



ATTACHMENT 2

ATTORNEYS

STUART R. BARR
DIRECT 301.961.6095
SRBARR@LERCHEARLY.COM

October 14, 2015

Dear Property Owner or Resident:

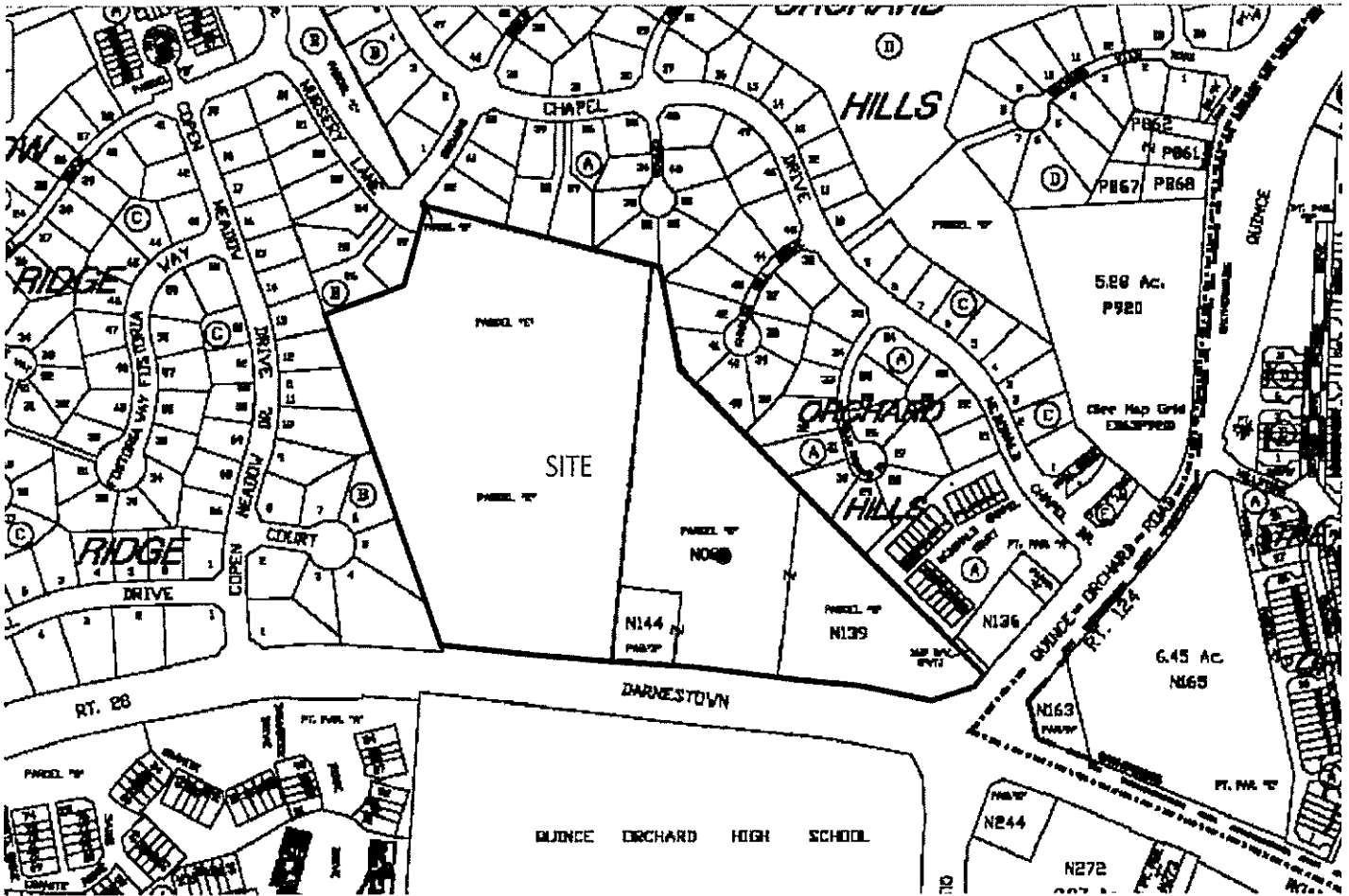
You are invited to a community outreach meeting to discuss the proposed annexation of the property located at the northwest corner of Darnestown Road (MD Route 28) and Quince Orchard Road (MD Route 124) in Gaithersburg, Maryland, just to the north of Quince Orchard High School. The property is approximately 23 acres in size, divided into four parcels, some of which are improved currently with various retail uses (gas station, grocery store, bank, pharmacy, etc.) and some of which is unimproved. The location of the property is shown on the attached tax map. The owners are interested in annexing the property from Montgomery County into the City of Gaithersburg. If annexed, the property would be rezoned from the County's NR-0.75, H-45 and R-200 zones to the City's MXD zone. The idea would be to develop and redevelop the property in three general phases beginning with a phase 1 residential development of the westernmost 14 acres. The remaining 9 acres would be redeveloped over the long term as mixed use in two general phases.

The community meeting will provide you with an opportunity to become aware of the annexation petition. The meeting will be held at the Johnson warehouse building (red block, green roofed building to the left of the Sunoco gas station), 12311 Darnestown Road, Gaithersburg, Maryland, on **Tuesday, October 27, 2015 at 7:00 p.m.** There is no need to RSVP for the meeting. At the meeting the applicant team will provide information and try to answer any questions. If the October 27th date is not convenient for you, and you have questions or would like more information, please contact Stuart Barr at srbarr@lerchearly.com or by phone at 301-961-6095. Thank you very much.

Sincerely,

Stuart Barr
Lerch Early & Brewer

Attachment: Tax Map



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PROPERTY TAX MAP

JOHNSON'S PROPERTY
 GAITHERSBURG, MARYLAND
 MONTGOMERY COUNTY

JUNE 4, 2015

