

**Plat Name:** Grosvenor Heights  
**Plat #:** 220150310 - 220150370

**Location:** Located in the northwest quadrant of I-495 and 1-270, south of Grosvenor Lane.

**Master Plan:** North Bethesda - Garrett Park Master Plan

**Plat Details:** R-90 zone; 155 lots, 35 parcels

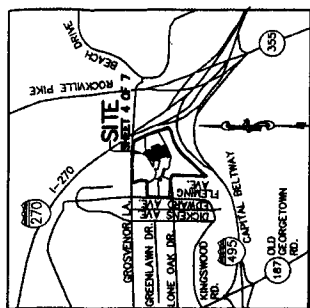
**Applicants:** 5400 Grosvenor LLC

The subdivision plats have been reviewed by M-NCPPC staff and determined that the plat complies with Preliminary Plan No. 120130110 (MCPB Resolution No. 13-170) and with Site Plan No. 820130130 (Certified Site Plan dated August 29, 2014), 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.









**VICINITY MAP**  
SCALE: 1" = 200'

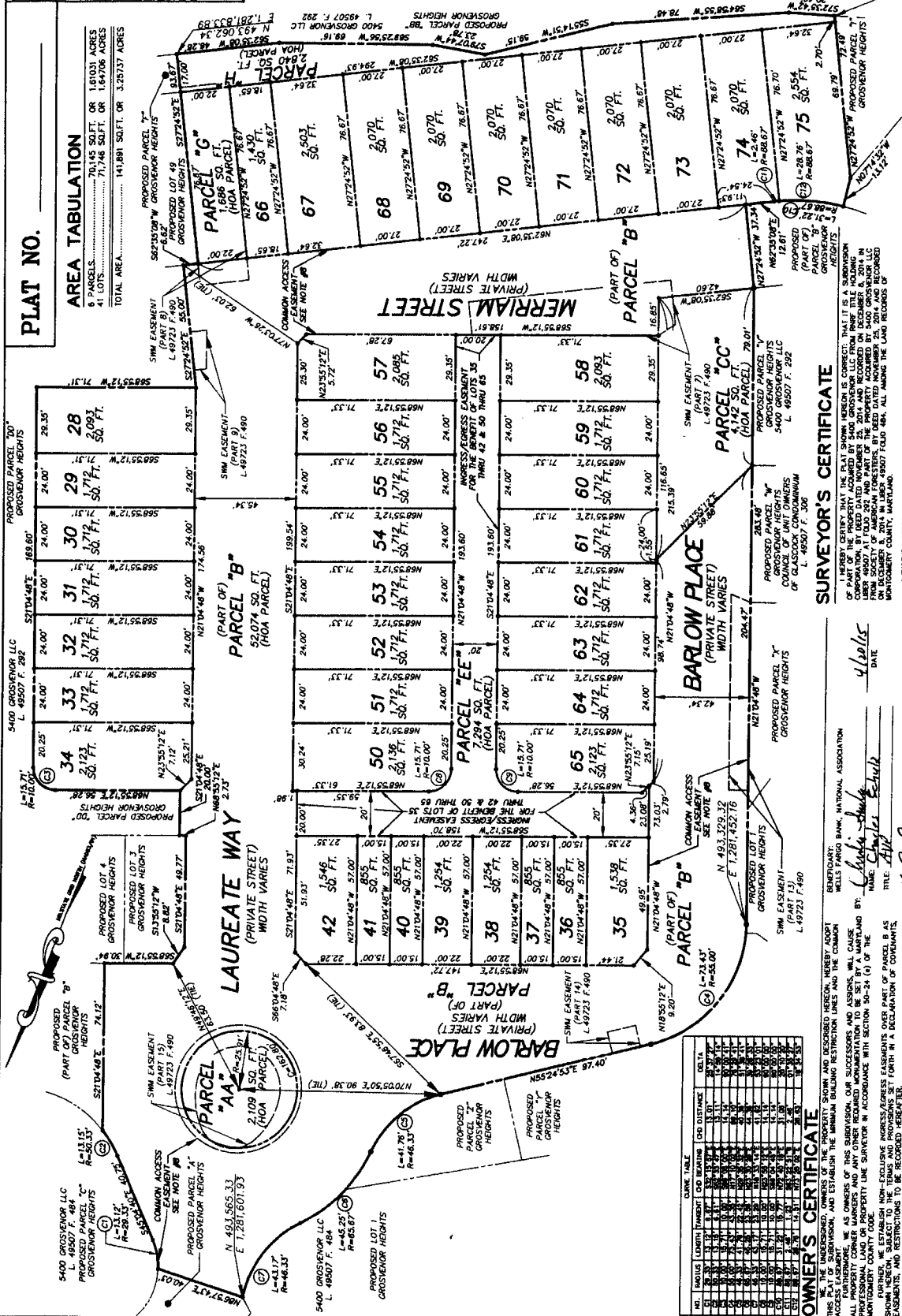
NOTES:  
1) THE SUBJECT PROPERTY IS LOCATED ON A 10 AC ASSASSINATED MAP OF THE COUNTY OF MONTGOMERY, MARYLAND, DATED 1980, AS SHOWN ON THE ATTACHED MAP.  
2) THE SUBJECT PROPERTY IS LOCATED ON A 10 AC ASSASSINATED MAP OF THE COUNTY OF MONTGOMERY, MARYLAND, DATED 1980, AS SHOWN ON THE ATTACHED MAP.  
3) THE SUBJECT PROPERTY IS LOCATED ON A 10 AC ASSASSINATED MAP OF THE COUNTY OF MONTGOMERY, MARYLAND, DATED 1980, AS SHOWN ON THE ATTACHED MAP.

**OWNER'S CERTIFICATE**

THIS IS THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADVERTISE AND ESTABLISH THE BOUNDARY LINES AND THE COMMON ACCESS EASEMENT. WE, THE UNDERSIGNED, OUR SUCCESSORS AND OUR HEIRS, WILL CAUSE ALL PROPERTY OWNER MARKERS AND ANY SURVEYOR TO BE PLACED ON THE PROPERTY IN ACCORDANCE WITH SECTION 50-24 (1) OF THE MONTGOMERY COUNTY PLANNING AND ZONING ORDINANCES. WE, THE UNDERSIGNED, WILL BE RESPONSIBLE FOR THE COSTS OF THE SURVEY AND THE PLACEMENT OF THE MARKERS. WE, THE UNDERSIGNED, WILL BE RESPONSIBLE FOR THE COSTS OF THE SURVEY AND THE PLACEMENT OF THE MARKERS. WE, THE UNDERSIGNED, WILL BE RESPONSIBLE FOR THE COSTS OF THE SURVEY AND THE PLACEMENT OF THE MARKERS.

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**AREA TABULATION**

9 PARCELS: 70,145 SQ. FT. OR 1,603 ACRES  
6 LOTS: 71,746 SQ. FT. OR 1,640 ACRES  
TOTAL AREA: 141,891 SQ. FT. OR 3,243 ACRES

**OWNER'S CERTIFICATE**

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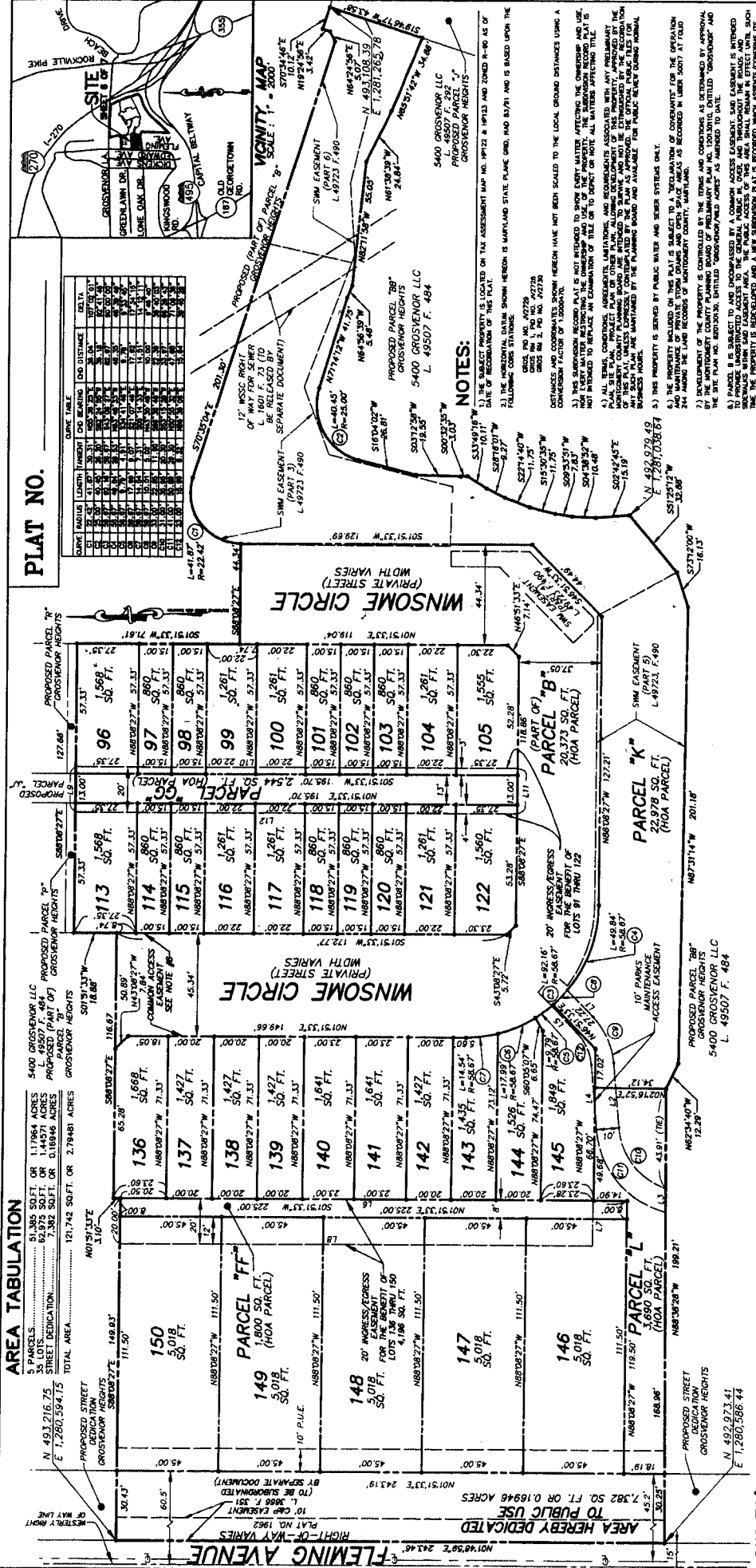
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**PLAT NO.**

**AREA TABULATION**

5 PARCELS..... 51,985 SQ.FT. OR 1.1784 ACRES  
 35 LOTS..... 62,975 SQ.FT. OR 1.4437 ACRES  
 STREET DEDICATION..... 7,382 SQ.FT. OR 0.16946 ACRES  
 TOTAL AREA..... 121,742 SQ.FT. OR 2.79481 ACRES

**GRADE TABLE**

DATE	THICKNESS	DEPT.	DELTA
01/01/00	0.00	0.00	0.00
02/01/00	0.00	0.00	0.00
03/01/00	0.00	0.00	0.00
04/01/00	0.00	0.00	0.00
05/01/00	0.00	0.00	0.00
06/01/00	0.00	0.00	0.00
07/01/00	0.00	0.00	0.00
08/01/00	0.00	0.00	0.00
09/01/00	0.00	0.00	0.00
10/01/00	0.00	0.00	0.00
11/01/00	0.00	0.00	0.00
12/01/00	0.00	0.00	0.00
01/01/01	0.00	0.00	0.00
02/01/01	0.00	0.00	0.00
03/01/01	0.00	0.00	0.00
04/01/01	0.00	0.00	0.00
05/01/01	0.00	0.00	0.00
06/01/01	0.00	0.00	0.00
07/01/01	0.00	0.00	0.00
08/01/01	0.00	0.00	0.00
09/01/01	0.00	0.00	0.00
10/01/01	0.00	0.00	0.00
11/01/01	0.00	0.00	0.00
12/01/01	0.00	0.00	0.00
01/01/02	0.00	0.00	0.00
02/01/02	0.00	0.00	0.00
03/01/02	0.00	0.00	0.00
04/01/02	0.00	0.00	0.00
05/01/02	0.00	0.00	0.00
06/01/02	0.00	0.00	0.00
07/01/02	0.00	0.00	0.00
08/01/02	0.00	0.00	0.00
09/01/02	0.00	0.00	0.00
10/01/02	0.00	0.00	0.00
11/01/02	0.00	0.00	0.00
12/01/02	0.00	0.00	0.00
01/01/03	0.00	0.00	0.00
02/01/03	0.00	0.00	0.00
03/01/03	0.00	0.00	0.00
04/01/03	0.00	0.00	0.00
05/01/03	0.00	0.00	0.00
06/01/03	0.00	0.00	0.00
07/01/03	0.00	0.00	0.00
08/01/03	0.00	0.00	0.00
09/01/03	0.00	0.00	0.00
10/01/03	0.00	0.00	0.00
11/01/03	0.00	0.00	0.00
12/01/03	0.00	0.00	0.00
01/01/04	0.00	0.00	0.00
02/01/04	0.00	0.00	0.00
03/01/04	0.00	0.00	0.00
04/01/04	0.00	0.00	0.00
05/01/04	0.00	0.00	0.00
06/01/04	0.00	0.00	0.00
07/01/04	0.00	0.00	0.00
08/01/04	0.00	0.00	0.00
09/01/04	0.00	0.00	0.00
10/01/04	0.00	0.00	0.00
11/01/04	0.00	0.00	0.00
12/01/04	0.00	0.00	0.00
01/01/05	0.00	0.00	0.00
02/01/05	0.00	0.00	0.00
03/01/05	0.00	0.00	0.00
04/01/05	0.00	0.00	0.00
05/01/05	0.00	0.00	0.00
06/01/05	0.00	0.00	0.00
07/01/05	0.00	0.00	0.00
08/01/05	0.00	0.00	0.00
09/01/05	0.00	0.00	0.00
10/01/05	0.00	0.00	0.00
11/01/05	0.00	0.00	0.00
12/01/05	0.00	0.00	0.00

**NOTES:**

1. THE SUBJECT PROPERTY IS LOCATED ON THE ASSESSMENT MAP NO. 10723 & 10724 & ZONED R-40 AS OF DATE OF RECORDED OF THIS PLAT.
2. THE HORIZONTAL DATUM SHOWN HEREON IS MARYLAND STATE PLANE COORD. NAD 83/01 AND IS BASED UPON THE FOLLOWING CONTROL STATION:

STATION NO. 10723  
 COORD. NAD 83, PG. NO. 10723  
 CONTROL POINT: 10723  
 CONTROL POINT: 10724

**OWNERS' CERTIFICATE**

WE, THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT FURTHERMORE, WE AS OWNERS OF THIS SUBDIVISION, OUR SUCCESSORS AND ASSIGNS, WILL CAUSE ALL PROFESSIONAL LAND OR PROPERTY LINE SURVEYOR IN ACCORDANCE WITH SECTION 50-2-1.1 OF THE MONTGOMERY COUNTY PLANNING AND ZONING ORDINANCES TO BE CONDUCTED BY THE SURVEYOR AND THEIR RESPECTIVE SUCCESSORS, AGENTS AND ASSIGNS, AN EASEMENT IN, ON AND OVER THE LAND TO BE SUBDIVIDED TO BE GRANTED TO THE PUBLIC UTILITIES COMPANY AND THE PUBLIC UTILITIES COMPANY SHALL BE RESPONSIBLE FOR MAINTAINING THE EASEMENT AREA AND SHALL USE IT FOR THE PURPOSES OF SUCH COMPANY'S BUSINESS AS SHOWN HEREON. ACCESS EASEMENTS AS SHOWN HEREON SHALL BE RESPONSIBLE FOR MAINTAINING THE EASEMENT AREA AND SHALL USE IT FOR THE PURPOSES OF SUCH COMPANY'S BUSINESS AS SHOWN HEREON. ACCESS EASEMENTS AS SHOWN HEREON SHALL BE RESPONSIBLE FOR MAINTAINING THE EASEMENT AREA AND SHALL USE IT FOR THE PURPOSES OF SUCH COMPANY'S BUSINESS AS SHOWN HEREON.

**SURVEYOR'S CERTIFICATE**

I, HEREBY CERTIFY THAT THE PLAT SHOWN HEREON IS CORRECT, THAT IS A SUBDIVISION OF PART OF THE PROPERTY ACQUIRED BY SAID SUBDIVISION, 25, 26 AND 27 PARCELS OF AMERICAN FORESTERS, BY DEED DATED NOVEMBER 25, 2003, AND THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND. I FURTHER CERTIFY THAT, ONCE CHANGED AS DESCRIBED IN THE OWNERS' DECLARATION HEREON, ALL MONUMENTS AND ALL PROPERTY MARKERS AND EASEMENTS AS SHOWN HEREON ARE IN ACCORDANCE WITH THE PROVISIONS OF SECTION 50-2-1.1 OF THE MONTGOMERY COUNTY CODE AND THE TOTAL AREA INCLUDED IN THIS PLAT IS 121,742 SQUARE FEET OR 2.79481 ACRES OF LAND IS DEDICATED TO PUBLIC USE.

**OWNER'S CERTIFICATE**

OWNER: 5400 GROSVENOR LLC  
 BY: ELLIOTT L. SCHULTZ, PRESIDENT  
 MANAGER: DOLOMARE LIMITED LIABILITY COMPANY

**SURVEYOR'S CERTIFICATE**

DATE: 4/27/2015  
 WITNESS: [Signature]

**DEPARTMENT OF PERMITTING SERVICES**  
 MONTGOMERY COUNTY, MARYLAND

APPROVED: April 27, 2015  
 Director

**APPROVED:** April 27, 2015  
 Director

**GRAPHIC SCALE**  
 (IN FEET)  
 1 inch = 30 ft.

**NOTES:**

1. THE PROPERTY SHOWN HEREON IS SUBJECT TO THE TERMS AND CONDITIONS SET FORTH IN A COMMON OPEN SPACE AGREEMENT RECORDED IN THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND IN LIBERT 2805 AT FOLIO 37E.
2. PARCELS B, K, L, P AND Q TO BE CONNECTED TO THE HOMEOWNERS ASSOCIATION.
3. THE PROPERTY IS TO BE MAINTAINED BY THE PLANNING BOARD AND MANAGED BY THE PUBLIC UTILITIES COMPANY'S BUSINESS OFFICE.
4. ALL TERMS, CONDITIONS, AGREEMENTS, LIMITATIONS, AND RECOMMENDATIONS ASSOCIATED WITH ANY PRELIMINARY PLANNING BOARD RESOLUTIONS AND ANY PRELIMINARY PLANNING BOARD RESOLUTIONS SHALL BE SUPERSEDED BY THE RESOLUTIONS OF THE PLANNING BOARD AND MANAGED BY THE PUBLIC UTILITIES COMPANY'S BUSINESS OFFICE.
5. THIS PROPERTY IS SERVED BY PUBLIC WATER AND SEWER SYSTEMS ONLY.
6. THE PROPERTY INCLUDED ON THIS PLAT IS SUBJECT TO A "DECLARATION OF COVENANTS" FOR THE OPERATION AND MAINTENANCE OF THE COMMON OPEN SPACE AGREEMENT AS RECORDED IN LIBERT 2805 AT FOLIO 37E.
7. DEVELOPMENT OF THE PROPERTY IS CONTROLLED BY THE TERMS AND CONDITIONS AS SET FORTH IN THE PLAT AND THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND AS RECORDED IN LIBERT 2805 AT FOLIO 37E.
8. PARCELS B AND C ARE TO BE CONVEYED BY THE TERMS AND CONDITIONS AS SET FORTH IN THE PLAT AND THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND AS RECORDED IN LIBERT 2805 AT FOLIO 37E.
9. PARCELS B AND C ARE TO BE CONVEYED BY THE TERMS AND CONDITIONS AS SET FORTH IN THE PLAT AND THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND AS RECORDED IN LIBERT 2805 AT FOLIO 37E.
10. PARCELS B AND C ARE TO BE CONVEYED BY THE TERMS AND CONDITIONS AS SET FORTH IN THE PLAT AND THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND AS RECORDED IN LIBERT 2805 AT FOLIO 37E.

**APPROVED:** April 27, 2015  
 Director

**CHAIRMAN**  
 ASST. SECRETARY

**DEPARTMENT OF PERMITTING SERVICES**  
 MONTGOMERY COUNTY, MARYLAND

**APPROVED:** April 27, 2015  
 Director

**GRAPHIC SCALE**  
 (IN FEET)  
 1 inch = 30 ft.

**PLAT NO.**

**DATE:**

**APPROVED:** April 27, 2015  
 Director

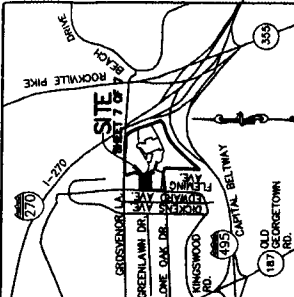
**CHAIRMAN**  
 ASST. SECRETARY

**DEPARTMENT OF PERMITTING SERVICES**  
 MONTGOMERY COUNTY, MARYLAND

**APPROVED:** April 27, 2015  
 Director

**GRAPHIC SCALE**  
 (IN FEET)  
 1 inch = 30 ft.





**NOTES:**

- THE SUBJECT PROPERTY IS LOCATED ON THE ASSESSMENT MAP NO. HP123 & HP123 AND ZONED R-40 AS OF DATE OF RECORDED OF THIS PLAT.
- THE HORIZONTAL DATUM SHOWN HEREON IS MARYLAND STATE PLANE GRID. NAD 83/91 AND IS BASED UPON THE FOLLOWING CORNER STATIONS:
- CRS. P.O. NO. 492728  
CRS. NO. 1, P.O. NO. 492730  
CRS. NO. 2, P.O. NO. 492732

DISTANCES AND COORDINATES SHOWN HEREON HAVE NOT BEEN SCALED TO THE LOCAL GRID. DISTANCES ARE A COMPARISON FACTOR OF 1.000000.

THIS SURVEYOR HAS NOT BEEN ADVISED TO SHOW EVERY MATTER AFFECTING THE PROPERTY, AND THE SURVEYOR'S RECORD PLAT IS NOT INTENDED TO REPLACE AN EXAMINATION OF THE RECORDS OF THE PROPERTY. THE SURVEYOR'S RECORD PLAT IS NOT INTENDED TO REPLACE AN EXAMINATION OF THE RECORDS OF THE PROPERTY. THE SURVEYOR'S RECORD PLAT IS NOT INTENDED TO REPLACE AN EXAMINATION OF THE RECORDS OF THE PROPERTY.

**AREA TABULATION**

PARCELS	40,251 SQ. FT. OR 0.92427 ACRES
9 PARCELS	62,076 SQ. FT. OR 1.42927 ACRES
STREET DEDICATION	8,088 SQ. FT. OR 0.18567 ACRES
TOTAL AREA	110,425 SQ. FT. OR 2.53501 ACRES

**OWNER'S CERTIFICATE**

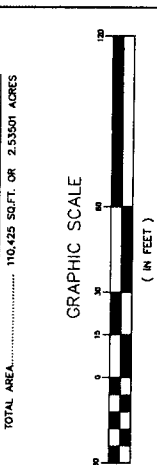
WE, THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY CERTIFY THAT THIS PLAT OF SUBDIVISION, ESTABLISHING THE MINIMUM BUILDING RESTRICTIONS, THE COMMON ACCESS EASEMENT, AND THE PUBLIC UTILITY EASEMENT, IS THE PROPERTY OF THE UNDERSIGNED AND WE AS OWNERS OF THIS SUBDIVISION, OUR SUCCESSORS AND ASSIGNS, WILL CAUSE ALL NECESSARY RECORDS TO BE FILED IN THE OFFICE OF THE CLERK OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND.

WE HEREBY CERTIFY THAT WE AS OWNERS OF THIS SUBDIVISION, OUR SUCCESSORS AND ASSIGNS, WILL CAUSE ALL NECESSARY RECORDS TO BE FILED IN THE OFFICE OF THE CLERK OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND.

**SURVEYOR'S CERTIFICATE**

I, THE UNDERSIGNED, SURVEYOR, DO HEREBY CERTIFY THAT I AM A SUBDIVISION SURVEYOR AS DEFINED IN SECTION 1-101 OF THE MONTGOMERY COUNTY SUBDIVISION ACT, AND THAT I AM LICENSED BY THE BOARD OF PROFESSIONAL SURVEYORS OF MONTGOMERY COUNTY, MARYLAND, UNDER LICENSE NO. 11887, EXPIRING ON JANUARY 18, 2017.

I HAVE PERSONALLY EXAMINED THE RECORDS OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND, AND HAVE FOUND THAT THE RECORDS OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND, REFLECT THE RECORDS OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND, AS SHOWN ON THIS PLAT.



**SUBDIVISION RECORD PLAT**

LOTS 91 THRU 95, 106 THRU 112,  
123 THRU 136, 161 THRU 155,  
PART OF PARCEL B,  
PARCELS M, N, O, P, Q, R, HH & JJ  
**GROSVENOR HEIGHTS**

7TH ELECTION DISTRICT  
MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 30'

DATE: APRIL 15, 2015

**PLAT NO.**

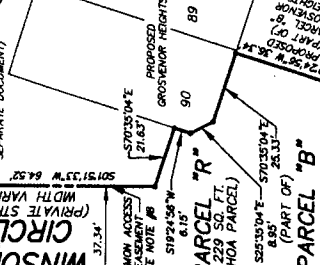
CURVE	RADIUS	LENGTH	TANGENT	CHORD BEARING	CHORD DISTANCE	DELTA
C1	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C2	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C3	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C4	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C5	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C6	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C7	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C8	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C9	50.00	31.42	15.71	S 71.33° E	31.42	90.00
C10	50.00	31.42	15.71	S 71.33° E	31.42	90.00

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N 89° 54' 11" E	20.00
L2	N 89° 54' 11" E	20.00
L3	N 89° 54' 11" E	20.00
L4	N 89° 54' 11" E	20.00
L5	N 89° 54' 11" E	20.00
L6	N 89° 54' 11" E	20.00
L7	N 89° 54' 11" E	20.00
L8	N 89° 54' 11" E	20.00
L9	N 89° 54' 11" E	20.00
L10	N 89° 54' 11" E	20.00
L11	N 89° 54' 11" E	20.00
L12	N 89° 54' 11" E	20.00
L13	N 89° 54' 11" E	20.00
L14	N 89° 54' 11" E	20.00
L15	N 89° 54' 11" E	20.00
L16	N 89° 54' 11" E	20.00
L17	N 89° 54' 11" E	20.00
L18	N 89° 54' 11" E	20.00
L19	N 89° 54' 11" E	20.00
L20	N 89° 54' 11" E	20.00

**INGRESS/EGRESS EASEMENT**

FOR THE BENEFIT OF PARCELS M, N, O, P, Q, R, HH & JJ, GROSVENOR HEIGHTS, FROM THE WESTERN RIGHT-OF-WAY LINE OF FLEMING AVENUE TO THE WESTERN RIGHT-OF-WAY LINE OF WINSOME CIRCLE.



**OWNER'S CERTIFICATE**

WE, THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY CERTIFY THAT THIS PLAT OF SUBDIVISION, ESTABLISHING THE MINIMUM BUILDING RESTRICTIONS, THE COMMON ACCESS EASEMENT, AND THE PUBLIC UTILITY EASEMENT, IS THE PROPERTY OF THE UNDERSIGNED AND WE AS OWNERS OF THIS SUBDIVISION, OUR SUCCESSORS AND ASSIGNS, WILL CAUSE ALL NECESSARY RECORDS TO BE FILED IN THE OFFICE OF THE CLERK OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND.

**SURVEYOR'S CERTIFICATE**

I, THE UNDERSIGNED, SURVEYOR, DO HEREBY CERTIFY THAT I AM A SUBDIVISION SURVEYOR AS DEFINED IN SECTION 1-101 OF THE MONTGOMERY COUNTY SUBDIVISION ACT, AND THAT I AM LICENSED BY THE BOARD OF PROFESSIONAL SURVEYORS OF MONTGOMERY COUNTY, MARYLAND, UNDER LICENSE NO. 11887, EXPIRING ON JANUARY 18, 2017.

**PARCEL "M"**  
1,058 SQ. FT. (HOA PARCEL)

**PARCEL "N"**  
951 SQ. FT. (HOA PARCEL)

**PARCEL "O"**  
2,070 SQ. FT. (HOA PARCEL)

**PARCEL "P"**  
229 SQ. FT. (HOA PARCEL)

**PARCEL "Q"**  
1,109 SQ. FT. (HOA PARCEL)

**PARCEL "R"**  
229 SQ. FT. (HOA PARCEL)

**PARCEL "HH"**  
1,747 SQ. FT. (HOA PARCEL)

**PARCEL "JJ"**  
1,714 SQ. FT. (HOA PARCEL)

**PARCEL "K"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "L"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "I"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "H"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "G"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "F"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "E"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "D"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "C"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "B"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "A"**  
1,568 SQ. FT. (HOA PARCEL)

**WINSOME CIRCLE**  
(PRIVATE STREET)  
(WIDTH VARIES)

**WINSOME PLACE**  
(PRIVATE STREET)  
(WIDTH VARIES)

**GROSVENOR HEIGHTS**

**AREA HEREBY DEDICATED TO PUBLIC USE**  
8,088 SQ. FT. OR 0.18567 ACRES

**OWNER'S CERTIFICATE**

WE, THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY CERTIFY THAT THIS PLAT OF SUBDIVISION, ESTABLISHING THE MINIMUM BUILDING RESTRICTIONS, THE COMMON ACCESS EASEMENT, AND THE PUBLIC UTILITY EASEMENT, IS THE PROPERTY OF THE UNDERSIGNED AND WE AS OWNERS OF THIS SUBDIVISION, OUR SUCCESSORS AND ASSIGNS, WILL CAUSE ALL NECESSARY RECORDS TO BE FILED IN THE OFFICE OF THE CLERK OF THE DISTRICT COURT OF MONTGOMERY COUNTY, MARYLAND.

**SURVEYOR'S CERTIFICATE**

I, THE UNDERSIGNED, SURVEYOR, DO HEREBY CERTIFY THAT I AM A SUBDIVISION SURVEYOR AS DEFINED IN SECTION 1-101 OF THE MONTGOMERY COUNTY SUBDIVISION ACT, AND THAT I AM LICENSED BY THE BOARD OF PROFESSIONAL SURVEYORS OF MONTGOMERY COUNTY, MARYLAND, UNDER LICENSE NO. 11887, EXPIRING ON JANUARY 18, 2017.

**PARCEL "M"**  
1,058 SQ. FT. (HOA PARCEL)

**PARCEL "N"**  
951 SQ. FT. (HOA PARCEL)

**PARCEL "O"**  
2,070 SQ. FT. (HOA PARCEL)

**PARCEL "P"**  
229 SQ. FT. (HOA PARCEL)

**PARCEL "Q"**  
1,109 SQ. FT. (HOA PARCEL)

**PARCEL "R"**  
229 SQ. FT. (HOA PARCEL)

**PARCEL "HH"**  
1,747 SQ. FT. (HOA PARCEL)

**PARCEL "JJ"**  
1,714 SQ. FT. (HOA PARCEL)

**PARCEL "K"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "L"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "I"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "H"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "G"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "F"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "E"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "D"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "C"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "B"**  
1,568 SQ. FT. (HOA PARCEL)

**PARCEL "A"**  
1,568 SQ. FT. (HOA PARCEL)

**WINSOME CIRCLE**  
(PRIVATE STREET)  
(WIDTH VARIES)

**WINSOME PLACE**  
(PRIVATE STREET)  
(WIDTH VARIES)

**GROSVENOR HEIGHTS**

**AREA HEREBY DEDICATED TO PUBLIC USE**  
8,088 SQ. FT. OR 0.18567 ACRES

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(PRIVATE STREET)  
(WIDTH VARIES)

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**APPROVED:** \_\_\_\_\_ DATE: APRIL 27, 2015

**CHAIRMAN:** \_\_\_\_\_

**ASST. SECRETARY:** \_\_\_\_\_

**DEPARTMENT OF PERMITTING SERVICES**  
MONTGOMERY COUNTY, MARYLAND

**PLAT NO.:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

**2201501370**

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

**APPROVED:** \_\_\_\_\_ DATE: APRIL 27, 2015

**CHAIRMAN:** \_\_\_\_\_

**ASST. SECRETARY:** \_\_\_\_\_

**DEPARTMENT OF PERMITTING SERVICES**  
MONTGOMERY COUNTY, MARYLAND

**PLAT NO.:** \_\_\_\_\_

**DATE:** \_\_\_\_\_

**2201501370**





DESIGNED BY: [Signature]  
DATE: [Date]

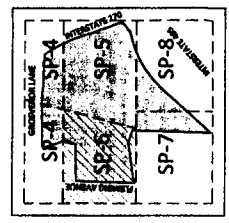
PROJECT: [Project Name]

OWNER: [Owner Name]

SCALE: 1" = 40'

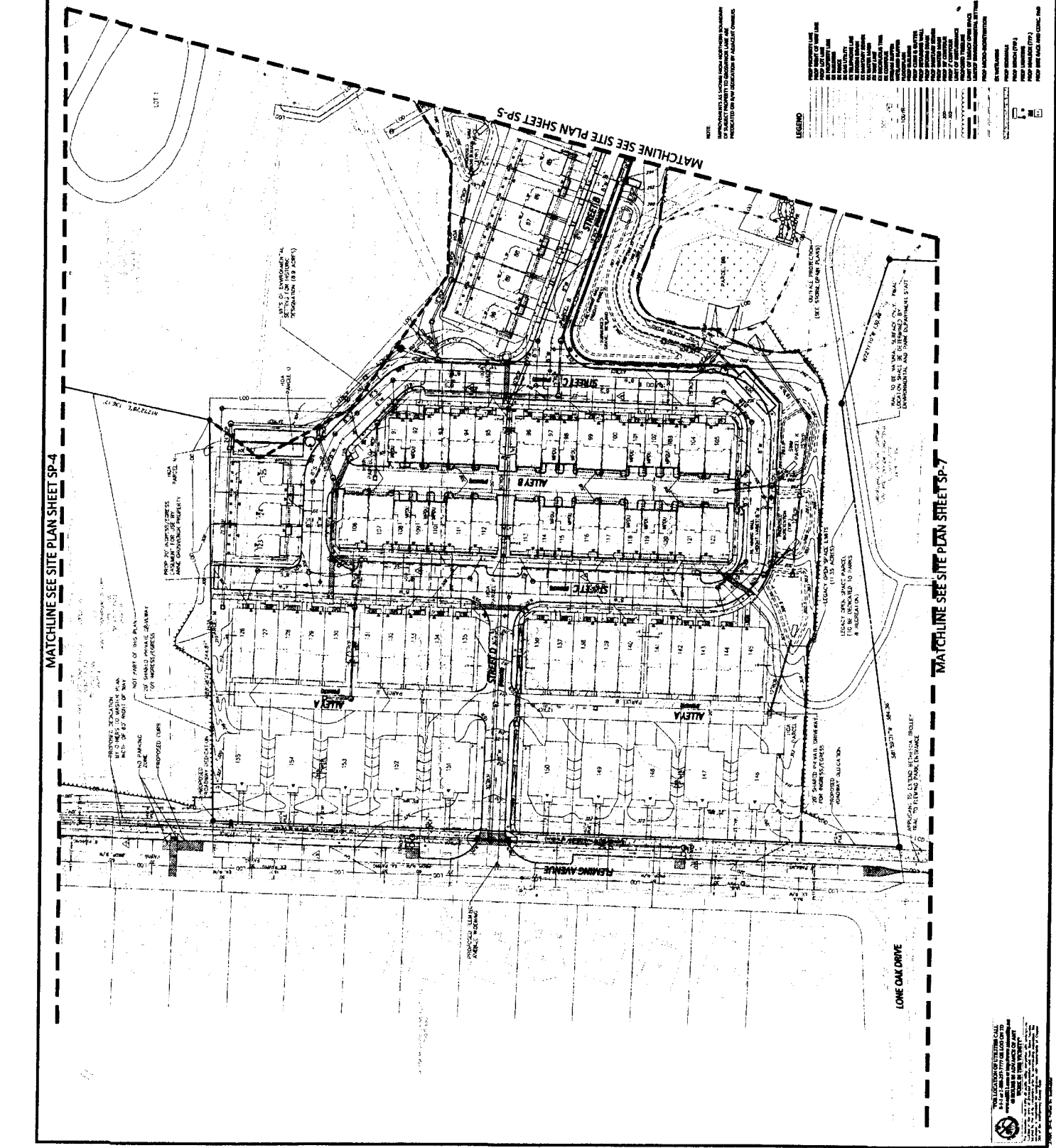
NO.	REVISION	DATE	BY

ARCHITECT/OWNER: SAPO GROVENOR, LLC	ARCHITECT: [Firm Name]
DATE: 08/14/18	PROJECT: GROVENOR
SCALE: 1" = 40'	PROJECT: GROVENOR



**LEGEND**

- EXISTING LOT LINES
- EXISTING BUILDING FOOTPRINTS
- EXISTING DRIVEWAYS
- EXISTING SIDEWALKS
- EXISTING UTILITIES
- EXISTING CURBS
- EXISTING LANDSCAPE
- EXISTING TREES
- EXISTING LIGHT FIXTURES
- EXISTING SIGNAGE
- EXISTING FENCES
- EXISTING WALLS
- EXISTING ROADS
- EXISTING RAILROADS
- EXISTING AIRPORTS
- EXISTING AIRWAYS
- EXISTING AIRPORTS
- EXISTING AIRWAYS
- EXISTING AIRPORTS
- EXISTING AIRWAYS



NOTES:

1. IMPROVEMENTS AS SHOWN FROM THIS PLAN SHALL BE CONSIDERED AS PART OF THE DEVELOPMENT AND SHALL BE COMPLETED PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.
2. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT AND STATE DEPARTMENT OF TRANSPORTATION.
3. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT AND STATE DEPARTMENT OF TRANSPORTATION.
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