



THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

M E M O R A N D U M

**DATE:** July 25, 2003  
**TO:** Montgomery County Planning Board  
**FROM:** A. Malcolm Shaneman  
Development Review Division  
(301) 495-4587  
**SUBJECT:** Informational Maps for Subdivision Items on the  
Planning Board's Agenda for July 31, 2003.

---

Attached are copies of plan drawings for Items #10, #11, #12, #13, and #14. These subdivision items are scheduled for Planning Board consideration on July 31, 2003. The items are further identified as follows:

Agenda Item #10 - Preliminary Plan 1-03107  
Becker Property

Agenda Item #11 - Preliminary Plan 1-03099  
American Plant Food

Agenda Item #12 - Pre-Preliminary Plan 7-03057  
Ridgewood Village

Agenda Item #13 - Preliminary Plan 1-03073  
Smith Village

Agenda Item #14 - Preliminary Plan 1-03093  
Gray Estates

Attachment

VICINITY MAP FOR

# GRAY ESTATES (1-03093)



Map compiled on July 25, 2003 at 9:51 AM | Site located on base sheet no - 215NW01

### NOTICE

The planimetric, property, and topographic information shown on this map is based on copyrighted Map Products from the Montgomery County Department of Park and Planning of the Maryland -National Capital Park and Planning Commission, and may not be copied or reproduced without written permission from M-NCPPC.

Property lines are compiled by adjusting the property lines to topography created from aerial photography and should not be interpreted as actual field surveys. Planimetric features were compiled from 1:14400 scale aerial photography using stereo photogrammetric methods.

This map is created from a variety of data sources, and may not reflect the most current conditions in any one location and may not be completely accurate or up to date. All map features are approximately within five feet of their true location. This map may not be the same as a map of the same area plotted at an earlier time as the data is continuously updated. Use of this map, other than for general planning purposes is not recommended. - Copyright 1998

Key Map



N



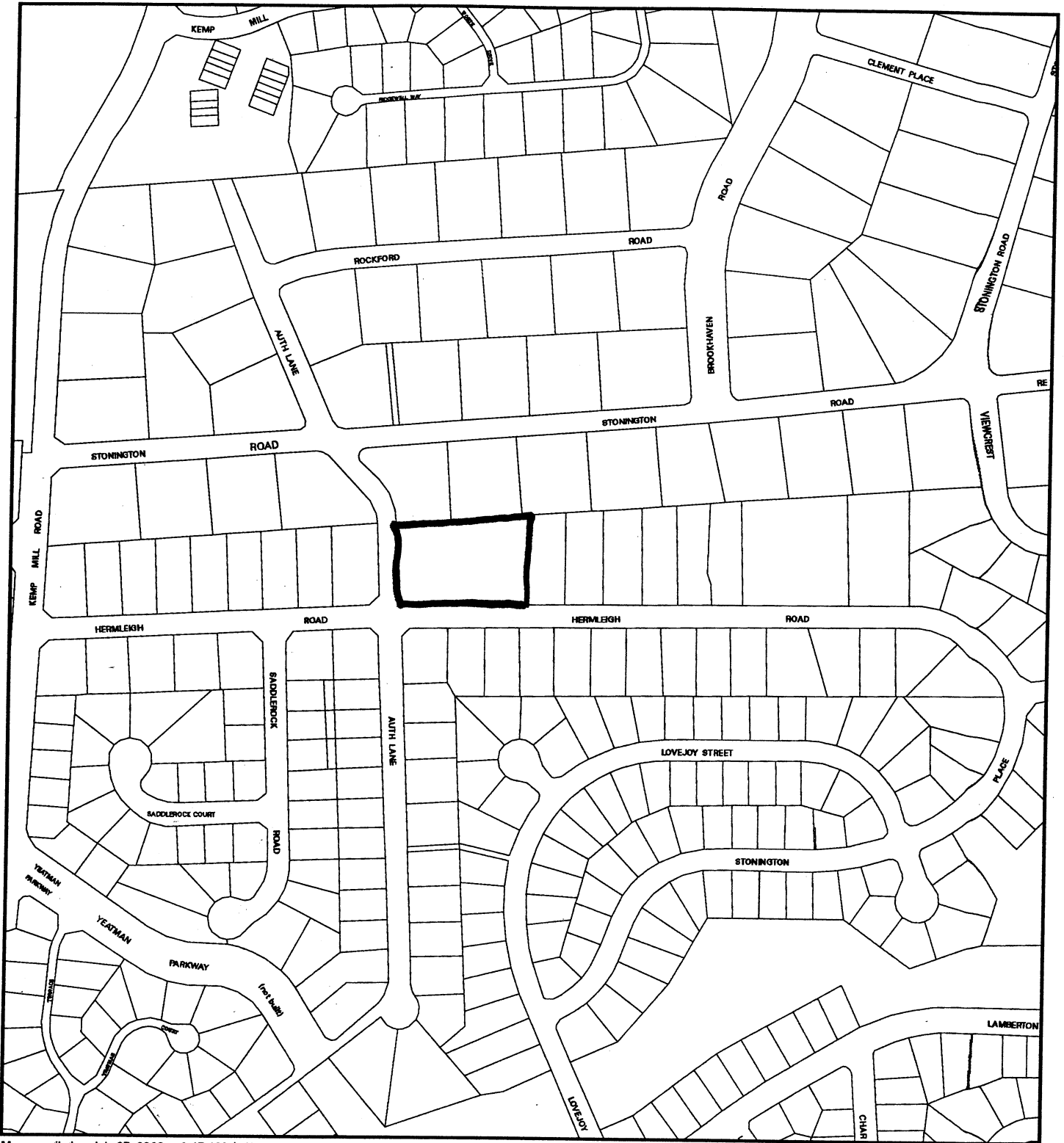
Research & Technology Center



1:48,400

VICINITY MAP FOR

# GRAY ESTATES (1-03093)



Map compiled on July 25, 2003 at 9:47 AM | Site located on base sheet no - 215NW01

### NOTICE

The planimetric, property, and topographic information shown on this map is based on copyrighted Map Products from the Montgomery County Department of Park and Planning of the Maryland-National Capital Park and Planning Commission, and may not be copied or reproduced without written permission from M-NCPPC.

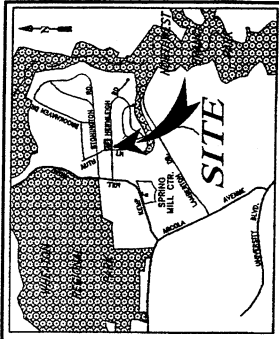
Property lines are compiled by adjusting the property lines to topography created from aerial photography and should not be interpreted as actual field surveys. Planimetric features were compiled from 1:14400 scale aerial photography using stereo photogrammetric methods.

This map is created from a variety of data sources, and may not reflect the most current conditions in any one location and may not be completely accurate or up to date. All map features are approximately within five feet of their true location. This map may not be the same as a map of the same area plotted at an earlier time as the data is continuously updated. Use of this map, other than for general planning purposes is not recommended. - Copyright 1998

Key Map



1 : 4800



VICINITY MAP  
SCALE 1" = 200'

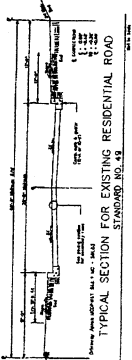
**GENERAL NOTES**

ZONED: R-200 ZONE  
 GROSS TRACT AREA: 86,497 S.F. OR 1.98 AC.  
 NET TRACT AREA: 54,701 S.F. OR 0.80 AC. LOT 12 (EXISTING LOT 10)  
 26,775 S.F. OR 0.62 AC. LOT 11 (LOD = 0.38 AC.)  
 25,021 S.F. OR 0.57 AC. LOT 13 (LOD = 0.28 AC.)

THERE ARE NO IMPACTS TO THE JURISDICTIONAL WETLANDS, WATER COURSES OR FLOODPLAIN ON THIS SITE. THE PROPERTY IS LOCATED WITHIN THE POTOMAC WATERSHED WHICH IS PART OF THE POTOMAC WATERSHED.

THE PUBLIC UTILITIES SERVING THIS SITE ARE VERIZON, FIBER OPTIC, WASHINGTON GAS OF MD. WSSC & MONTGOMERY CABLE TV. ALL DIMENSIONS AND AREAS HAVE BEEN CHECKED AND ARE SUBJECT TO CHANGE AT TIME OF FINAL RECORD PLAT.

WATER & SEWER CATEGORIES ARE BOTH O.



**DEVELOPER'S CERTIFICATE**

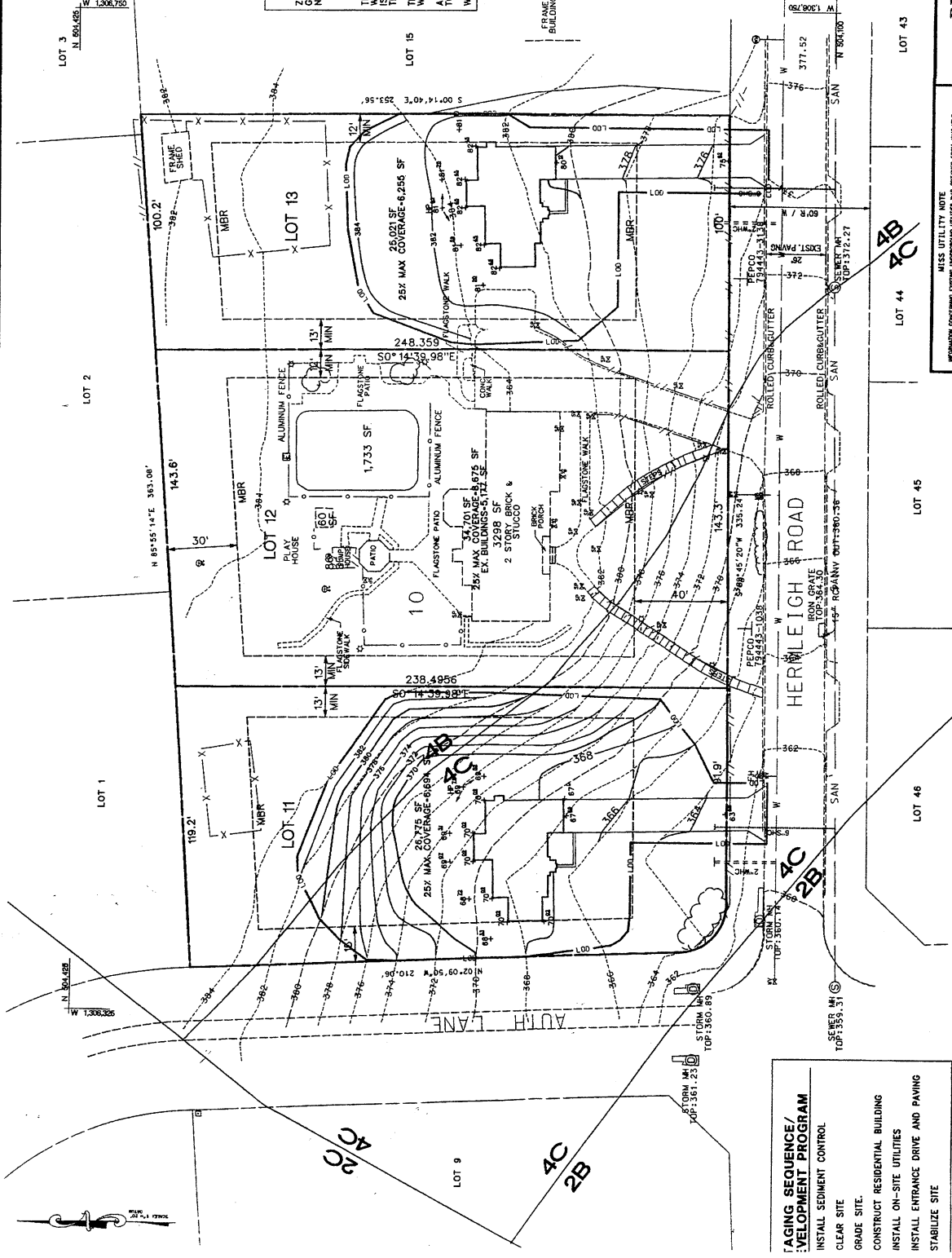
THE UNDERSIGNED AGREES TO EXECUTE ALL THE FEASIBILITY AND REQUIREMENTS OF THIS SITE PLAN WITH THE AGREEMENT BETWEEN THE MONTGOMERY COUNTY PLANNING BOARD AND THE UNDERSIGNED.

DATE: \_\_\_\_\_ SIGNED: \_\_\_\_\_

**ENGINEER'S CERTIFICATE**

I hereby certify to the best of my professional knowledge, with the Montgomery County Subdivision Regulations and the Montgomery County Engineering and Surveying Information was obtained for this site. Boundary information was obtained from the Montgomery County Department of Planning and Topographic data was obtained from the MDC GIS P.C.

*Frank E. Roscoe, Jr.*  
 FRANK E. ROSCOE, JR., P.E. #11028



**PRELIMINARY PLAN**

**GRAY ESTATES**

**LOTS 11, 12 & 13**

MONTGOMERY COUNTY  
 SILVER SPRING, MARYLAND

PROJECT NO. 1564-00-XX  
 SHEET 1 OF 3

**MISS UTILITY NOTE**

RECOMMENDATION: CONDUCT A MISS UTILITY SURVEY AND RECORD THE RESULTS OF THE SURVEY. THE RESULTS OF THE SURVEY SHOULD BE USED TO DETERMINE THE LOCATION AND DEPTH OF ALL UTILITIES. THE RESULTS OF THE SURVEY SHOULD BE USED TO DETERMINE THE LOCATION AND DEPTH OF ALL UTILITIES. THE RESULTS OF THE SURVEY SHOULD BE USED TO DETERMINE THE LOCATION AND DEPTH OF ALL UTILITIES.



NO.	DATE	REVISION	BY	CHKD.
1	05/11/2005	ISSUE	FR	FR

**Loiederman Sotesz Associates**

4601 Bethesda Blvd., Suite 200  
 Bethesda, MD 20814  
 Tel: 301-461-1555 Fax: 301-461-1556  
 www.loiedermansotesz.com

City Engineering  
 Land Surveying  
 Environmental Science

**AGING SEQUENCE/ DEVELOPMENT PROGRAM**

INSTALL SEDIMENT CONTROL

CLEAR SITE

GRADE SITE

CONSTRUCT RESIDENTIAL BUILDING

INSTALL ON-SITE UTILITIES

INSTALL ENTRANCE DRIVE AND PAVING

STABILIZE SITE

PRELIMINARY NOT FOR CONSTRUCTION