plats have been reviewed by M-NCPPC staff as documented on the attached Plat Review Checklist. Staff has determined that the plats comply with Preliminary Plan No. 120060610 (MCPB Resolution No. 09-62) and with Site Plan No. 820110040 (Certified Site Plan dated October 2, 2012), 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.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described hereon, hereby adopt the plan of subdivision, dedicate the street shown hereon to public use, establish the minimum building setback line, and grant to Montgomery County, Maryland, a temporary easement in right of way across the property, adjacent, contiguous and parallel to all street right of way lines, said easements shall be automatically extinguished after all required public improvements have been completed and accepted for maintenance by the Montgomery County, Maryland or other responsible public agency.

Further, we grant to the Montgomery County, Maryland, a "Public Utility Easement" and recorded in the Land Records of Montgomery County, Maryland in Liber 3834 at Folio 457, such a grant being both in and over the land herein described as "Public Utility Easement" and identified as "PUE" hereon with the terms and provisions of said grant being set forth in the certain document entitled "Dedication of Public Improvement Easement" and recorded in the Land Records of Montgomery County, Maryland in Liber 3834 at Folio 457, which said terms are incorporated herein by this reference.

Further, we grant a "Vehicle and Pedestrian Access Easement" and recorded in the Land Records of Montgomery County, Maryland in Liber 3834 at Folio 457, which said terms are incorporated herein by this reference.

As owners of this subdivision, we, our successors, agents and assigns will cause all property corners and any other measurements to be set by a registered Maryland Surveyor in accordance with Section 50-24(a)(2) of the Maryland Code. There are no recorded suits, actions at law, liens, leases, mortgages or trusts affecting the property in this subdivision.

THE RYLAND GROUP, INC., a Maryland corporation

Stephen L. Fritz, Vice President
Date 9-19-13

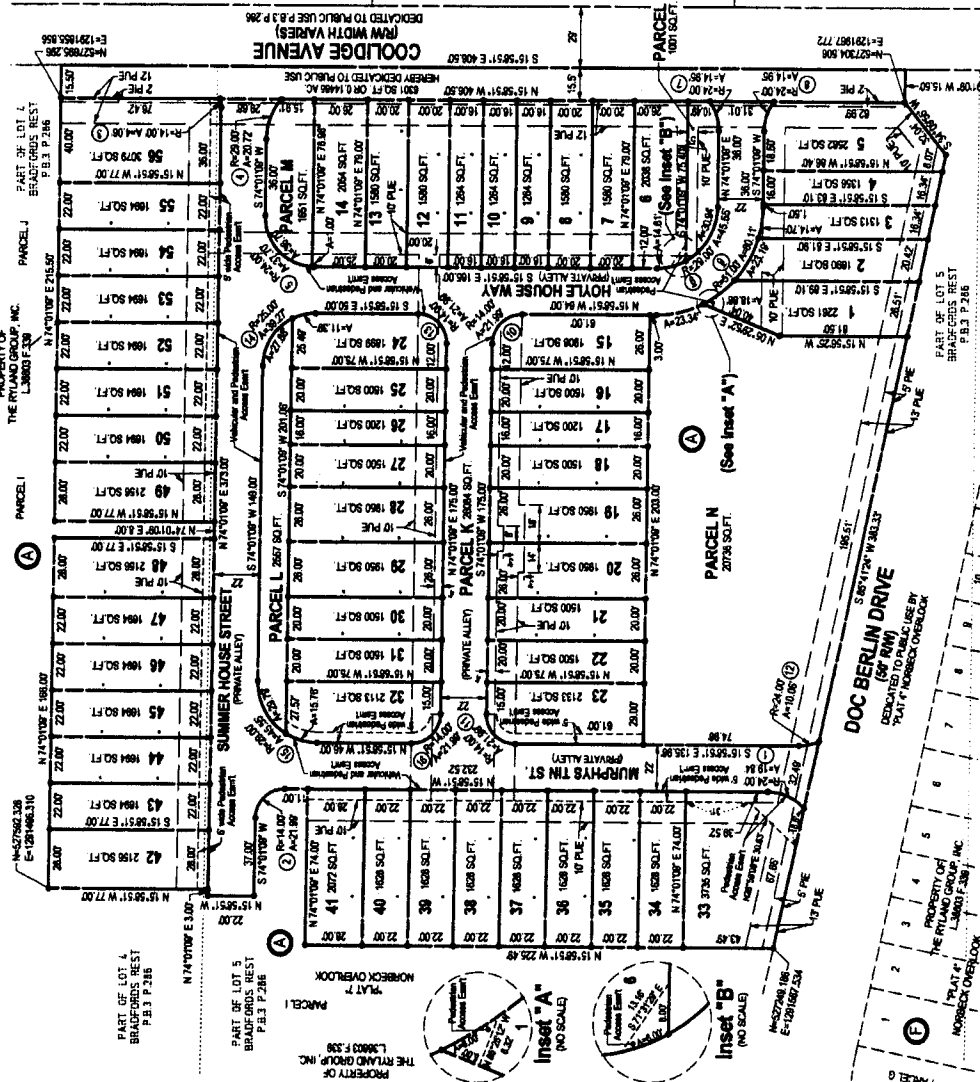
Witness/Agent
Date 9-19-13

PLAT NO.

CURVE DATA			
NO.	DELTA	RADIUS	ARC
1	47°12'22"	24.07	10.52
2	30°10'00"	24.07	10.52
3	30°10'00"	24.07	10.52
4	47°12'22"	24.07	10.52
5	30°10'00"	24.07	10.52
6	30°10'00"	24.07	10.52
7	30°10'00"	24.07	10.52
8	30°10'00"	24.07	10.52
9	30°10'00"	24.07	10.52
10	30°10'00"	24.07	10.52
11	30°10'00"	24.07	10.52
12	30°10'00"	24.07	10.52
13	30°10'00"	24.07	10.52
14	30°10'00"	24.07	10.52
15	30°10'00"	24.07	10.52
16	30°10'00"	24.07	10.52
17	30°10'00"	24.07	10.52
18	30°10'00"	24.07	10.52
19	30°10'00"	24.07	10.52
20	30°10'00"	24.07	10.52
21	30°10'00"	24.07	10.52
22	30°10'00"	24.07	10.52
23	30°10'00"	24.07	10.52
24	30°10'00"	24.07	10.52
25	30°10'00"	24.07	10.52
26	30°10'00"	24.07	10.52
27	30°10'00"	24.07	10.52
28	30°10'00"	24.07	10.52
29	30°10'00"	24.07	10.52
30	30°10'00"	24.07	10.52
31	30°10'00"	24.07	10.52
32	30°10'00"	24.07	10.52
33	30°10'00"	24.07	10.52
34	30°10'00"	24.07	10.52
35	30°10'00"	24.07	10.52
36	30°10'00"	24.07	10.52
37	30°10'00"	24.07	10.52
38	30°10'00"	24.07	10.52
39	30°10'00"	24.07	10.52
40	30°10'00"	24.07	10.52
41	30°10'00"	24.07	10.52
42	30°10'00"	24.07	10.52
43	30°10'00"	24.07	10.52
44	30°10'00"	24.07	10.52
45	30°10'00"	24.07	10.52
46	30°10'00"	24.07	10.52
47	30°10'00"	24.07	10.52
48	30°10'00"	24.07	10.52
49	30°10'00"	24.07	10.52
50	30°10'00"	24.07	10.52
51	30°10'00"	24.07	10.52
52	30°10'00"	24.07	10.52
53	30°10'00"	24.07	10.52
54	30°10'00"	24.07	10.52
55	30°10'00"	24.07	10.52
56	30°10'00"	24.07	10.52
57	30°10'00"	24.07	10.52
58	30°10'00"	24.07	10.52
59	30°10'00"	24.07	10.52
60	30°10'00"	24.07	10.52
61	30°10'00"	24.07	10.52
62	30°10'00"	24.07	10.52
63	30°10'00"	24.07	10.52
64	30°10'00"	24.07	10.52
65	30°10'00"	24.07	10.52
66	30°10'00"	24.07	10.52
67	30°10'00"	24.07	10.52
68	30°10'00"	24.07	10.52
69	30°10'00"	24.07	10.52
70	30°10'00"	24.07	10.52
71	30°10'00"	24.07	10.52
72	30°10'00"	24.07	10.52
73	30°10'00"	24.07	10.52
74	30°10'00"	24.07	10.52
75	30°10'00"	24.07	10.52
76	30°10'00"	24.07	10.52
77	30°10'00"	24.07	10.52
78	30°10'00"	24.07	10.52
79	30°10'00"	24.07	10.52
80	30°10'00"	24.07	10.52
81	30°10'00"	24.07	10.52
82	30°10'00"	24.07	10.52
83	30°10'00"	24.07	10.52
84	30°10'00"	24.07	10.52
85	30°10'00"	24.07	10.52
86	30°10'00"	24.07	10.52
87	30°10'00"	24.07	10.52
88	30°10'00"	24.07	10.52
89	30°10'00"	24.07	10.52
90	30°10'00"	24.07	10.52
91	30°10'00"	24.07	10.52
92	30°10'00"	24.07	10.52
93	30°10'00"	24.07	10.52
94	30°10'00"	24.07	10.52
95	30°10'00"	24.07	10.52
96	30°10'00"	24.07	10.52
97	30°10'00"	24.07	10.52
98	30°10'00"	24.07	10.52
99	30°10'00"	24.07	10.52
100	30°10'00"	24.07	10.52

NOTES:

- 1) All terms, conditions, agreements, limitations and requirements associated with any preliminary plan, site plan, project plan or other plan, allowing the subdivision of the property, approved by the Montgomery County Planning Board are intended to survive and not be distinguished by the recording of this plat. The subdivision is subject to the terms and conditions of the preliminary plan, site plan, project plan or other plan, as approved by the Planning Board and available to the public for review during normal business hours.
- 2) The subdivision record plat is not intended to show every matter affecting the ownership and use, nor every matter restricting the ownership and 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.
- 3) The property shown hereon is subject to the requirements of Chapter 22A of the Montgomery County Forest Conservation Law, including approval of a Final Forest Conservation Plan and appropriate agreements prior to issuance of a subdivision record plat.
- 4) The property is subject to the terms and conditions of Preliminary Plan No. 120060610 and Site Plan No. 620110040, as amended, both entitled "Generalist at Norbeck Crossing".
- 5) The development conforms with the requirements of Chapter 25-A of the Montgomery County Code regarding Moderately Priced Dwelling Units (MPDUs).
- 6) Parcels K, L, M and O, Block A, shown hereon are subject to the terms and conditions of a "Common Open Space Easement" with the Maryland National Capital Park and Planning Commission" recorded among the Land Records of Montgomery County, Maryland in Liber 2845 at Folio 578.
- 7) Parcels K, L, M and O, Block A, shown hereon are subject to the terms and provisions of a Declaration of Covenants, for the operation and maintenance of private streets, storm drain system, and/or open space areas, recorded among the Land Records of Montgomery County, Maryland in Liber 2845 at Folio 578.
- 8) Parcels K, L, M and O, Block A, are to be conveyed to Homeowners Association.
- 9) The "Vehicle and Pedestrian Access Easement" and the "Public Utility Easement" are associated private streets, alleys and sidewalks shown hereon, are intended to provide permanent vehicular and/or pedestrian access to the property, and are not intended to be a public easement across said easement and the associated roadway/sidewalks shown. All the sidewalks within the lot shown hereon are intended to provide pedestrian access to the general public pursuant to the terms and conditions of a certain "Vehicle and Pedestrian Access Easement" to be recorded after the recording of this subdivision record plat. Montgomery County, Maryland will not participate in the maintenance of these areas.
- 10) The owner of the property, their successors or assigns, agrees to pay a pro rata share for the future construction or reconstruction of Bradford Road along its frontage as provided for in a Declaration of Covenants dated May 30, 2013 and recorded among the Land Records of Montgomery County, Maryland in Liber 47311 at Folio 230.
- 11) The property shown hereon is being developed in accordance with TDS-7 standards. The following twenty-two (22) Development Rights necessary for development have been conveyed to the owners as follows: Liber 43104 Folio 72, dated January 20, 2012 as TDS-7 13-726 through 13-736, 20-752 through 20-754, 20-755 through 20-758 and 10-7701.
- 12) This property appears on Montgomery County Tax Maps HS 342 and HS 562.
- 13) This property shown hereon is zoned R-2007DK-7.



AREA TABULATION	
5 PARCELS	29.04 SQUARE FEET OR 22771 ACRES
STREET DEDICATION	6.301 SQUARE FEET OR 0.1448 ACRES
TOTAL BY THIS PLAT	197.375 SQUARE FEET OR 3.0126 ACRES

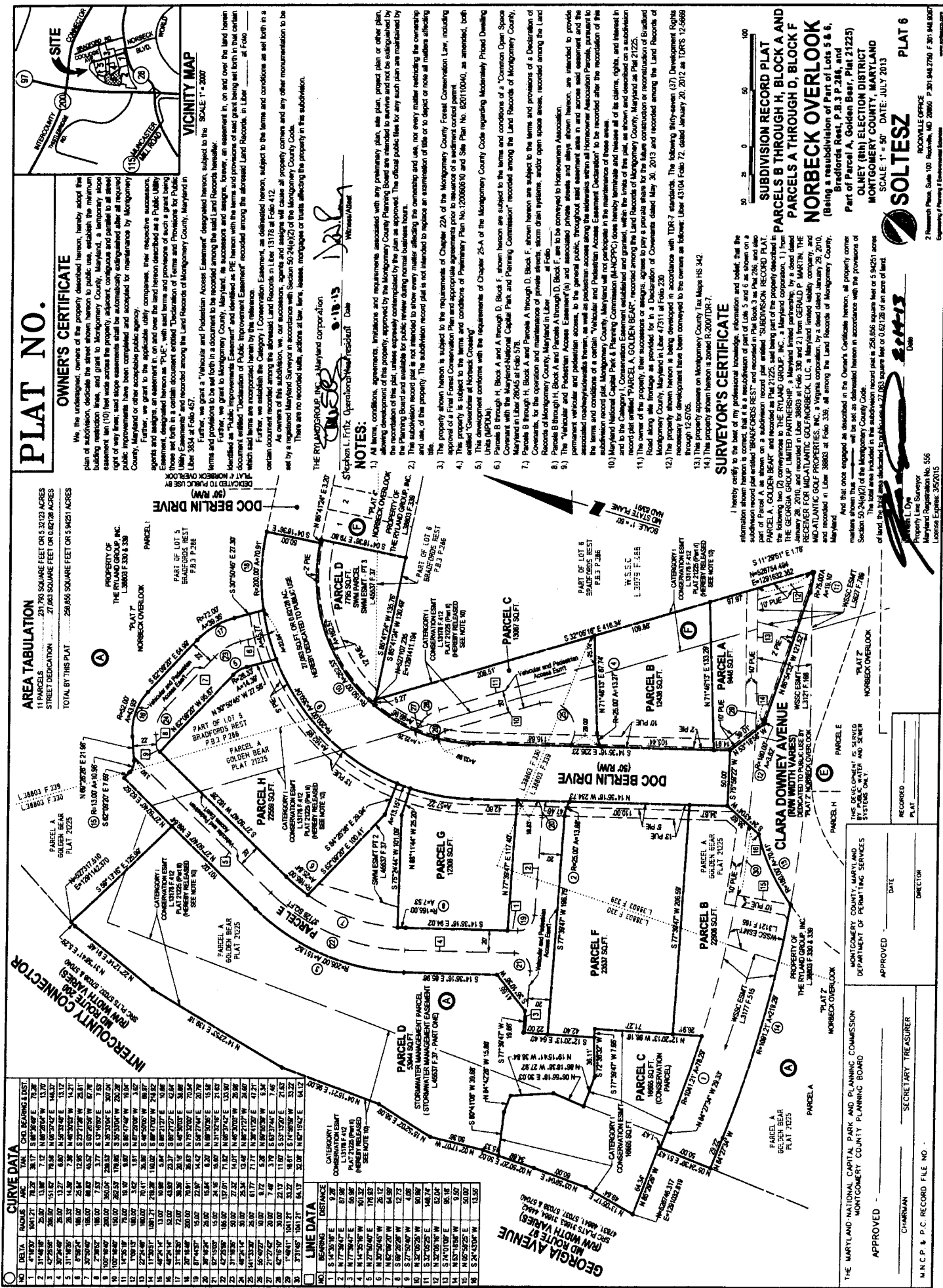
SUBDIVISION RECORD PLAT
LOTS 1 THROUGH 58 AND
PARCELS K, L, M, AND O, BLOCK A
NORBECK OVERLOOK
(Being a resubdivision of Part of Lots 4 & 5,
Bradford Road, P.B.3 P.286)
OLNEY (RH) ELECTION DISTRICT
MONTGOMERY COUNTY, MARYLAND
SCALE: 1" = 40' DATE: JULY 2013

SOLTESZ
PLAT 5

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 resubdivision of part of Lot 4 & 5 as shown on a subdivision record plat entitled "BRADFORD ROAD" and recorded among the Land Records of Montgomery County, Maryland in Liber 2845 at Folio 578, said being part of the property described in a conveyance from GERALD P. MARTIN, THE RECEIVER FOR MID-ATLANTIC GOLF COURSES, INC., a Virginia corporation, to THE RYLAND GROUP, INC., a Maryland corporation, by a deed dated January 28, 2010, and recorded among the Land Records of Montgomery County, Maryland in Liber 3834 at Folio 457. And that area depicted on this plat is the same as shown on the plat of the property corner markers shown on this plat. The Owner's Certificate hereon, all in accordance with the provisions of Section 50-24(a)(2) of the Montgomery County Code. The total area included in the subdivision record plat is 197.375 square feet or 3.0126 acres of land, the total area dedicated to public use is 6.301 square feet or 0.1448 acres of land.

Surveyor's Signature
Date 9-19-13
Montgomery County, Maryland
Department of Permitting Services
Systems Unit
RECORDED
PLAT
APPROVED
DATE
DIRECTOR
SECRETARY TREASURER
M.N.C.P. & P.C. RECORD FILE NO.
N.M.C.P. & P.C. RECORD FILE NO.



CURVE DATA			
NO.	DELTA	CHORD	CHORD BEARING
1	114.59	114.59	114.59
2	114.59	114.59	114.59
3	114.59	114.59	114.59
4	114.59	114.59	114.59
5	114.59	114.59	114.59
6	114.59	114.59	114.59
7	114.59	114.59	114.59
8	114.59	114.59	114.59
9	114.59	114.59	114.59
10	114.59	114.59	114.59
11	114.59	114.59	114.59
12	114.59	114.59	114.59
13	114.59	114.59	114.59
14	114.59	114.59	114.59
15	114.59	114.59	114.59
16	114.59	114.59	114.59
17	114.59	114.59	114.59
18	114.59	114.59	114.59
19	114.59	114.59	114.59
20	114.59	114.59	114.59
21	114.59	114.59	114.59
22	114.59	114.59	114.59
23	114.59	114.59	114.59
24	114.59	114.59	114.59
25	114.59	114.59	114.59
26	114.59	114.59	114.59
27	114.59	114.59	114.59
28	114.59	114.59	114.59
29	114.59	114.59	114.59
30	114.59	114.59	114.59

LINE DATA			
NO.	BEARING	DISTANCE	REMARKS
1	S 14° 35' 10" E	9.26	CATEGORY 1
2	N 77° 34' 42" E	87.06	PLAT 21225 (Pw 1)
3	N 77° 34' 42" E	56.96	PLAT 21225 (Pw 1)
4	N 77° 34' 42" E	101.32	PLAT 21225 (Pw 1)
5	N 77° 34' 42" E	176.93	PLAT 21225 (Pw 1)
6	N 77° 34' 42" E	261.72	PLAT 21225 (Pw 1)
7	N 77° 34' 42" E	346.51	PLAT 21225 (Pw 1)
8	N 77° 34' 42" E	431.30	PLAT 21225 (Pw 1)
9	N 77° 34' 42" E	516.09	PLAT 21225 (Pw 1)
10	N 77° 34' 42" E	600.88	PLAT 21225 (Pw 1)
11	N 77° 34' 42" E	685.67	PLAT 21225 (Pw 1)
12	N 77° 34' 42" E	770.46	PLAT 21225 (Pw 1)
13	N 77° 34' 42" E	855.25	PLAT 21225 (Pw 1)
14	N 77° 34' 42" E	940.04	PLAT 21225 (Pw 1)
15	N 77° 34' 42" E	1024.83	PLAT 21225 (Pw 1)
16	N 77° 34' 42" E	1109.62	PLAT 21225 (Pw 1)
17	N 77° 34' 42" E	1194.41	PLAT 21225 (Pw 1)
18	N 77° 34' 42" E	1279.20	PLAT 21225 (Pw 1)
19	N 77° 34' 42" E	1363.99	PLAT 21225 (Pw 1)
20	N 77° 34' 42" E	1448.78	PLAT 21225 (Pw 1)
21	N 77° 34' 42" E	1533.57	PLAT 21225 (Pw 1)
22	N 77° 34' 42" E	1618.36	PLAT 21225 (Pw 1)
23	N 77° 34' 42" E	1703.15	PLAT 21225 (Pw 1)
24	N 77° 34' 42" E	1787.94	PLAT 21225 (Pw 1)
25	N 77° 34' 42" E	1872.73	PLAT 21225 (Pw 1)
26	N 77° 34' 42" E	1957.52	PLAT 21225 (Pw 1)
27	N 77° 34' 42" E	2042.31	PLAT 21225 (Pw 1)
28	N 77° 34' 42" E	2127.10	PLAT 21225 (Pw 1)
29	N 77° 34' 42" E	2211.89	PLAT 21225 (Pw 1)
30	N 77° 34' 42" E	2296.68	PLAT 21225 (Pw 1)

PLAT NO.

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described herein, hereby adopt the plan of subdivision, dedicate the street shown herein to public use, establish the minimum building setback lines, and grant to Montgomery County, Maryland, a temporary easement for (10) feet wide across the property adjacent, contiguous and parallel to all streets shown herein, and we agree to execute all necessary documents and accept for record all required easements, dedications and other matters as may be required by Montgomery County, Maryland, or any other authority having jurisdiction over the property.

SURVEYOR'S CERTIFICATE

I hereby certify that I am a duly licensed professional surveyor, and that the information shown on this plat is true and correct to the best of my knowledge and belief, and that I have personally examined the property and the records of the Montgomery County Department of Planning and Zoning, and that I have found that the same are correct and true to the best of my knowledge and belief.

NOTES

- 1. All terms, conditions, agreements, limitations and requirements associated with any preliminary plan, site plan, proposed plan or other plan, including the plan of subdivision, approved by the Montgomery County Planning Board are hereby adopted and made a part of this plat.
- 2. The subdivision record plat is not intended to show every matter affecting the ownership and 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 the property.

NOTICE

This plat is a preliminary plan of subdivision and is not intended to be a final plat. It is subject to the requirements of the Montgomery County Department of Planning and Zoning, and to the requirements of the Maryland State Department of Transportation, and to the requirements of the Montgomery County Department of Public Works.

AREA TABULATION

11 PARCELS 281,700 SQUARE FEET OR 6.5123 ACRES

STREET DEDICATION 27,463 SQUARE FEET OR 0.6278 ACRES

TOTAL BY THIS PLAT 259,656 SQUARE FEET OR 5.9421 ACRES

OWNER'S CERTIFICATE

SURVEYOR'S CERTIFICATE

NOTES

NOTICE

PLAT 6

SOLTESZ

ROCKVILLE OFFICE

2 Research Plaza, Suite 100 Rockville, MD 20850 7-301 948-2760 7-301 948-5007

Engineering & Planning & Environmental Services

OWNER'S CERTIFICATE

We, the undersigned, owners of the property described herein, hereby adopt this plan of subdivision, dedicate the area shown hereon to public use, establish the minimum building restrictions, and grant to Montgomery County, Maryland, a temporary easement ten (10) feet wide across the property, adjacent, contiguous and parallel to all street right of way lines, said easements shall be automatically extinguished after all required public improvements have been completed and accepted for maintenance by Montgomery County, Maryland or other responsible public agency.

Further, we grant to the applicable utility companies, their respective successors, agents and assigns, an easement in, on and over the land hereon described as a Public Utility Easement, designated hereon as "PUE", with said terms and provisions of such grant being set forth in a certain document entitled "Declaration of Terms and Provisions for Public Utility Easements" recorded among the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457.

Further, we grant to Montgomery County, Maryland, its successors and assigns, however, an easement in, on and over the land hereon identified as "Public Improvements Easement" and identified as PUE hereon with the terms and provisions of said grant being set forth in a certain document entitled "Declaration of Public Improvements Easement" recorded among the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457.

Further, we grant a "Provisional Easement" designated hereon as "PE" with said terms and provisions of such grant being set forth in a certain document entitled "Declaration of Provisional Easements" recorded among the Land Records of Montgomery County, Maryland in Liber 3634 at Folio 457.

At all times, we establish the Category I (Conservation Easement) hereon, subject to the terms and provisions to be set forth in a certain document recorded among the Land Records in Liber 13178 at Folio 412.

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 sales, actions at law, liens, leases, mortgages or trusts affecting the property in this subdivision.

THE RYLAND GROUP, INC., a Maryland corporation.

[Signature]
Stephen L. Fritz, Vice President
Date: 8-13-13

NO.	BEARING	DISTANCE
1	S 74°10'00" W	250.00'
2	S 74°10'00" W	77.00'
3	S 74°10'00" W	77.00'
4	S 15°58'51" E	41.00'
5	S 74°10'00" W	220.00'
6	S 15°58'51" E	220.00'
7	S 86°11'24" W	36.00'

PLAT NO.

NO.	DELTA	RADIUS	ARC	TAN	CHORD BEARING & DIST.
1	90°00'00"	14.00'	21.99'	14.00'	S 87°58'51" E 19.97'
2	90°00'00"	20.00'	31.42'	20.00'	S 74°10'00" W 70.54'
3	90°00'00"	20.00'	31.42'	20.00'	S 74°10'00" W 70.54'
4	90°00'00"	52.00'	80.35'	52.00'	S 15°58'51" E 43.84'
5	48°24'54"	52.00'	80.35'	52.00'	S 15°58'51" E 43.84'
6	20°41'00"	213.00'	78.85'	38.87'	S 74°10'00" W 70.54'

NOTES:

- All terms, conditions, agreements, limitations and requirements associated with any easement, right of way, or other public use, including development of the property, shall be governed by the terms and conditions of the plat and shall survive and not be extinguished by the recording of this plat. The plat shall be maintained by the Planning Board and available for public review during normal business hours.
- The subdivision record plat is not intended to show every matter affecting the ownership and use, nor every matter restricting the ownership and use, of the property. The subdivision record plat is not intended to replace an examination of the plat or to depict or note all matters affecting the property.
- The property shown hereon is subject to the requirements of Chapter 25-A of the Montgomery County Code regarding Modernized Planned Residential Use (MPDU).
- The property shown hereon is subject to the requirements of Chapter 25-A of the Montgomery County Code regarding Modernized Planned Residential Use (MPDU).
- The property is subject to the terms and conditions of Preliminary Plan No. 1200000610 and Site Plan No. 820110040, as amended, both entitled "Greenbelt at Norbeck Overlook".
- The development conforms with the requirements of Chapter 25-A of the Montgomery County Code regarding Modernized Planned Residential Use (MPDU).
- Parcels A and J, Block A, shown hereon are subject to the terms and conditions of a Planning Commission "Special Use" recorded among the Land Records of Montgomery County, Maryland in Liber 28045 at Folio 578.
- Parcels A and J, Block A, shown hereon are subject to the terms and provisions of a Declaration of Easement for the operation and maintenance of private sewage, storm drain systems, and/or open space areas, recorded among the Land Records of Montgomery County, Maryland in Liber 47311 at Folio 250.
- Parcels A and J, Block A, are to be conveyed to Homeowners Association.
- The "Provisional Easement" (PE) and associated private streets and alleys shown hereon are intended to provide access to and from the property and to the general public, throughout said easement area and to said streets and alleys, and the associated roadways, driveways, and other public use areas, and the alleys within said "Provisional Easement" area, as well as pedestrian access along the sidewalks within said "Provisional Easement" area, pursuant to the terms and conditions of a certain "Vehicle and Pedestrian Access Easement Declaration" to be recorded after the recording of this subdivision record plat. Montgomery County, Maryland will not participate in the maintenance of these areas.
- The owner of the property, their successors or assigns, agree to pay a pro rata share for the future construction or reconstruction of Bradford Road along the frontage shown in a Declaration of Easement dated July 30, 2013 and recorded among the Land Records of Montgomery County, Maryland in Liber 47311 at Folio 250.
- This property appears on Montgomery County Tax Map HS 342 and HS 562.
- This property shown hereon is zoned R-200TDR-7.

CURVE DATA

NO.	DELTA	RADIUS	ARC	TAN	CHORD BEARING & DIST.
1	90°00'00"	14.00'	21.99'	14.00'	S 87°58'51" E 19.97'
2	90°00'00"	20.00'	31.42'	20.00'	S 74°10'00" W 70.54'
3	90°00'00"	20.00'	31.42'	20.00'	S 74°10'00" W 70.54'
4	90°00'00"	52.00'	80.35'	52.00'	S 15°58'51" E 43.84'
5	48°24'54"	52.00'	80.35'	52.00'	S 15°58'51" E 43.84'
6	20°41'00"	213.00'	78.85'	38.87'	S 74°10'00" W 70.54'

VICINITY MAP

SCALE 1" = 200'

8-13-13

8-13-13

8-13-13

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8-13-13

8-13-13

8-13-13

Plat Name: Norbeck Overlook Plat Number: 220130050, 220130290, 220130340
 Plan Name: GreenSrier @ Norbeck Crossing Plan Number: 120060610
 Plat Submission Date: 7/10/12, 8/20/12
 DRD Plat Reviewer: W. Meyer
 DRD Prelim Plan Reviewer: R. Heuer Checked: WM Date 9/19/12

Background Review:

Signed Preliminary Plan - Date 10/16/09 Checked: Initial WM Date 9/14/12
 Planning Board Resolution No. 09-62 Resolution Mailing Date 9/6/09
 Site Plan Required? Yes: ☒ No: ☐ Verified By: WM (initial)
 Site Plan Name: GreenSrier @ Norbeck Crossing Site Plan Number: 820110040
 Site Plan Signature Set - Date 10/2/12 Checked: Initial WM Date 8/19/13
 Planning Board Resolution No. 12-33

Review Items: Lot # & Layout ☒ Lot Area ☒ Zoning ☒ Bearings & Distances ☒
 Coordinates ☒ Plan # ☒ Road/Alley Widths ☒ Easements ☒ Open Space ☒
 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	7-12-12	7-27-12	8-3-12	See notes
Research	Bobby Fleury			7-16-2012	OK
SHA	Corren Giles				
PEPCO	<u>T. Chv</u>			7-27-12	Revisions Req'd
Parks	Doug Powell				
DRD	Keiona Clark				

Final DRD Review:

Consultant Notified (Final Mark-up): Initial WM Date 8/5/13
 Final Mylar & DXF/DWG Received: Initial WM Date 8/14/13
 Final Mylar Review Complete: Initial WM Date 8/19/13

Board Approval of Plat:

Plat Agenda: Initial WM Date 9-4-13

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: _____

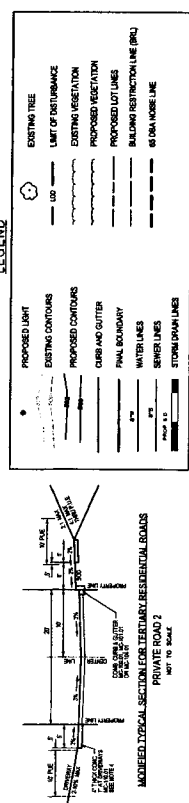
Notify Consultant to Seal Plats: _____

Surveyor's Seal Complete: _____

Sent to Courthouse for Recordation: _____

Recordation Info Entered into Hansen _____

No. _____



SHEET INDEX	
1	COVER SHEET
2	COMPOSITE SITE PLAN
3	SITE PLAN
4	SITE PLAN
5	SITE PLAN
6	SITE PLAN
7	SITE PLAN
8	SITE PLAN-FUTURE NORTH ROAD GRADING
9	RESOLUTION AND DEVELOPMENT PROGRAM

[illegible]

REGISTRATION CERTIFICATE
This certifies that _____ has been approved by the Institute of the Real Estate Appraisers, Inc. (IREA) as a _____ member of the _____ Chapter of the IREA.

Applicant's Name: _____ Date Recd. of Application: _____
Address: _____
City: _____ State: _____ Zip: _____
Phone: _____

Signature: _____

PACIFIC APPROVAL STAMP
 Certified true and
 File No. 8811508
 Navigational Camp Proposing Board
John A. [Signature]
 Date of Design 10/2/88
 MONTGOMERY COUNTY PLANNING DEPARTMENT
 100 SOUTH-CENTRAL CAPITAL PARK AND PLANNING COMMISSION

[illegible]

PRIMARY RESIDENTIAL STREET STANDARD NO. MC210-02

NOT TO SCALE

NOT TO SCALE

STORM DRAIN LINES

STORM DRAIN LINES

OWNER DEVELOPER/PLANNING

THE WALSH GROUP, INC.
1000 WEST MAIN STREET
CHAMBERS, IL 60411
FAX: 815.462.8400
CITY OF CHAMBERS, IL

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MISC UTILITY NOTE

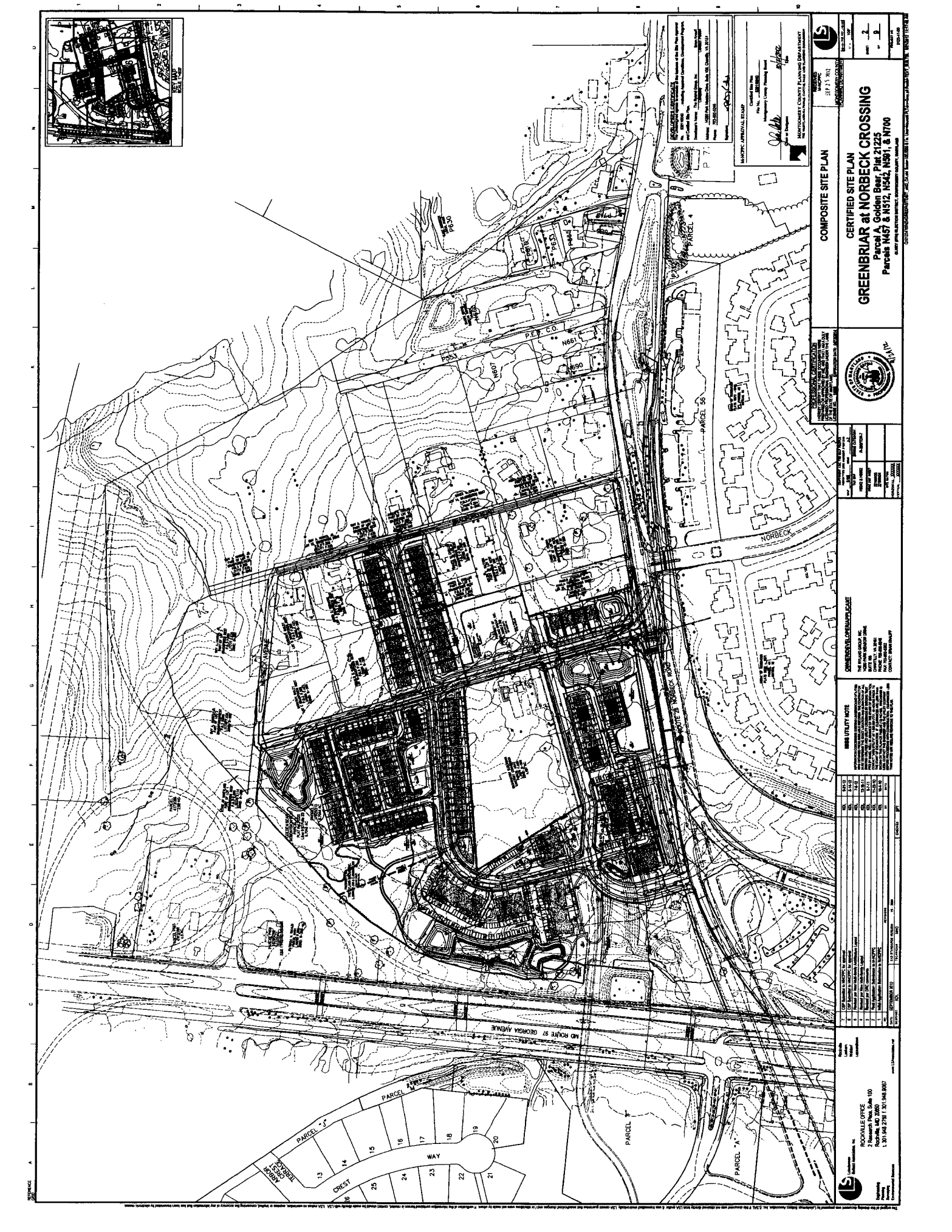
ALL UTILITIES SHOWN ARE BASED ON THE LATEST AVAILABLE RECORDS. THE ENGINEER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING UTILITIES AND HAS FOUND THEM TO BE IN GOOD CONDITION. THE UTILITIES SHOWN ARE BASED ON THE LATEST AVAILABLE RECORDS. THE ENGINEER HAS CONDUCTED VISUAL INSPECTIONS OF THE EXISTING UTILITIES AND HAS FOUND THEM TO BE IN GOOD CONDITION.

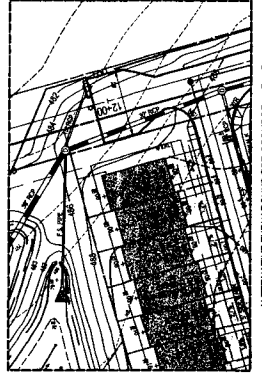
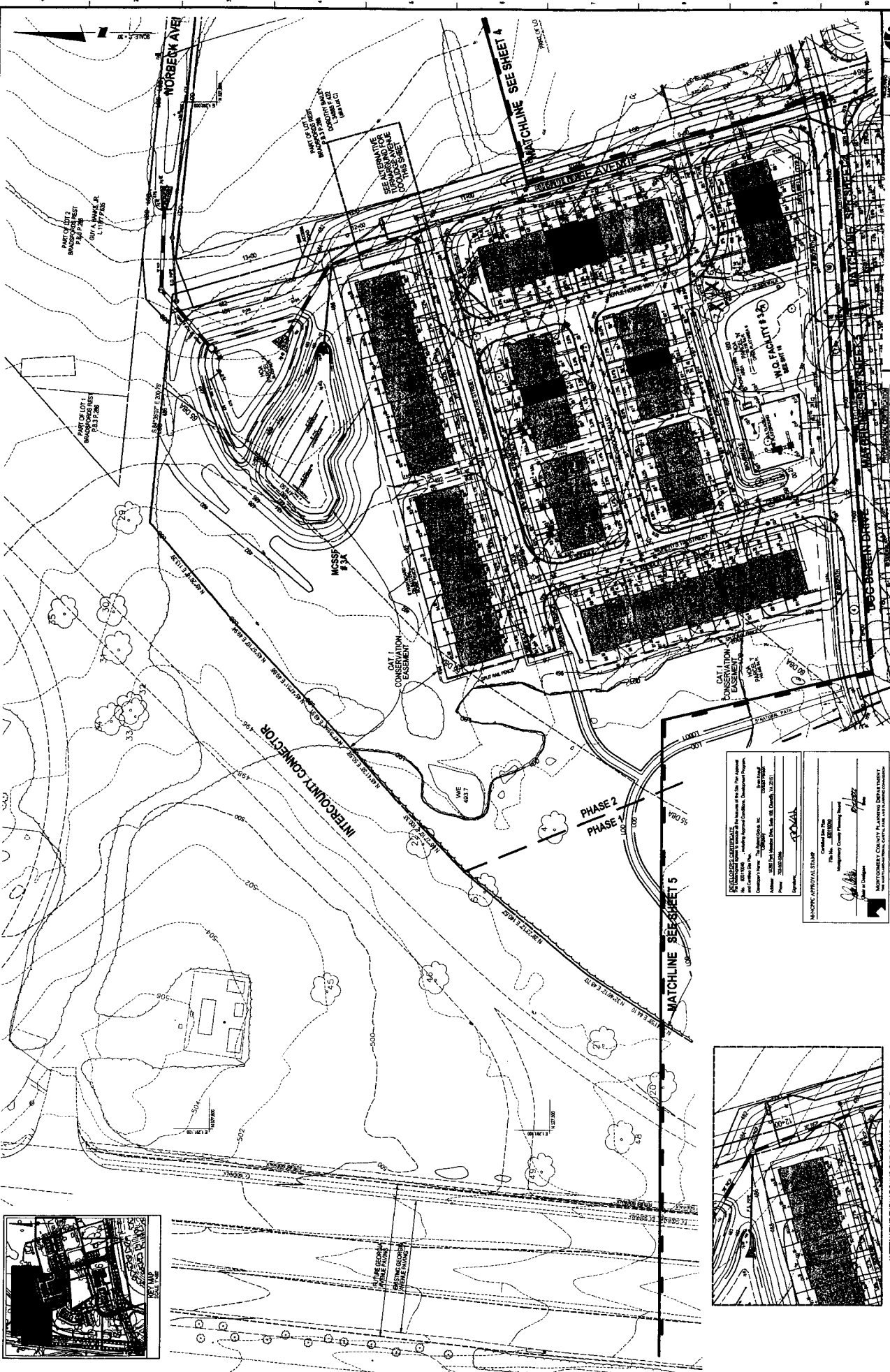
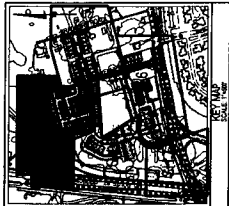
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REVISIONS

NO.	DATE	DESCRIPTION
1	01/15/02	PRELIMINARY
2	02/15/02	REVISED
3	03/15/02	REVISED
4	04/15/02	REVISED
5	05/15/02	REVISED
6	06/15/02	REVISED
7	07/15/02	REVISED
8	08/15/02	REVISED
9	09/15/02	REVISED
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83	11/15/08	REVISED
84	12/15/08	REVISED
85	01/15/09	REVISED
86	02/15/09	REVISED
87	03/15/09	REVISED
88	04/15/09	REVISED
89	05/15/09</	





ALTERNATIVE TURNAROUND FOR COOLIDGE AVENUE

DISCLAIMER
The undersigned hereby certifies that the information contained herein is true and correct to the best of their knowledge and belief, and that they are not aware of any material misstatements or omissions.

MAJOR SITE PLAN
The undersigned hereby certifies that the information contained herein is true and correct to the best of their knowledge and belief, and that they are not aware of any material misstatements or omissions.

MAJOR SITE PLAN
The undersigned hereby certifies that the information contained herein is true and correct to the best of their knowledge and belief, and that they are not aware of any material misstatements or omissions.

PROJECT INFORMATION

Project Name	GREENBRIAR at NORBECK CROSSING
Project Location	Parcel A, Golden Bear, Plot 21225
Project Address	Parcels M457 & N512, N542, N591, & N700
Project Owner	GREENBRIAR at NORBECK CROSSING, LLC
Project Manager	JOHN J. HARRIS
Project Engineer	JOHN J. HARRIS
Project Surveyor	JOHN J. HARRIS

MISS UTILITY NOTE

The undersigned hereby certifies that the information contained herein is true and correct to the best of their knowledge and belief, and that they are not aware of any material misstatements or omissions.

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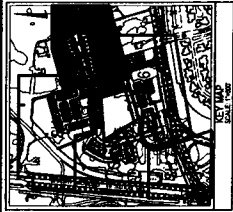
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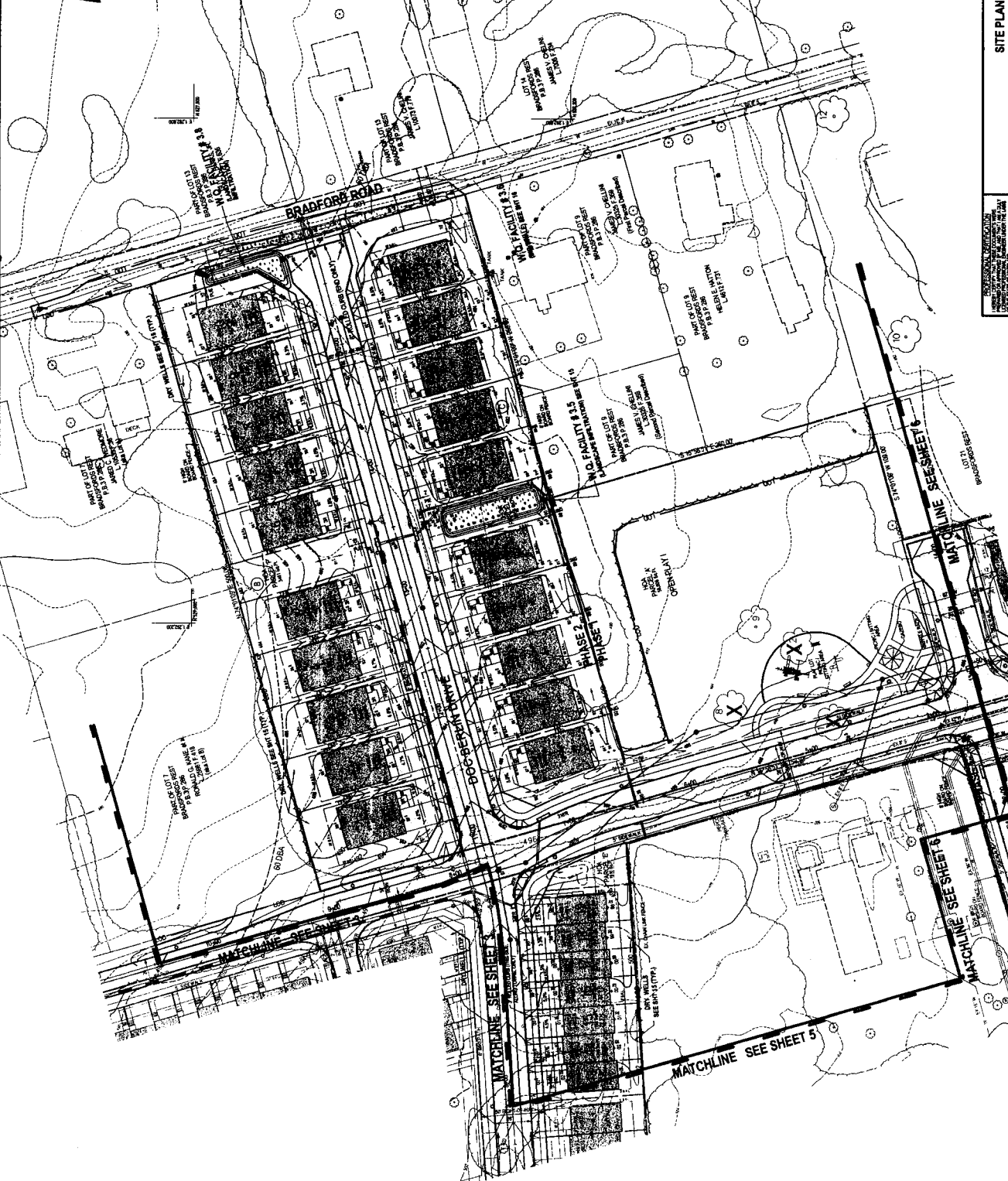
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Scale: 1" = 30'



PROPOSED DEVELOPMENT
Name: **GREENBRIAR at NORBECK CROSSING**
Address: **Parcel A, Golden Bear, Plat 21225**
Owner: **Parcel A, Golden Bear, Plat 21225**
Project: **Parcel A, Golden Bear, Plat 21225**
Date: **10/20/2010**
Sheet: **1 of 1**

APPROVALS
City Engineer: **[Signature]**
County Engineer: **[Signature]**
Mayor: **[Signature]**
City Council: **[Signature]**

NOTES
1. ALL UTILITIES SHOWN ARE BASED ON RECORD DRAWINGS AND FIELD SURVEY.
2. THE PROPOSED DEVELOPMENT IS SUBJECT TO THE REVIEW AND APPROVAL OF THE CITY ENGINEER AND COUNTY ENGINEER.
3. THE PROPOSED DEVELOPMENT IS SUBJECT TO THE REVIEW AND APPROVAL OF THE MAYOR AND CITY COUNCIL.

GREENBRIAR at NORBECK CROSSING
Parcel A, Golden Bear, Plat 21225
Parcels M457, N452, N451, & N700

APPROVALS
City Engineer: **[Signature]**
County Engineer: **[Signature]**
Mayor: **[Signature]**
City Council: **[Signature]**

GREENBRIAR at NORBECK CROSSING
Parcel A, Golden Bear, Plat 21225
Parcels M457, N452, N451, & N700

APPROVALS
City Engineer: **[Signature]**
County Engineer: **[Signature]**
Mayor: **[Signature]**
City Council: **[Signature]**

GREENBRIAR at NORBECK CROSSING
Parcel A, Golden Bear, Plat 21225
Parcels M457, N452, N451, & N700

APPROVALS
City Engineer: **[Signature]**
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Mayor: **[Signature]**
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