To:

Richard Weaver

MNCPPC

From:

Steven Murray

14411 Darnestown Rd Germantown, MD 20874

Ph: 301-977-6175

CC:

George Krikorian

Armenian Youth Center

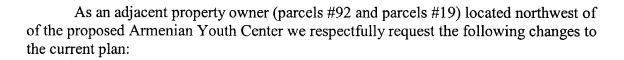
Date:

June 2, 2004

RE:

Proposed changes for Armenian Youth Center

Preliminary Plan Review No. 1-00009.



1. Move parking area to front of proposed building.

Proposed lighted parking area is located directly in front of our home. This 160 space lighted parking area is inconsistent with the RC zone. Since the proposed location of the parking area is higher in elevation, it is not possible to adequately shield the proposed lighting.

2. Provide deeded control of the Landscape Buffer Area to the Murray's.

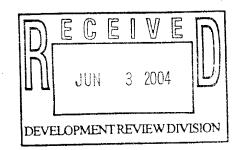
This area will shield the existing residential uses from the high activity of the Youth Center and is best maintained under the control of the residential property owner.

3. Move SWM outfall to permit runoff to flow from the southwest corner of SWM pond. Murray's agree to grant necessary outfall easement.

Residential property (Parcel #92, 14413 Darnestown Road) is negatively impacted by the location of the SWM pond outfall as currently shown.

4. Show SWM plan in accordance with rules required of plans with adjacent residential property.

Current plan does not provide required SWM facility.



5. MNCPPC should correct The Record Plat to show lots as approved by the Planning Board.

On July 27, 1995 the MNCPPC board approved a subdivision of the original 43.70 acre lot to include:

- 6 residential lots and associated open space totaling 30 acres and
- two outlots for a church and elderly housing uses.

Subsequently, MNCPPC recorded the residential lots, but recorded less open space than was directed by the Planning Board.

Our concern is that by not allocating the entire 30 acres to the 6 residential lots, the AYC will be allowed to establish a much larger structure with more extensive uses than was agreed upon at the 1995 hearing.

The AYC was granted approval for a smaller church in 1995. The AYC let the approval expire and in 2002 came back for approval of a new plan with more extensive use using a portion of the required residential open space.

3100 N. Leisure World Blvd. Unit 421 Silver Spring, MD 20906 6 July 2004

Ms. Cathy Conlon
Development Review Division
Montgomery County Department of Park & Planning
Maryland National Capitol Park & Planning Commission
8787 Georgia Avenue
Silver Spring, Maryland 20910

Dear Ms. Conlon,

Attached pleased find the signatures of adult citizens of Montgomery County representing nearly 200 households supporting the approval of the Preliminary Plan Application No: 1-00009 for the construction of a Church and Hall at our property on Darnestown Road, Darnestown, Maryland.

George Krikorian,

Board Chairman,

Armenian Youth Center of Greater Washington

ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc. in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland.

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- Alaggandh-MELKonian	City/Town Zip Code
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in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland. 5480 Wiconsen Que Chay Chay CHEVY CHASE IND 28815-3506 THELMA KHOYAN 5480 WTS. Hre chargehore and 20815 Street Address City/Town Zip Code 13513 SLOAN ST Signature 20853 ROCKVILLE Print Signature Print \'/ 17653 HORIZON PLACE follanesian. 20855 DERWOOD MD **Print** 20533 Neerwinder
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ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc. in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland.

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ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc.

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ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc. in its request for approval of a Preliminary Plan of Subdivision (MNCPPC

Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland.

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Application No. 1-00009) for the cor	nstruction of a Church an	d Hall at its property	
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in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property

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WE, the undersigned citizens of Montgomery County, support the ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc. in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland. 9305 HOTTINGER cit. Germuntown 14305 Arahio 50551E ARABIAW Germo City/Town City/Town Signature Street Address Print Street Address JACKMAKTIAN Signature 7/8794 Welken Chare Rolf4 Monefermery Uy, ND 90886 Street Address MARIE JEANNE ASSARIAN

WE, the undersigned citizens of Montgomery County, support the <u>ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc.</u> in its request for approval of a Preliminary Plan of Subdivision (MNCPPC Application No. 1-00009) for the construction of a Church and Hall at its property on Darnestown Road, Darnestown, Maryland.

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Application No. 1-00009) for the con	struction of a Church and Hall at its property
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ARMENIAN YOUTH CENTER of GREATER WASHINGTON, Inc.

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Heth Zelaya	Gaithersburg City/Town	MD 2087
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Abdoulage O. Thiam	Silver Spring M	N 20906
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Killy II. Meddaugh	969 Glanner	hd
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Print	City/Town Zip Code
GABRIEL KARPOUZIAN	BNAPECU TID 21403
Signature	Street Address
	3216 MACNOLIA RIDGE
Print	City/Town Zip Code
GILDA O. KARPOUZIAN	3216 Magnolia Ride Rd.
Signature /	Street Address
All O. Kan	A .
Print	Annagolis MO 2/403 City/Town Zip Code
m s h (An)	
Signature Oog Ookline	9925 white water Dr.
Signature of A	Street Address
MEVER DOUBORTON	2 Burk, VA 22015
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	WASHNETON D.C 20016
Signature A	Street Address
ASHOT HOUSEPIAN	SUTTEN & CONSO NEWNEX AVE
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in its request for approval of a Prelim		
Application No. 1-00009) for the co	onstruction of a Church and Hal	l at its property
on Darnestown Road, Darnestown, M		i at its property
on Damestown Road, Damestown, 1		0 0 m n 275
Signature	20 Wade Ct Gait	iency III acore
ARSHAS K SARKISSIAN	Street Address	
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Pon Munt	20201 Swallow Pout	RL.
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Beta Nahapetian	Montgomen Village M	D 20986 Zip Code
Print / /	City/Town	Zip Code
Signature Signature	2020/ Swallow Point Street Address	Rand
Ara Nahanchan	Montsomery Village, MD City/Town	20886
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