

## Corrective Map Amendments G-975 through G-984

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**Completed 1/12/15**

### Description

These Corrective Map Amendments (CMAs) are necessary to correct technical errors that staff has discovered on the zoning map.

**Staff recommendation:** Approval to file ten Corrective Map Amendments, G-975 through G-984, with a Planning Board recommendation of approval to the District Council.

**Introduction**

Section 59-7.7.2 of the Zoning Ordinance states that the purpose of a Corrective Map Amendment (CMA) is for the “Correction of an administrative or technical error in a Sectional or District Map Amendment.” Only the Planning Board may file an application for a CMA.

In March 2014, the District Council approved the revised Zoning Ordinance, which also required the adoption of a new zoning map. This map was created through District Map Amendment (DMA) G-956, which was adopted by the District Council in July 2014 (Council Resolution 17-1166). The new map became effective on October 30, 2014.

On October 28, 2014, the District Council approved seven Corrective Map Amendments (G-967 G-973) to correct six errors in the District Map Amendment and one error in an adopted Sectional Map Amendment (Council Resolution 17-1264).

Following the adoption of those seven CMAs, Staff discovered ten additional errors in the zoning map as a result of the recent District Map Amendment G-956, Sectional Map Amendment G-966, and one error carried forward from the October 29 zoning map. These are technical errors, such as an incorrectly drawn boundary in two cases. As a result, Staff is recommending that these errors be corrected on the zoning map.

**A. Corrective Map Amendment G-975 (Attachment 2)**

- Property ID/Location:** Part of Lot 42, Block E, Gold Mine Crossing located at 2104 Gold Mine Road.  
*Olney Master Plan*
- WSSC Grid:** 226NW02
- Proposed Reclassification:** 0.04 acres from the RE-2 Zone to the RE-2 Zone with a TDR-2.0 Overlay Zone.

Part of Lot 42, Block E, Gold Mine Crossing (Subject Property) is located in the 2100 block of Gold Mine Road, in an area bounded by Gold Mine Road, Carter Mill Way, and Old Baltimore Road.

The Subject Property is occupied by a single-family detached residence. The existing zoning map shows this area as being zoned RE-2.

Background

Prior to October 30, 2014, this property was split-zoned, with the majority of the property being zoned RE-2 and a smaller area zoned RE-2/TDR.

A portion of the Subject Property was unintentionally rezoned from RE-2/TDR to RE-2 on October 30 by District Map Amendment G-956.

Under the new zoning ordinance, which became effective on October 30, TDR receiving areas are shown as an overlay zone atop the base zone. The small area of RE-2/TDR should have been included in the TDR overlay, as was done for the adjacent properties that were zoned RE-2/TDR.

However, during the District Map Amendment, this portion of the property was not included in the TDR Overlay.

Recommendation

Staff recommends rezoning approximately 0.04 acres from the RE-2 Zone to the RE-2 Zone with a TDR-2.0 Overlay to be consistent with the intent of District Map Amendment G-956.

**B. Corrective Map Amendment G-976 (Attachment 3)**

- |                                   |   |
|-----------------------------------|---|
| <b>Property ID/Location:</b>      | Lots 1-30, Parcels B and C, and part of Parcel A, Block A, River Quarry located at the northwest corner of Seven Locks Road and River Road.<br><i>Potomac Subregion Master Plan</i> |
| <b>WSSC Grid:</b>                 | 210NW08   |
| <b>Proposed Reclassification:</b> | 5.51 acres from the R-200 Zone to the R-200 Zone with a TDR-8.0 Overlay Zone.   |

Lots 1-30, Parcels B and C, and part of Parcel A, Block A, River Quarry (Subject Properties) are located in the northeast quadrant of the intersection of Old Seven Locks Road and River Road.

The Subject Properties are occupied by townhouses and detached single-family residences. The zoning map shows this area as being zoned R-200.

Background

Prior to October 30, 2014, this area was zoned R-200/TDR.

Under the new zoning ordinance, which became effective on October 30, TDR receiving areas are shown as an overlay zone atop the base zone. Therefore, in the District Map Amendment (G-956) effective on October 30, 2014, the Subject Properties should have been rezoned to the R-200 Zone with a TDR-8.0 Overlay.

However, DMA G-956 inadvertently left the TDR-8.0 Overlay off of the zoning map.

The TDR Overlay should be mapped as TDR-8.0, representing a maximum residential density of 8 dwelling units per acre, based on the recommendations of the Potomac Subregion Master Plan (2002). On page 56, the Plan notes that the Giancola Quarry,

which is where the Subject Properties are now located, was to have a maximum density including TDRs of 8 units per acre.

Recommendation

Staff recommends rezoning approximately 5.51 acres (the Subject Properties) to R-200 with a TDR-8.0 Overlay to be consistent with the intent of District Map Amendment G-956.

**C. Corrective Map Amendment G-977 (Attachment 4)**

**Property ID/Location:** Part of Parcel 670, Grid JS33, Liber/Folio 21448/0396 located 16400 Layhill Road. *Olney Master Plan*

**WSSC Grid:** 222NW01

**Proposed Reclassification:** 1.16 acres from the RC Zone to the NR-0.75 H-45 Zone.

Part of Parcel 670, Grid JS33, Liber/Folio 21448/0396 (Subject Property) is located at the northwest quadrant of the intersection of Norwood Road and Layhill Road.

The Subject Property is occupied by an abandoned store. The zoning map shows the Property to be zoned RC (Rural Cluster).

Background

The Subject Property was the subject of Local Map Amendment (LMA) B-513, which was adopted by the District Council in 1957 (Council Resolution 3-2745). The applicant requested the C-1 Zone for an area of approximately 1.7 acres.

In adopting the LMA, the Council revised the proposed area to a smaller 0.73 acres so as to withhold an area within 150 feet of the center line of both Norwood and Layhill Roads to provide for right-of-way for future expansion of these roads.

In general, right-of-way withholdings occurred through District Map Amendments, Sectional Map Amendments (SMA) and Local Map Amendments (LMA). The 1958 Zoning Ordinance stated that “any area reclassified by a local or sectional or District plan map amendment shall exclude and be held to exclude any portion of the area which lies in the bed of a road, street or alley, whether existing or proposed on a plan adopted by the Commission...”

However, in 1969, the Maryland Court of Appeals found withholding future rights-of-way from rezoning to be unconstitutional. On July 7, 1986, the District Council adopted Ordinance 10-75 (§59-2.2.4.A.3 of the Zoning Ordinance), which required the zoning for any previously withheld rights-of-way to match the zoning of the

property from which the zoning had been withheld. These corrections were typically done during the Sectional Map Amendment process, however, the subsequent SMAs failed to address this property.

The area that was rezoned by LMA to C-1 in 1957 is to the rear of the structure located on the Subject Property. On October 30, 2014, that C-1 portion of the Subject Property was rezoned by District Map Amendment G-956 to NR-0.75 H-45. The RC portion of the Subject Property was unaffected by the District Map Amendment. However, based on the 1986 ruling, the RC portion should have been given zoning that would match that of the property from which the zoning had been withheld.

Moreover, since the structure itself is actually located within the 150 foot setback from the centerlines that was previously withheld and because the structure is now vacant, it can no longer be legally occupied by commercial uses.

Recommendation

Staff recommends rezoning approximately 1.16 acres from RC to NR-0.75 H-45 to be consistent with Sec. 59-2.2.4.A.3 of the Zoning Ordinance.

**D. Corrective Map Amendment G-978 (Attachment 5)**

<b>Property ID/Location:</b>	Lot 13, Block 2, Hillandale Heights, located at 10215 Royal Road. <i>White Oak Science Gateway Sector Plan</i>
<b>WSSC Grid:</b>	213NE02
<b>Proposed Reclassification:</b>	0.26 acres from the CRN-0.25 C-0.0 R-0.25 H-45 Zone to the R-90 Zone.

Lot 13, Block 2, Hillandale Heights (Subject Property) is located at 10215 Royal Road. The Subject Property is occupied by a single-family detached house. The zoning map shows the Property to be zoned CRN-0.25 C-0.0 R-0.25 H-45.

Background

The Subject Property was rezoned from R-90 to CRN-0.25 C-0.0 R-0.25 H-45 on October 31, 2014 by Sectional Map Amendment (SMA) G-966 (Council Resolution 17-1240) following the adoption of the White Oak Science Gateway plan.

The intent of the plan was not to rezone the residential properties in this area. The plan indicates on page 39-40 (Planning Board Draft) that the CRN recommendation was intended only for the western portion of the National Labor College site.

The Subject Property abuts the National Labor College site, but is itself not a part of the site.

Recommendation

Staff recommends rezoning approximately 0.26 acres from the CRN-0.25 C-0.0 R-0.25 H-45 Zone to the R-90 Zone to be consistent with the intent of the White Oak Science Gateway Sector Plan.

**E. Corrective Map Amendment G-979 (Attachment 6)**

**Property ID/Location:** Parcel RRRR, Westfarm Technology Park, located at 12070, 12080, 12090, 12100, 12110, and 12114 Plum Orchard Drive.  
*White Oak Science Gateway Master Plan*

**WSSC Grid:** 215NE03

**Proposed Reclassification:** 48.74 acres from the LSC Zone to the LSC-1.0 H-200 Zone.

Parcel RRRR, Westfarm Technology Park (Subject Property) is located at 12070, 12080, 12090, 12100, 12110, and 12114 Plum Orchard Drive.

The site is currently vacant. The Zoning Map shows the Subject Property as being zoned LSC.

Background

On October 30, 2014, the newly adopted Zoning Ordinance (Enacted Ordinance 17-43) and District Map Amendment G-956 (Council Resolution 17-1166) became effective.

On October 31, 2014, the Subject Property was rezoned from IM-2.5 H-50 and EOF-0.75 H-100 T to LSC by Sectional Map Amendment G-966 (Council Resolution 17-1240).

While the former Zoning Ordinance included an LSC Zone, the new Zoning Ordinance, effective October 30, 2014, includes a modified version of the LSC Zone. In the new Ordinance, the LSC Zone must be mapped on the Zoning Map with a specific maximum density and height.

Because the LSC Zone must be mapped with a density and height, the zone shown on the Zoning Map cannot legally exist.

The White Oak Science Gateway Master Plan recommended a maximum density on the Subject Property of 1.0 FAR. The Plan was silent on the subject of height.

The LSC Zone in the Ordinance that was in place on October 29 and as it is today allows heights up to 200 feet. During the District Map Amendment process, staff converted LSC properties without specific Master or Sector Plan recommendations in the LSC Zone to a mapped height of 200 feet.

Recommendation

Staff recommends rezoning approximately 48.74 acres from the LSC Zone to the LSC-1.0 H-200 Zone to be in conformance with the Zoning Ordinance and the White Oak Science Gateway Master Plan.

**F. Corrective Map Amendment G-980 (Attachment 7)**

**Property ID/Location:** Lot 1, White Oak Towers, located at 11700 Old Columbia Pike.  
*White Oak Science Gateway Sector Plan*

**WSSC Grid:** 215NE02

**Proposed Reclassification:** 9.36 acres from the R-H Zone to the R-10 Zone

Lot 1, White Oak Towers (Subject Property) is located at 11700 Old Columbia Pike.

The site is currently occupied by a multi-family structure. The Zoning Map shows the property as being zoned R-H.

Background

On October 8, 1963, the District Council granted Local Map Amendment (LMA) C-1025 (Council Resolution unreadable on report) to the R-H Zone for a portion of the Subject Property.

The Council did not set any binding elements on density, and the staff report noted that the maximum yield on the site would be 413 units, which is 43.5 units per acre, the maximum density of the R-H zone.

On June 23, 1964, the District Council granted LMA C-1320 (Council Resolution 5-1116) to rezone an adjacent area of land to R-H. This area is part of the Subject Property. The Council did not set any binding elements to reduce the density from that allowed by the Zoning Ordinance.

The R-H Zone is one of the zones contained in Division 59-8 of the Zoning Ordinance, "Zones Retained from Previous Ordinance." Section 59-8.1.1 states that "The Zones in Article 59-8 were applied by Local Map Amendment before this Zoning Ordinance was adopted. These zones may appear on the digital zoning map, but they cannot be requested by any property owner under a Local Map Amendment or applied to any

additional property under a Sectional Map Amendment adopted after October 30, 2014.”

While the White Oak Science Gateway Sector Plan was being considered, it was not clear whether the SMA would be adopted before or after the effective date of the new Ordinance. In fact, it became effective on October 31, 2014 – the day after the new Ordinance took effect. If the area in question had not been the subject of the ongoing sector plan discussion, the R-H Zone would have been translated by staff to the R-10 Zone, which has the same maximum density as the R-H Zone at 43.5 dwelling units per acre.

Moreover, while the Ordinance does not explicitly prohibit the retention of zones listed in Division 59-8 in Sectional Map Amendments passed after October 30, 2014, it was clear that the District Council’s intent was to phase these zones out with the adoption of new Master or Sector Plans and their accompanying SMAs.

Sectional Map Amendment G-966 (Council Resolution 17-1240), which was adopted in conjunction with the White Oak Science Gateway Sector Plan, did not remove the R-H zoned areas.

Recommendation

Staff recommends rezoning approximately 9.36 acres from the R-H Zone to the R-10 Zone to be in conformance with the District Council’s intent.

**G. Corrective Map Amendment G-981 (Attachment 8)**

<b>Property ID/Location:</b>	Parcel A, The Oaks, located southeast of Old Columbia Pike at Carriage House Terrace and Carriage House Drive. <i>White Oak Science Gateway Master Plan</i>
<b>WSSC Grid:</b>	215NE02
<b>Proposed Reclassification:</b>	9.22 acres from the R-H Zone to the R-10 Zone.

Parcel A, The Oaks (Subject Property) is located at Columbia Pike at Carriage House Terrace and Carriage House Drive.

The site is currently occupied by townhouses. The Zoning Map shows the property as being zoned R-H.

Background

On October 13, 1964, the District Council granted LMA C-1377 (Council Resolution 5-1376) for approximately 8.81 acres of the Subject Property to the R-H Zone. On May

25, 1971, the District Council approved LMA F-616 (Council Resolution 7-210) for 0.42 acres on the remainder of the Subject Property for the R-H Zone.

The Council did not set any binding elements on density, and the staff report noted that the maximum yield on the site would be 383 units in application C-1377, which is 43.5 units per acre, the maximum density of the R-H zone. The Council did not set any binding elements to reduce the density in application F-616.

While the White Oak Science Gateway Sector Plan was being considered, it was not clear whether the SMA would be adopted before or after the effective date of the new Ordinance. In fact, it became effective on October 31, 2014 – the day after the new Ordinance took effect. If the area in question had not been the subject of the ongoing sector plan discussion, the R-H Zone would have been translated by staff to the R-10 Zone, which has the same maximum density as the R-H Zone at 43.5 dwelling units per acre.

Moreover, while the Ordinance does not explicitly prohibit the retention of zones listed in Division 59-8 in Sectional Map Amendments passed after October 30, 2014, it was clear that the District Council’s intent was to phase these zones out with the adoption of new Master or Sector Plans and their accompanying SMAs.

Sectional Map Amendment G-966 (Council Resolution 17-1240), which was adopted in conjunction with the White Oak Science Gateway Sector Plan, did not remove the R-H zoned areas.

Recommendation

Staff recommends rezoning approximately 9.22 acres from the R-H Zone to the R-10 Zone to be in conformance with the District Council’s intent.

**H. Corrective Map Amendment G-982 (Attachment 9)**

<b>Property ID/Location:</b>	Parcel A, Parklands Manor and Parcel A, Columbia Towers, located southeast of Old Columbia Pike at Clifftondale Drive. <i>White Oak Science Gateway Master Plan</i>
<b>WSSC Grid:</b>	215NE02
<b>Proposed Reclassification:</b>	27.75 acres from the R-H Zone to the R-10 Zone.

Parcel A, Parklands Manor and Parcel A, Columbia Towers (Subject Properties), are located southeast of Old Columbia Pike at Clifftondale Drive.

The site is currently occupied by townhouses and a multi-family structure. The Zoning Map shows the property as being zoned R-H.

Background

On October 20, 1964, the District Council granted LMA C-1459 (Council Resolution 5-1397) for approximately 17.3 acres of the Subject Properties to the R-H Zone. On January 7, 1969, the District Council adopted LMA E-810 (Council Resolution 6-1781) for approximately 11.26 acres of the Subject Properties to be added to the R-H Zone.

The Council did not set any binding elements on density, and the staff report in the application for LMA C-1459 noted that the maximum yield on the site would be 753 units, which is 43.5 units per acre, the maximum density of the R-H zone.

While the White Oak Science Gateway Sector Plan was being considered, it was not clear whether the SMA would be adopted before or after the effective date of the new Ordinance. In fact, it became effective on October 31, 2014 – the day after the new Ordinance took effect. If the area in question had not been the subject of the ongoing sector plan discussion, the R-H Zone would have been translated by staff to the R-10 Zone, which has the same maximum density as the R-H Zone at 43.5 dwelling units per acre.

Moreover, while the Ordinance does not explicitly prohibit the retention of zones listed in Division 59-8 in Sectional Map Amendments passed after October 30, 2014, it was clear that the District Council’s intent was to phase these zones out with the adoption of new Master or Sector Plans and their accompanying SMAs.

Sectional Map Amendment G-966 (Council Resolution 17-1240), which was adopted in conjunction with the White Oak Science Gateway Sector Plan, did not remove the R-H zoned areas.

Recommendation

Staff recommends rezoning approximately 27.75 acres from the R-H Zone to the R-10 Zone to be in conformance with the District Council’s intent.

**I. Corrective Map Amendment G-983 (Attachment 10)**

- Property ID/Location:** Part of Parcel B, White Oak, located at 11200 Lockwood Drive.  
*White Oak Science Gateway Master Plan*
- WSSC Grid:** 214NE01
- Proposed Reclassification:** 25.77 acres from the R-H Zone to the R-10 Zone.

Part of Parcel B, White Oak (Subject Property), is located at 11200 Lockwood Drive.

The site is currently occupied by multi-family structures. The Zoning Map shows the property as being zoned R-H.

Background

On August 13, 1963, the District Council granted LMA C-1038 (Council Resolution 5-513) to rezone approximately 26.94 acres of the Subject Property to the R-H Zone.

The Council did not set any binding elements on density, and the staff report noted that the maximum yield on the site would be 1173 units, which is 43.5 units per acre, the maximum density of the R-H zone.

While the White Oak Science Gateway Sector Plan was being considered, it was not clear whether the SMA would be adopted before or after the effective date of the new Ordinance. In fact, it became effective on October 31, 2014 – the day after the new Ordinance took effect. If the area in question had not been the subject of the ongoing sector plan discussion, the R-H Zone would have been translated by staff to the R-10 Zone, which has the same maximum density as the R-H Zone at 43.5 dwelling units per acre.

Moreover, while the Ordinance does not explicitly prohibit the retention of zones listed in Division 59-8 in Sectional Map Amendments passed after October 30, 2014, it was clear that the District Council’s intent was to phase these zones out with the adoption of new Master or Sector Plans and their accompanying SMAs.

Sectional Map Amendment G-966 (Council Resolution 17-1240), which was adopted in conjunction with the White Oak Science Gateway Sector Plan, did not remove the R-H zoned areas.

Recommendation

Staff recommends rezoning approximately 25.77 acres from the R-H Zone to the R-10 Zone to be in conformance with the District Council’s intent.

**J. Corrective Map Amendment G-984 (Attachment 11)**

<b>Property ID/Location:</b>	Lot 5, Block 1, William E. Richardson’s Addition to Northwest Branch Estates, located at 10700 Venetia Mill Circle. <i>White Oak Science Gateway Master Plan</i>
<b>WSSC Grid:</b>	213NE01
<b>Proposed Reclassification:</b>	8.21 acres from the R-H Zone to the R-10 Zone.

Lot 5, Block 1, William E. Richardson’s Addition to Northwest Branch Estates (Subject Property), is located at 10700 Venetia Mill Circle.

The site is currently occupied by multi-family structures. The Zoning Map shows the property as being zoned R-H.

### Background

On December 1, 1964, the District Council granted LMA C-1486 (Council Resolution 5-1488) to rezone approximately 8.34 acres of the Subject Property to R-H.

The Council did not set any binding elements on density, and the staff report noted that the maximum yield on the site would be 363 units, which is 43.5 units per acre, the maximum density of the R-H zone.

While the White Oak Science Gateway Sector Plan was being considered, it was not clear whether the SMA would be adopted before or after the effective date of the new Ordinance. In fact, it became effective on October 31, 2014 – the day after the new Ordinance took effect. If the area in question had not been the subject of the ongoing sector plan discussion, the R-H Zone would have been translated by staff to the R-10 Zone, which has the same maximum density as the R-H Zone at 43.5 dwelling units per acre.

Moreover, while the Ordinance does not explicitly prohibit the retention of zones listed in Division 59-8 in Sectional Map Amendments passed after October 30, 2014, it was clear that the District Council's intent was to phase these zones out with the adoption of new Master or Sector Plans and their accompanying SMAs.

Sectional Map Amendment G-966 (Council Resolution 17-1240), which was adopted in conjunction with the White Oak Science Gateway Sector Plan, did not remove the R-H zoned areas.

### Recommendation

Staff recommends rezoning approximately 8.21 acres from the R-H Zone to the R-10 Zone to be in conformance with the District Council's intent.

**Attachments**

- Attachment 1:** Table of Properties Recommended for Reclassification
- Attachment 2:** Corrective Map Amendment G-975
- Attachment 3:** Corrective Map Amendment G-976
- Attachment 4:** Corrective Map Amendment G-977
- Attachment 5:** Corrective Map Amendment G-978
- Attachment 6:** Corrective Map Amendment G-979
- Attachment 7:** Corrective Map Amendment G-980
- Attachment 8:** Corrective Map Amendment G-981
- Attachment 9:** Corrective Map Amendment G-982
- Attachment 10:** Corrective Map Amendment G-983
- Attachment 11:** Corrective Map Amendment G-984

MCJ

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REVIEW\MapChangesSince\_PB\_May2\CMA\_Jan2015\_StaffReport.docx

**ATTACHMENT 1 – properties recommended for reclassification**

CMA #	Acreage <sup>1</sup>	Address/Parcel ID	Area	Existing Zone <sup>2</sup>	Proposed Zone	Reason for Correction
G-975 (A)	0.04	2104 Gold Mine Road 08-02990318	Olney	RE-2	RE-2 + TDR-2.0 Overlay	Technical Mapping error
G-976 (B)	5.51	8321 Quarry Manor Ter 8259 Quarry Manor Ter 10-03575897  8319 Quarry Manor Ter 8255 Quarry Manor Ter 10-03575886  8317 Quarry Manor Ter 8251 Quarry Manor Ter 10-03575875  8315 Quarry Manor Ter 8247 Quarry Manor Ter 10-03575864  8313 Quarry Manor Ter 8243 Quarry Manor Ter 10-03575853  8311 Quarry Manor Ter 8239 Quarry Manor Ter 10-03575842  8309 Quarry Manor Ter 8235 Quarry Manor Ter 10-03575831	Potomac Subregion	R-200	R-200 + TDR-8.0 Overlay	Technical Mapping error

<sup>1</sup> Acreage equates to the total number of acres affected by the proposed zoning change, not the individual size(s) of the parcel(s).

<sup>2</sup> Existing zone correlates to the amendment area only.

CMA #	Acreage <sup>1</sup>	Address/Parcel ID	Area	Existing Zone <sup>2</sup>	Proposed Zone	Reason for Correction
(B)		8307 Quarry Manor Ter 8231 Quarry Manor Ter 10-03575820  8200 River Quarry Pl 10-03575818  8202 River Quarry Pl 10-03575807  8204 River Quarry Pl 10-03575795  8205 River Quarry Pl 10-03575580  8206 River Quarry Pl 10-03575784  8207 River Quarry Pl 10-03575591  8208 River Quarry Pl 10-03575773  8209 River Quarry Pl 10-03575603  8210 River Quarry Pl 10-03575762  8211 River Quarry Pl 10-03575614				

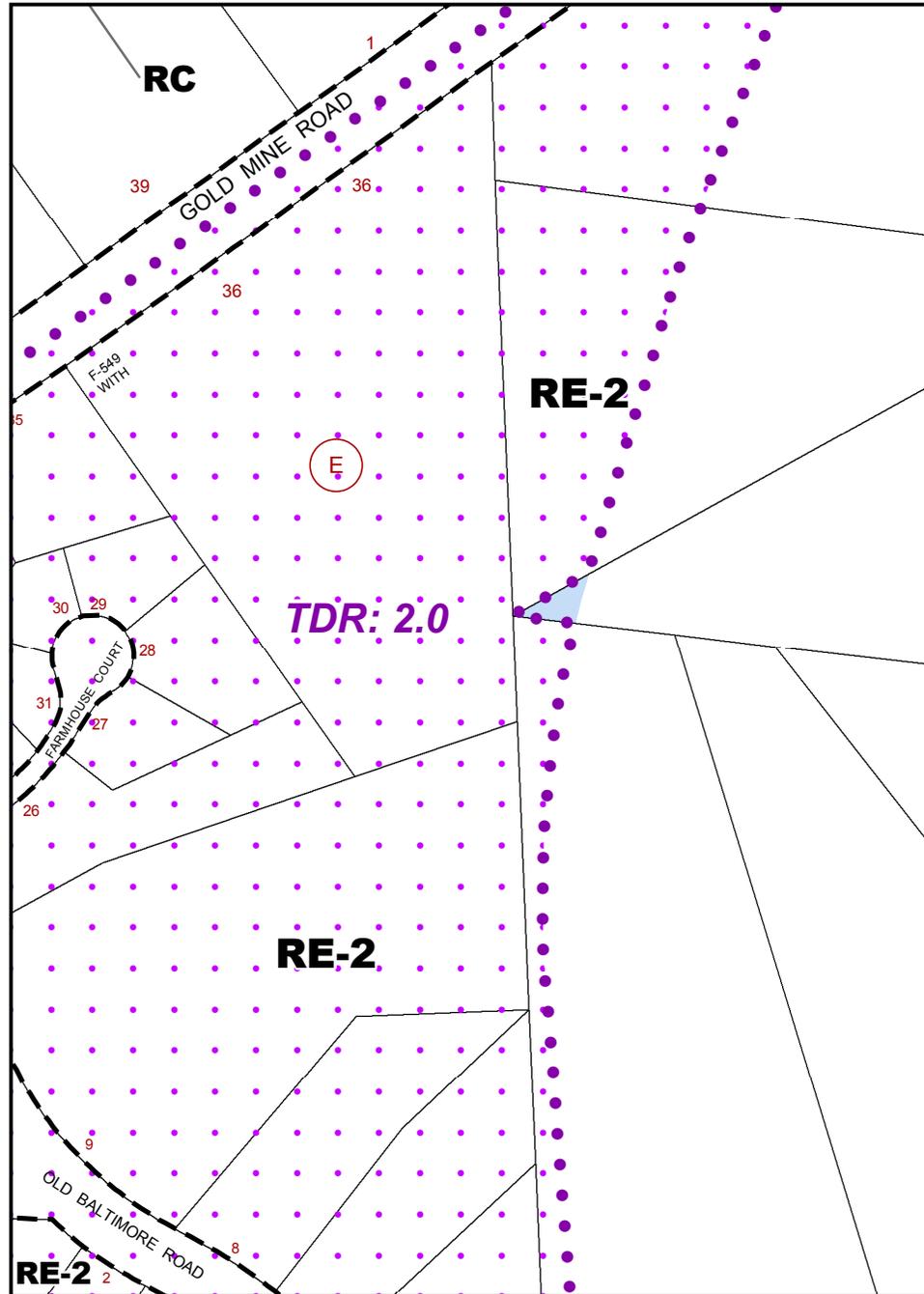
CMA #	Acreage <sup>1</sup>	Address/Parcel ID	Area	Existing Zone <sup>2</sup>	Proposed Zone	Reason for Correction
(B)		8212 River Quarry Pl 10-03575751  8213 River Quarry Pl 10-03575625  8214 River Quarry Pl 10-03575740  8215 River Quarry Pl 10-03575636  8216 River Quarry Pl 7825 River Road 10-03575738  8217 River Quarry Pl 10-03575647  8218 River Quarry Pl 10-03575727  8219 River Quarry Pl 10-03575658  8220 River Quarry Pl 10-03575716  8221 River Quarry Pl 10-03575660  8222 River Quarry Pl 10-03575705				

CMA #	Acreage <sup>1</sup>	Address/Parcel ID	Area	Existing Zone <sup>2</sup>	Proposed Zone	Reason for Correction
(B)		8224 River Quarry Pl 10-03575693  0 River Quarry Pl 10-03575671 10-03575578  0 Quarry Manor Ter 10-03575578				
G-977 (C)	1.16	16400 Layhill Road 08-03381164	Olney	RC	NR-0.75 H-45	ROW Withholding
G-978 (D)	0.26	10215 Royal Road 05-00318485	White Oak Science Gateway	CRN-0.25 C- 0.0 R-0.25 H- 45	R-90	Technical Mapping error
G-979 (E)	48.74	12070 Plum Orchard Dr 12080 Plum Orchard Dr 12090 Plum Orchard Dr 12100 Plum Orchard Dr 12110 Plum Orchard Dr 12114 Plum Orchard Dr 05-03681054	White Oak Science Gateway	LSC	LSC-1.0 H-200	Technical Mapping error
G-980 (F)	9.36	11700 Old Columbia Pike 05-00255992	White Oak Science Gateway	R-H	R-10	Technical Mapping error
G-981 (G)	9.22	0 Old Columbia Pike 05-00265774 U 374179  11746-11811 Carriage House Dr 1601-1655 Carriage House Ter C000411	White Oak Science Gateway	R-H	R-10	Technical Mapping error

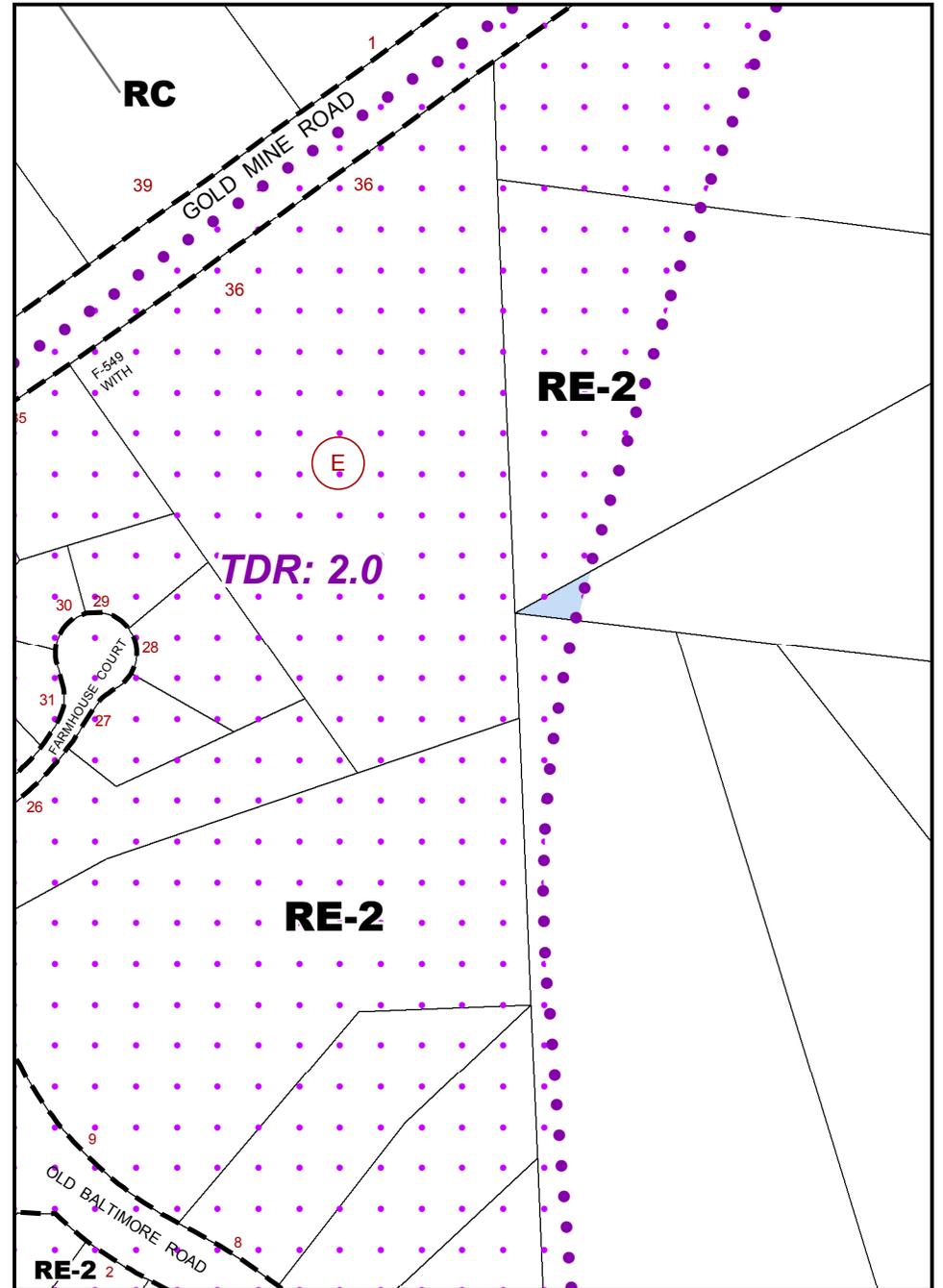
CMA #	Acreage <sup>1</sup>	Address/Parcel ID	Area	Existing Zone <sup>2</sup>	Proposed Zone	Reason for Correction
G-982 (H)	27.75	11801-12041 Old Columbia Pike 11900-12069 Crimson La 12000-12035 Bronzegate Pl 12100-12131 Cliftondale Dr 12100-12150 Turnstone Ct 1901-1933 Amberstone Ct 1800-1940 Bronzegate Blv C000454	White Oak Science Gateway	R-H	R-10	Technical Mapping error
G-983 (I)	25.77	11200 Lockwood Dr 05-00261914  11215 Oak Leaf Dr 11235 Oak Leaf Dr 05-00255115	White Oak Science Gateway	R-H	R-10	Technical Mapping error
G-984 (J)	8.21	10700 Venetia Mill Cir 05-02835296	White Oak Science Gateway	R-H	R-10	Technical Mapping error

# ATTACHMENT # 2 (G-975)

Existing Zoning - January, 2015



Proposed Correction

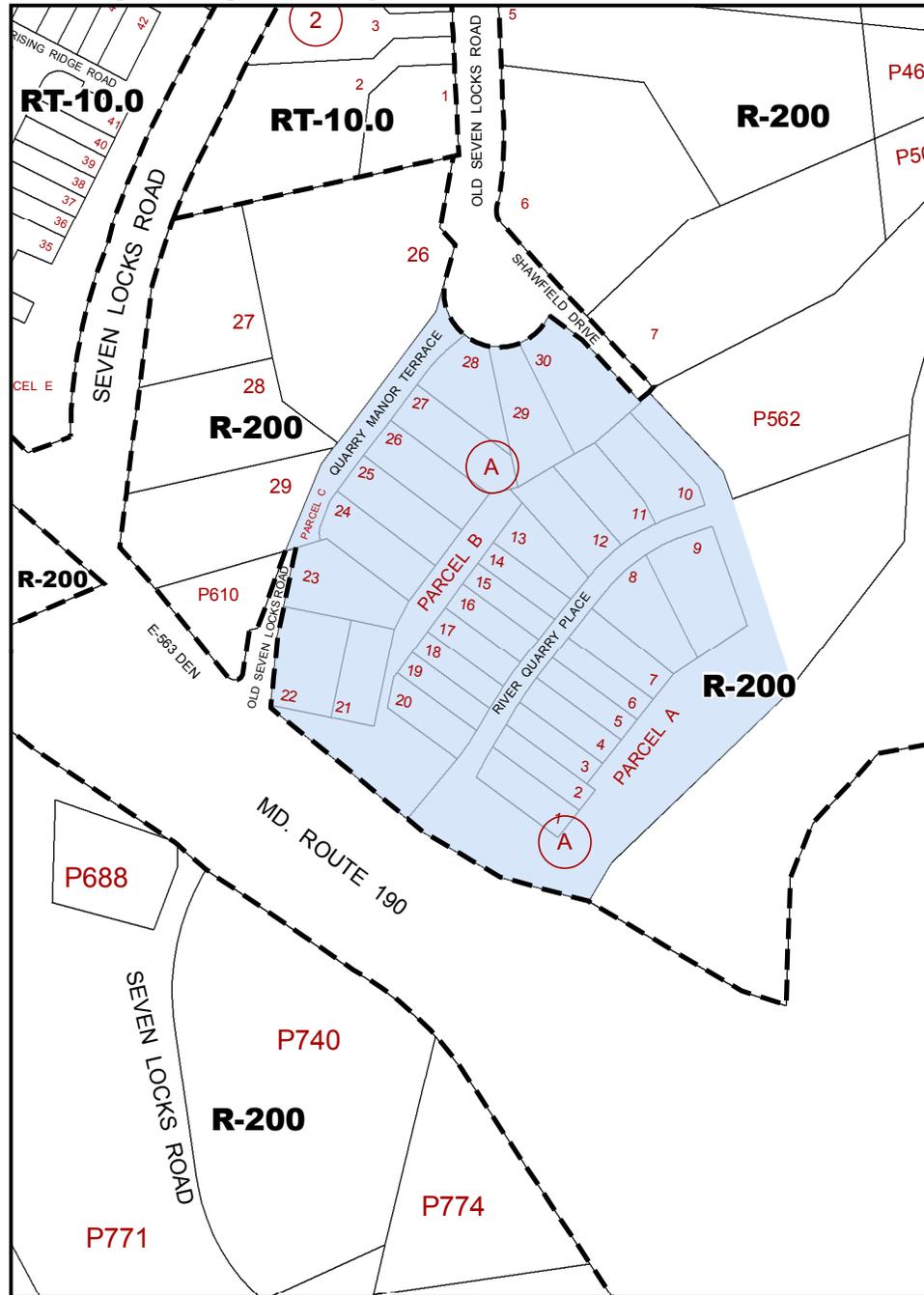


Map Grid: 226NW02 & 227NW02

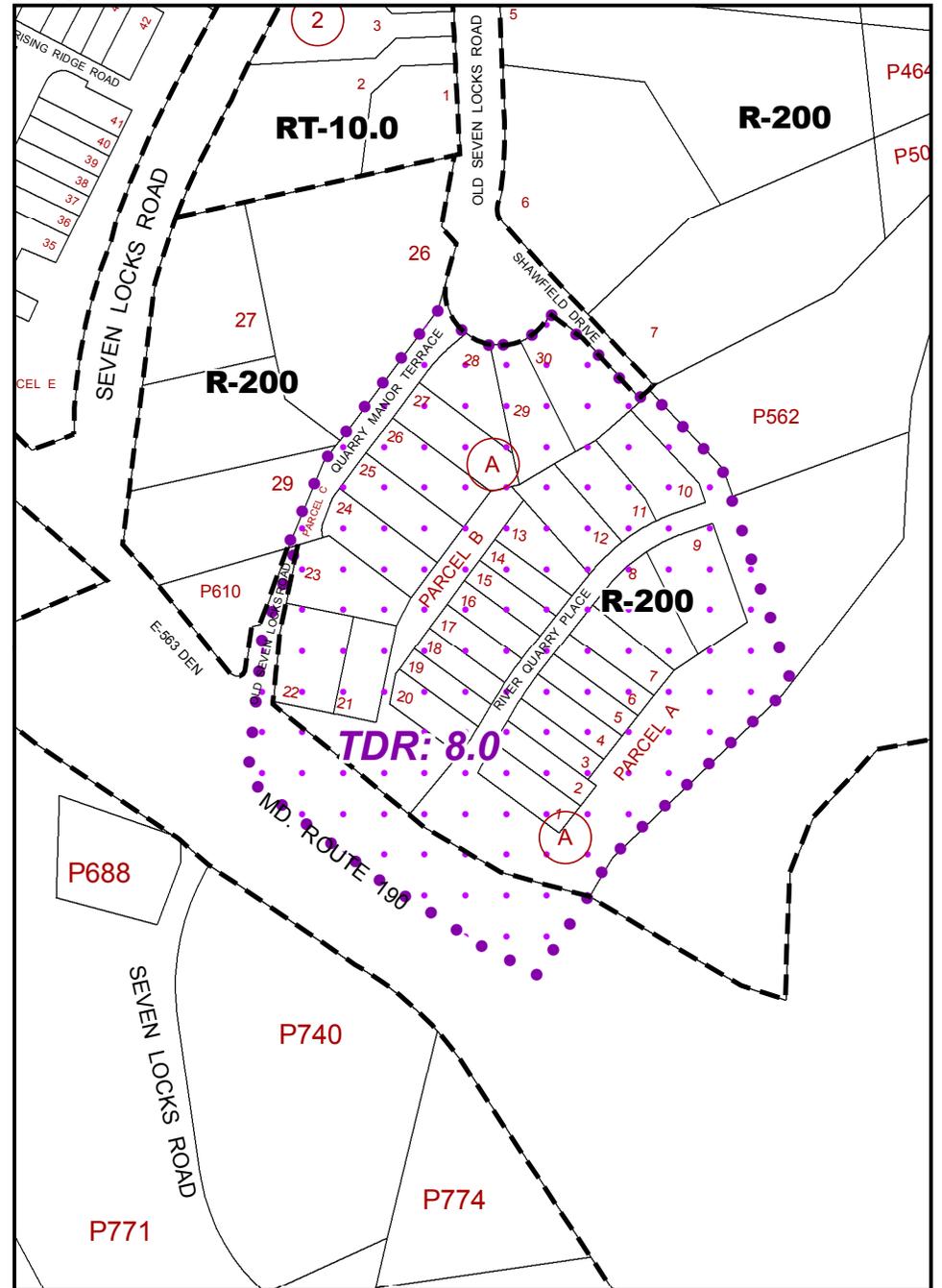
1 in = 200 ft

# ATTACHMENT # 3 (G-976)

Existing Zoning - January, 2015



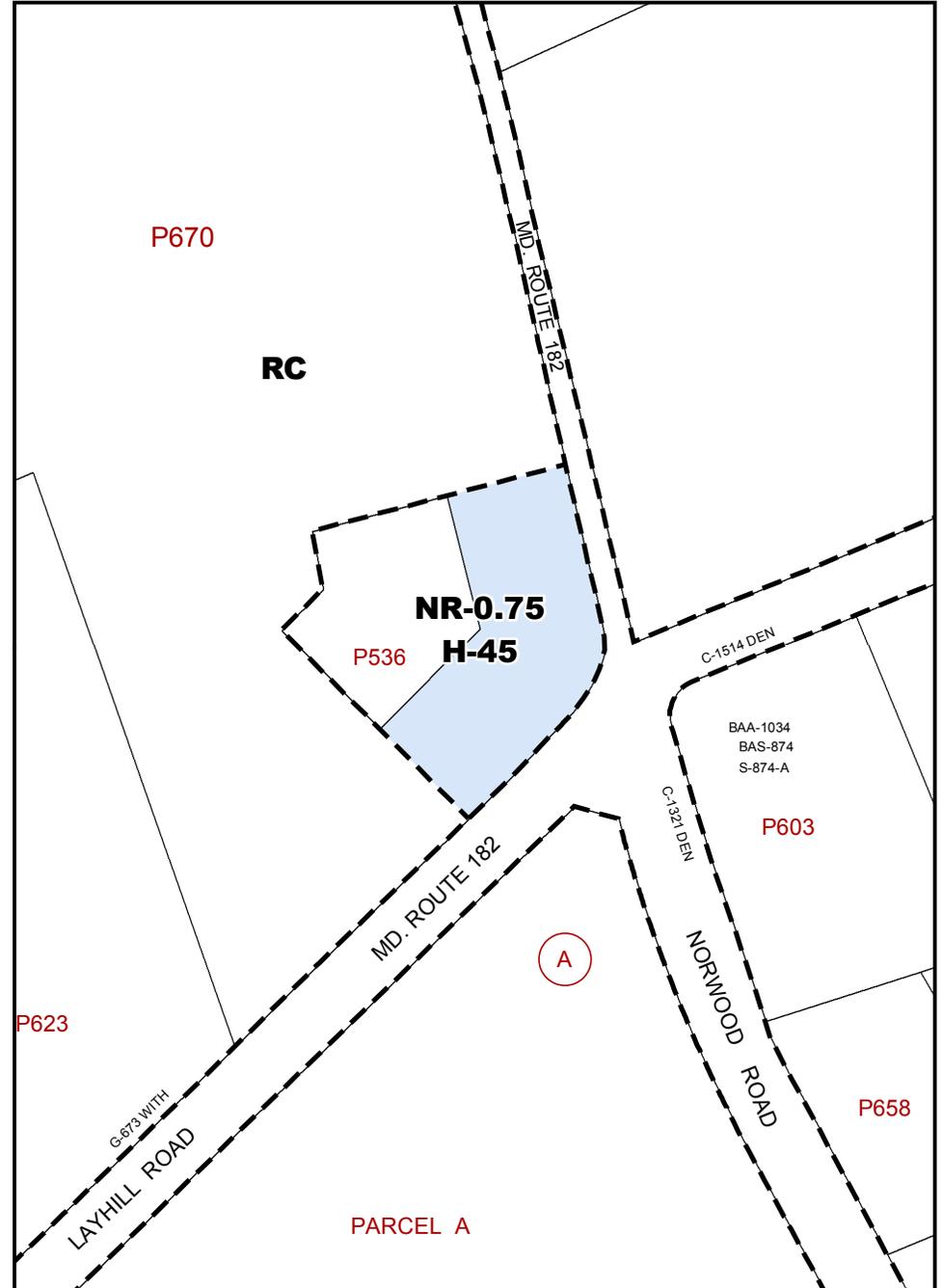
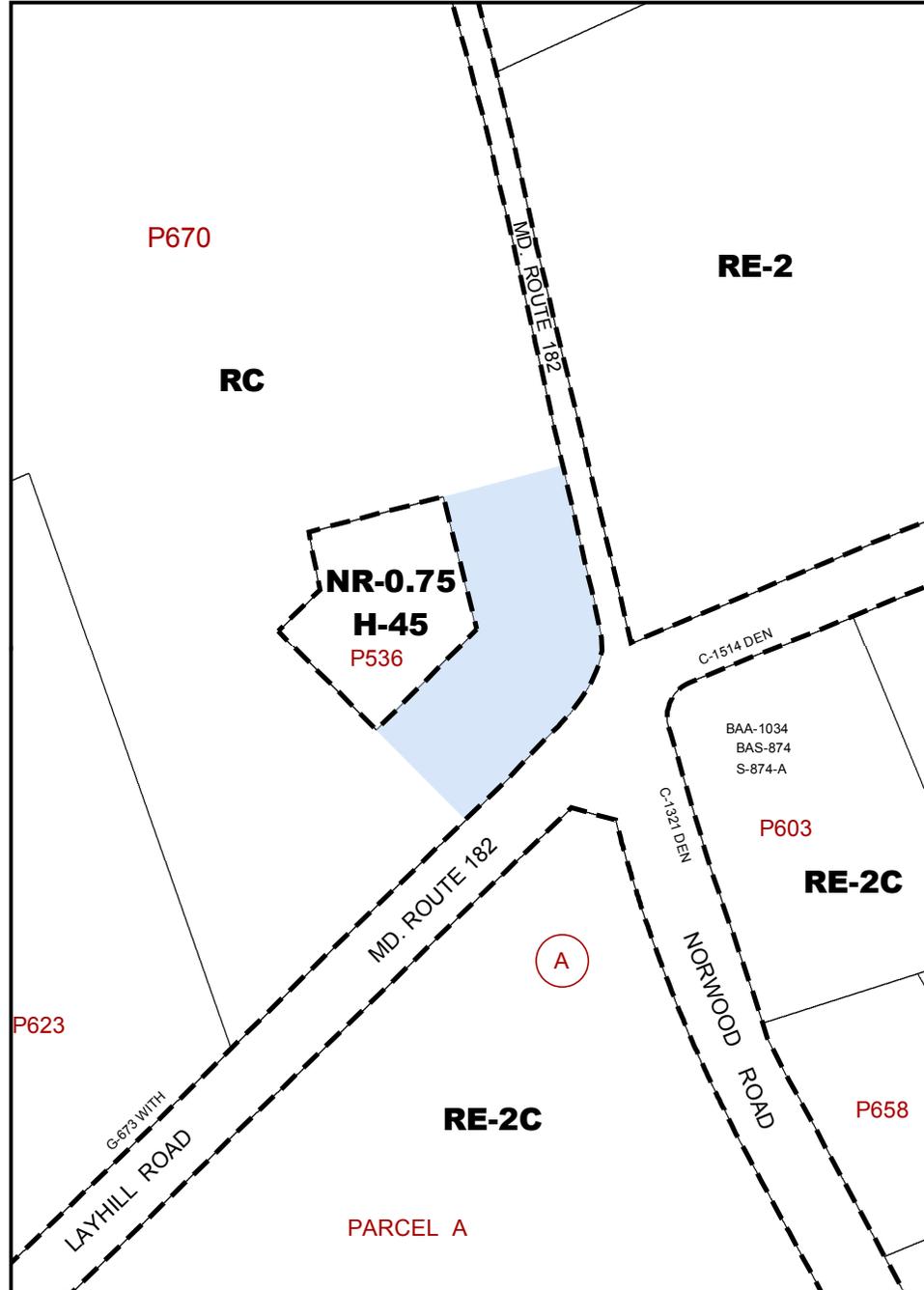
Proposed Correction



# ATTACHMENT # 4 (G-977)

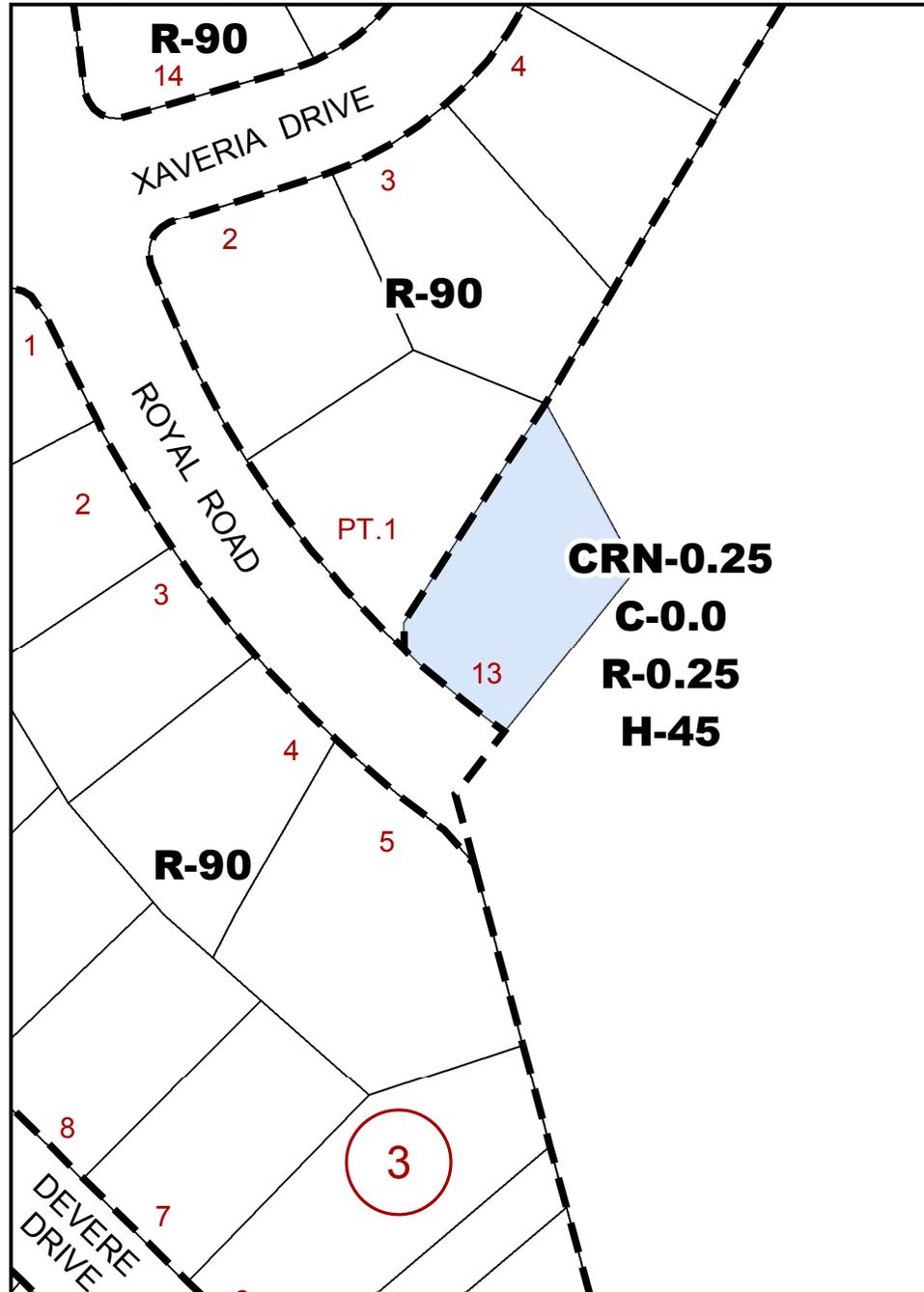
Existing Zoning - January, 2015

Proposed Correction

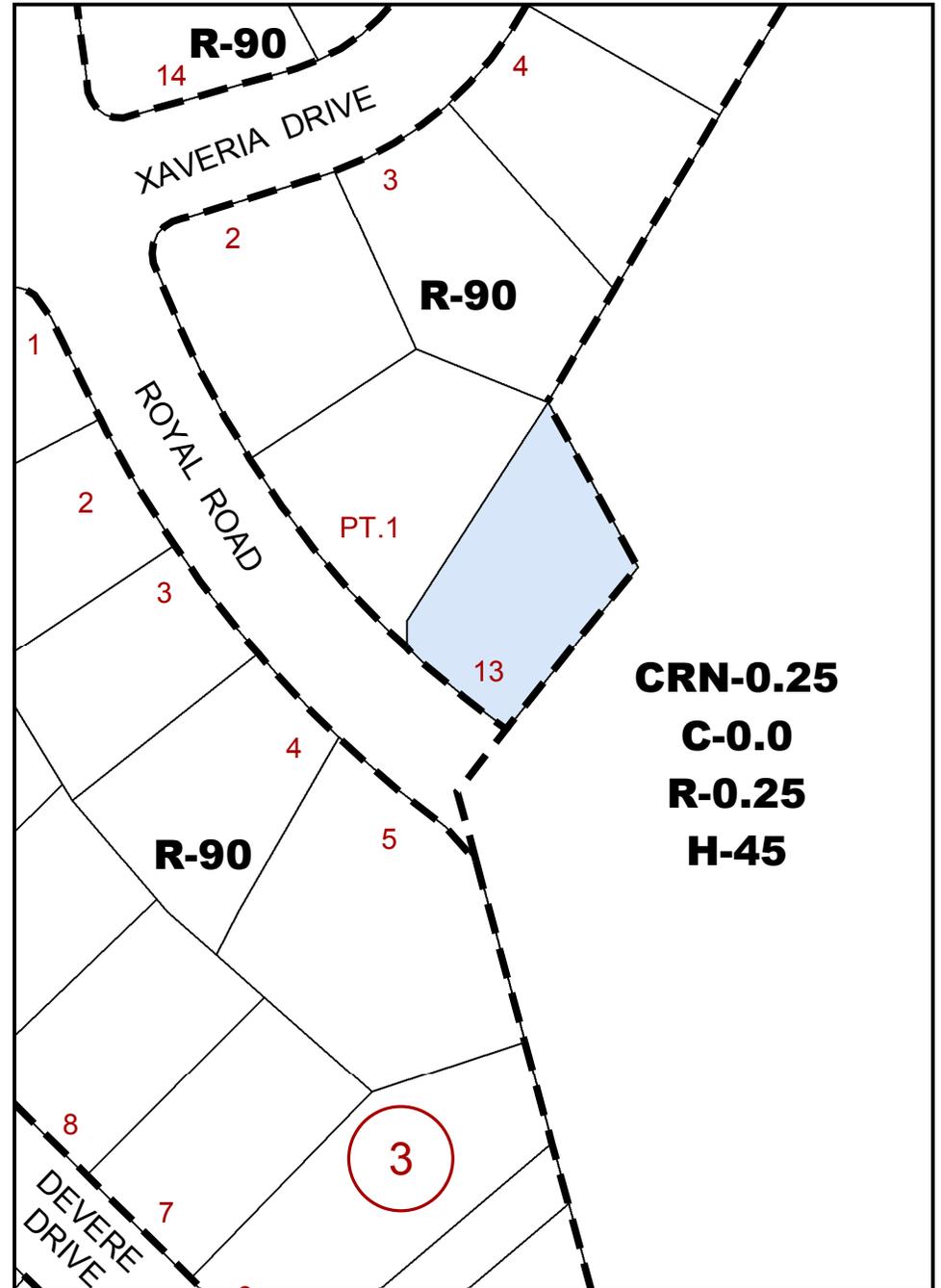


# ATTACHMENT # 5 (G-978)

Existing Zoning - January, 2015



Proposed Correction



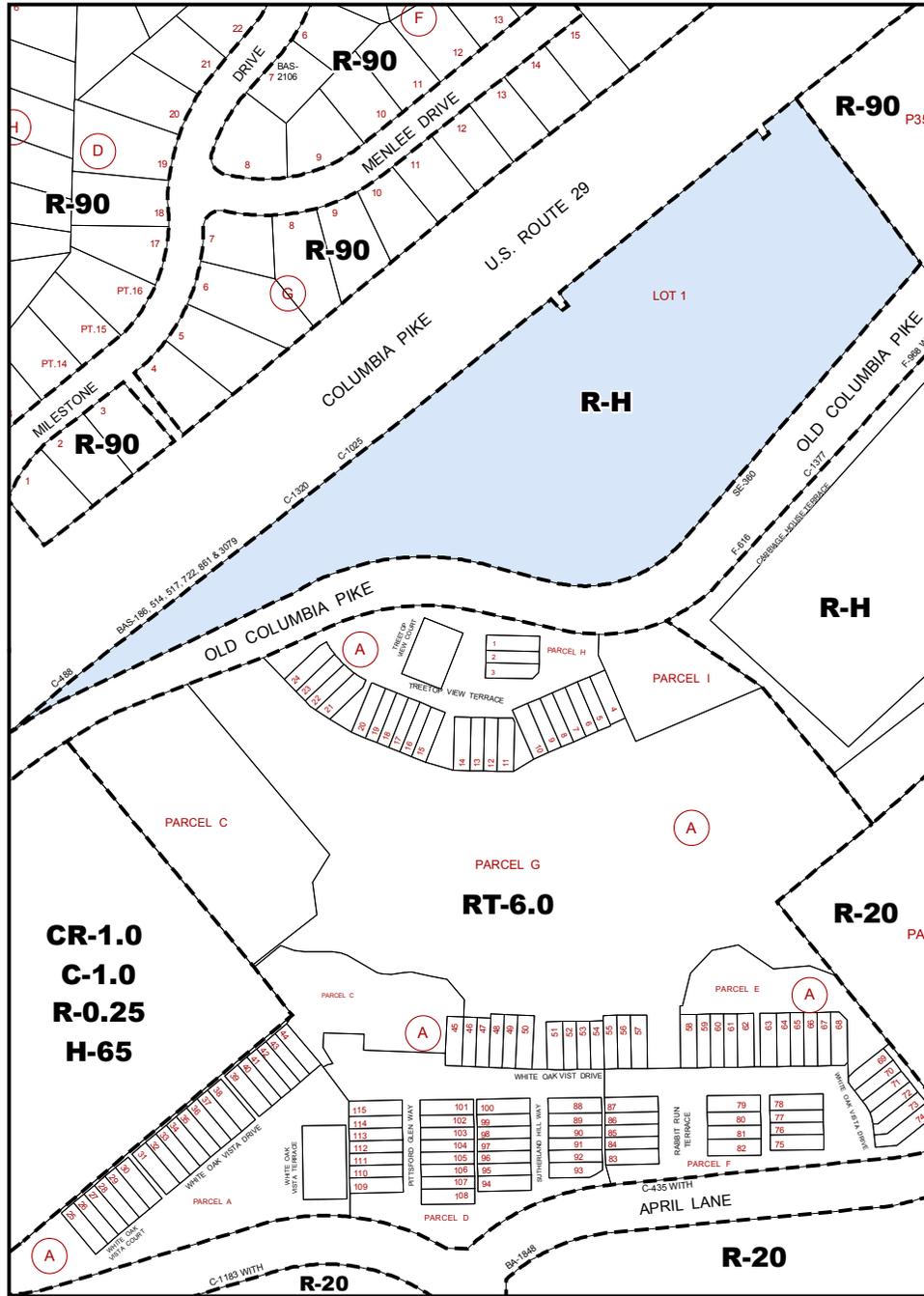
Map Grid: 212NE02 & 213NE02

1 in = 100 ft

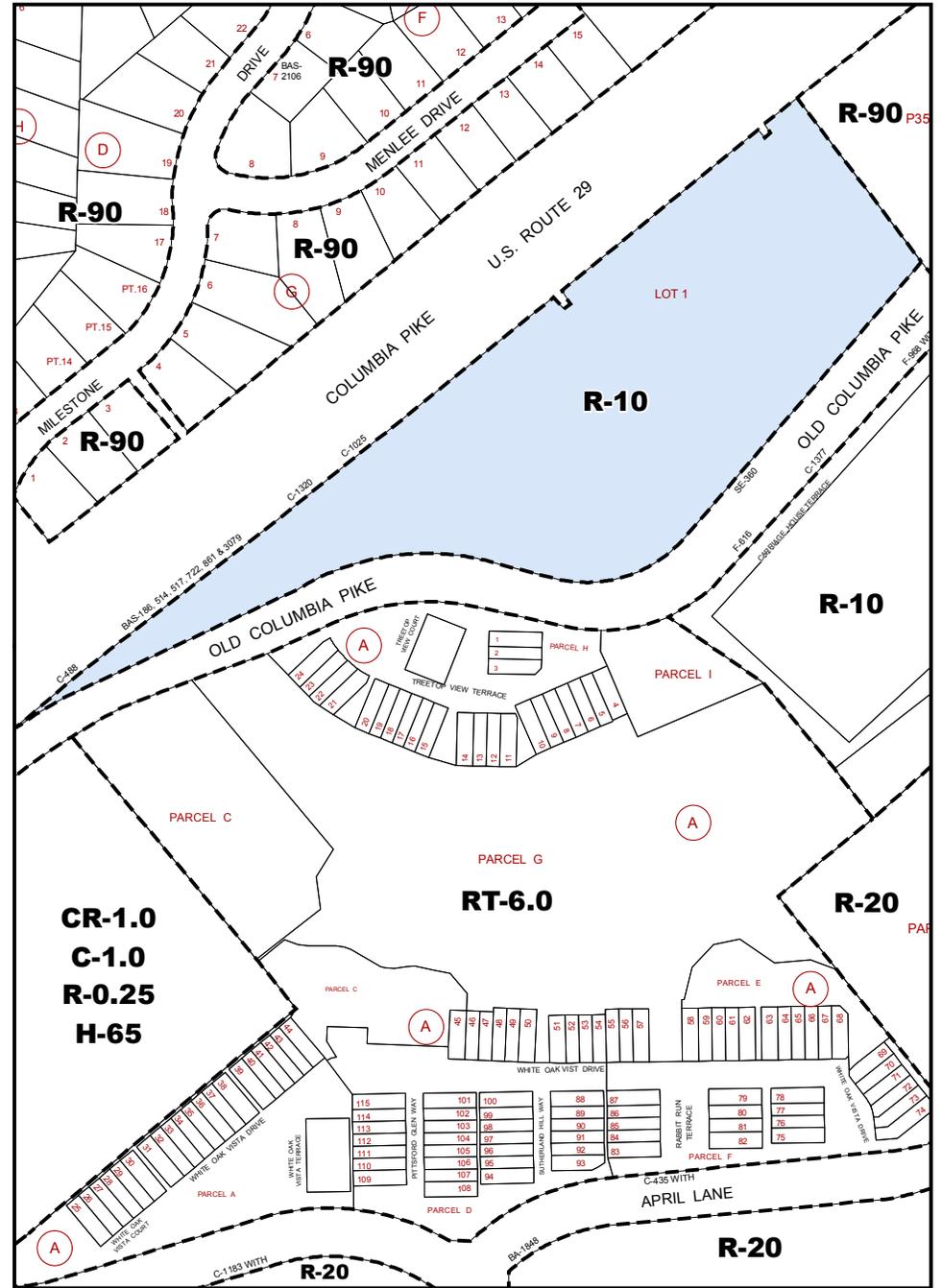


# ATTACHMENT # 7 (G-980)

Existing Zoning - January, 2015



Proposed Correction

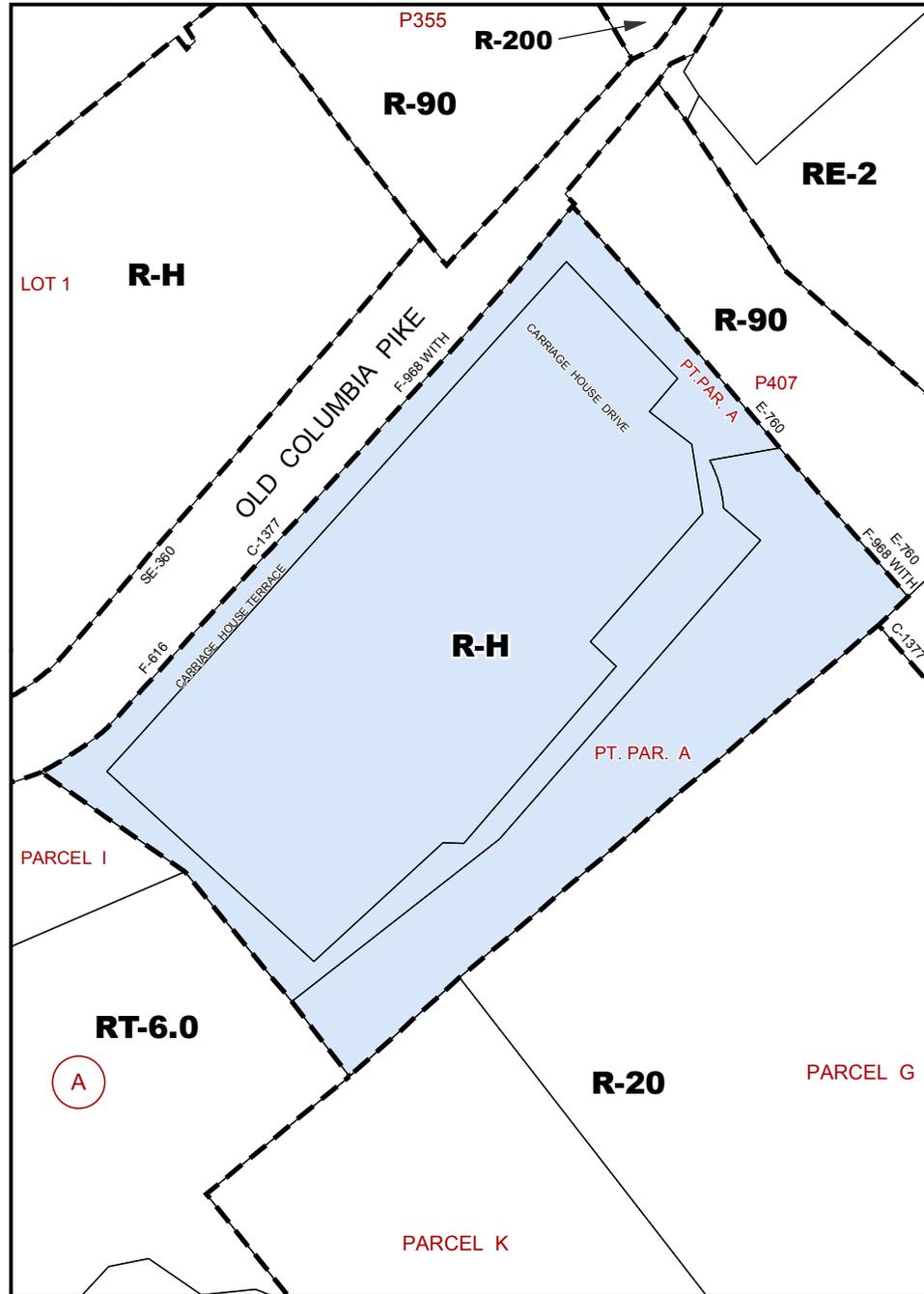


Map Grid: 215NE02

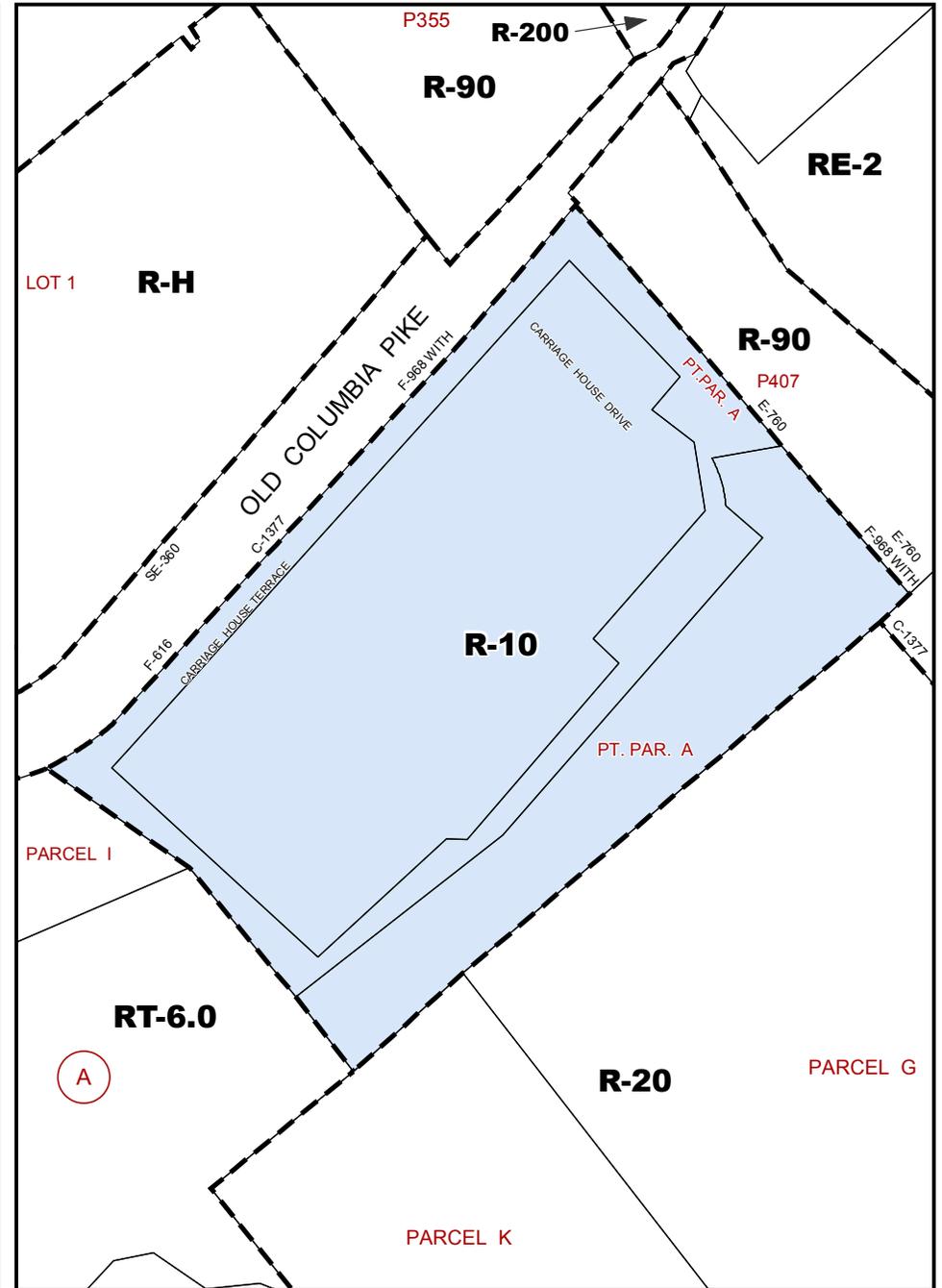
1 in = 300 ft

# ATTACHMENT # 8 (G-981)

Existing Zoning - January, 2015



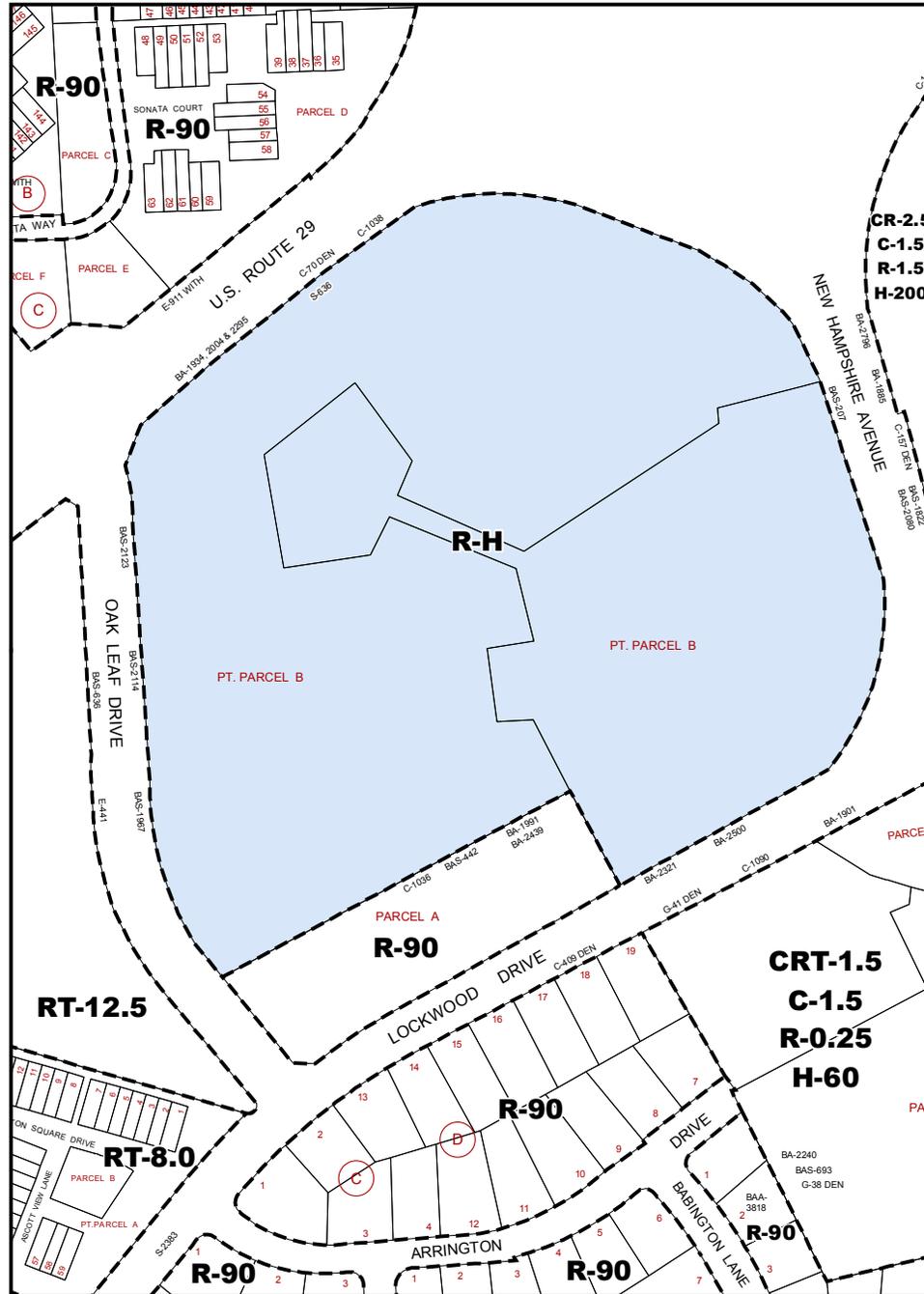
Proposed Correction



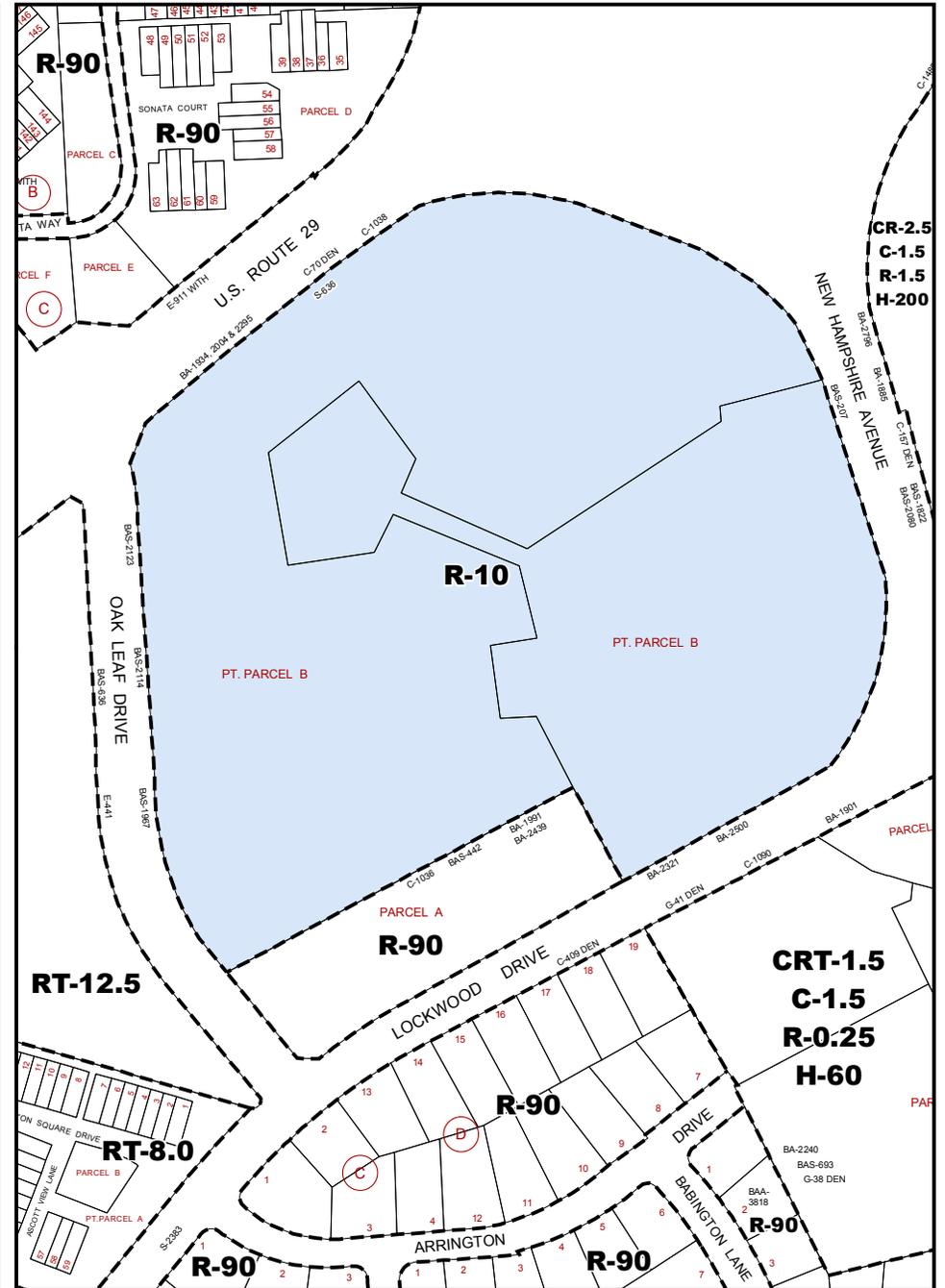


# ATTACHMENT # 10 (G-983)

## Existing Zoning - January, 2015

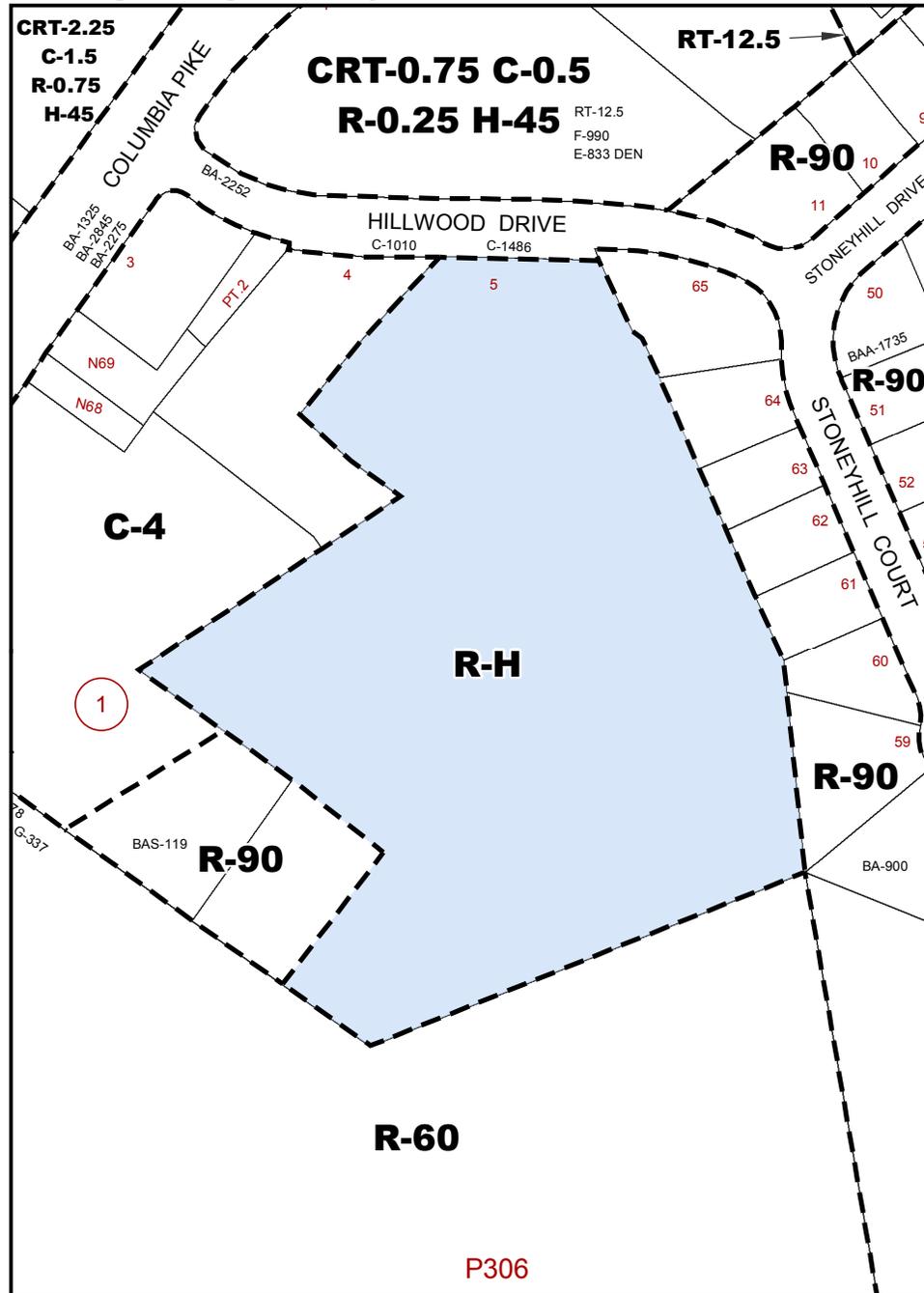


## Proposed Correction



# ATTACHMENT # 11 (G-984)

Existing Zoning - January, 2015



Proposed Correction

