



Item #6

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

M E M O R A N D U M

DATE: December 3, 2004
TO: Montgomery County Planning Board
FROM: Catherine Conlon
Development Review Division
(301) 495-4542
SUBJECT: Informational Maps for Subdivision Items on the
Planning Board's Agenda for December 9, 2004.

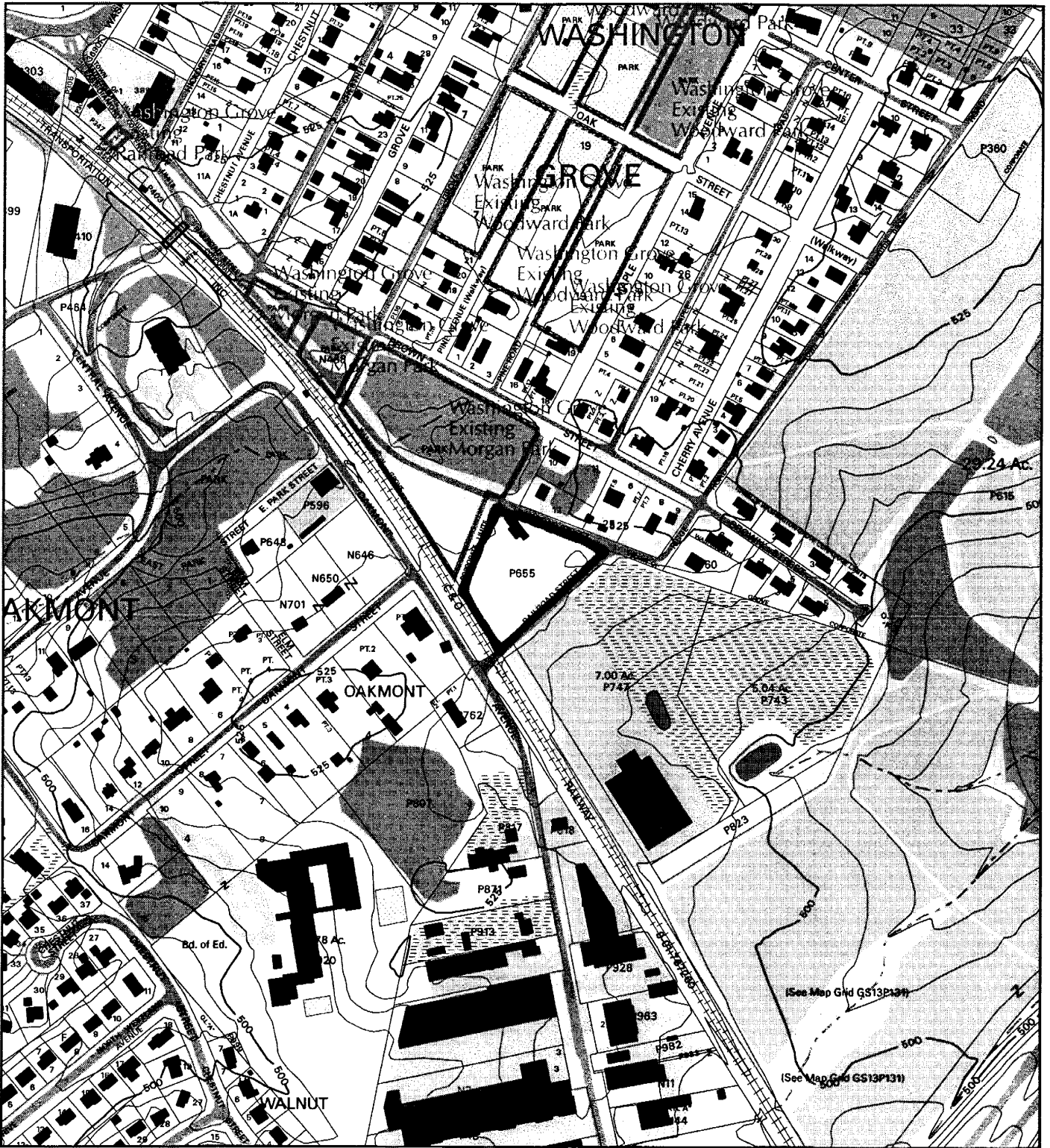
Attached are copies of plan drawings for item #06 and #07. These subdivision items are scheduled for Planning Board consideration on December 9, 2004. The items are further identified as follows:

Agenda Item #06 - Preliminary Plan 1-05028
Cater Property

Agenda Item #07 - Preliminary Plan 1-05029
Stoney Springs

Attachment

CATER PROPERTY (1-05028)



Map compiled on September 08, 2004 at 11:39 AM | Site located on base sheet no - 223NW08

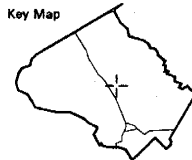
NOTICE

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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

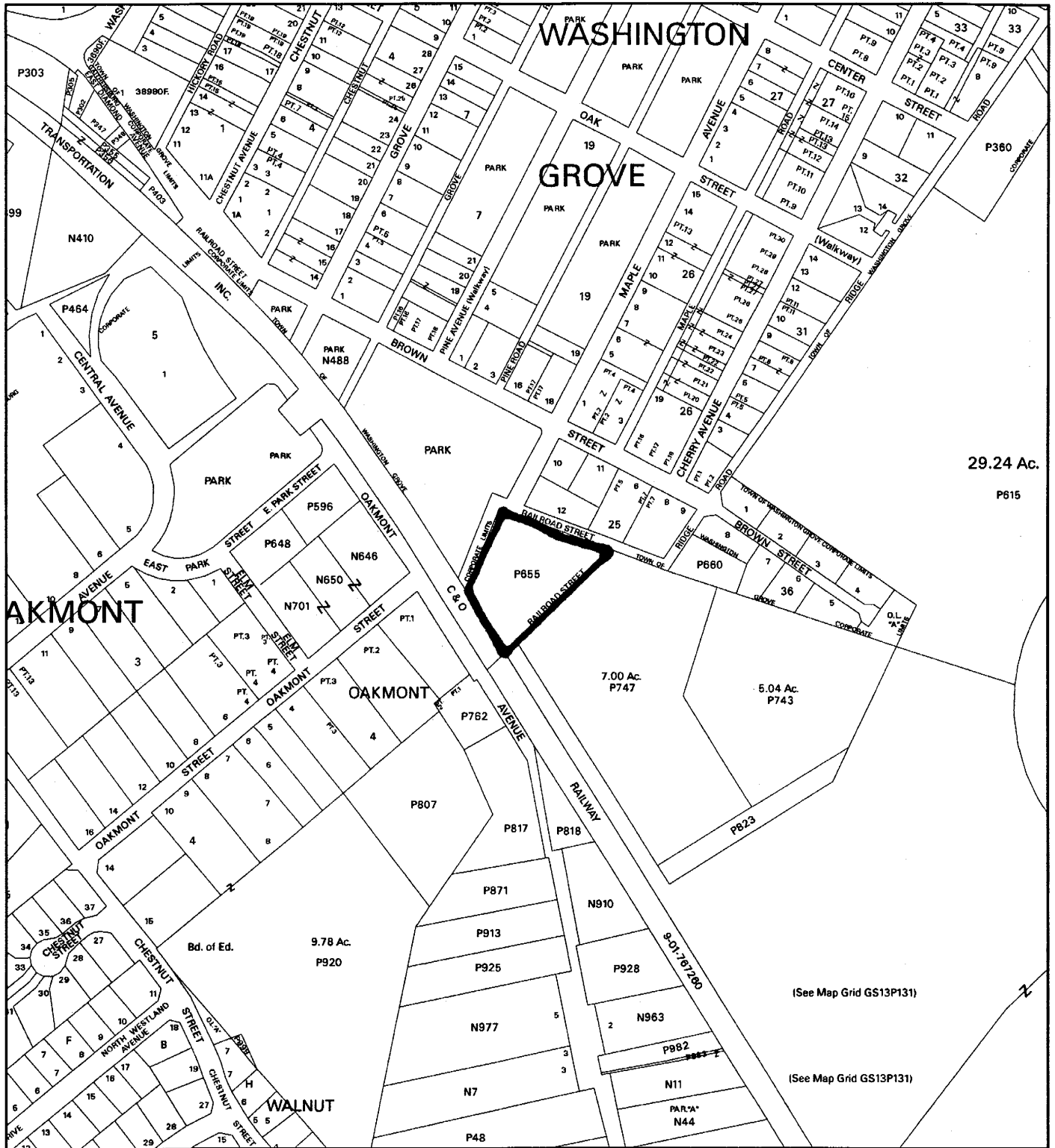


Research & Technology Center



1 inch = 400 feet
1 : 4800

CATER PROPERTY (1-05028)



Map compiled on September 08, 2004 at 11:43 AM | Site located on base sheet no - 223NW08

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Key Map



N



Research & Technology Center



1 inch = 400 feet
1 : 4800

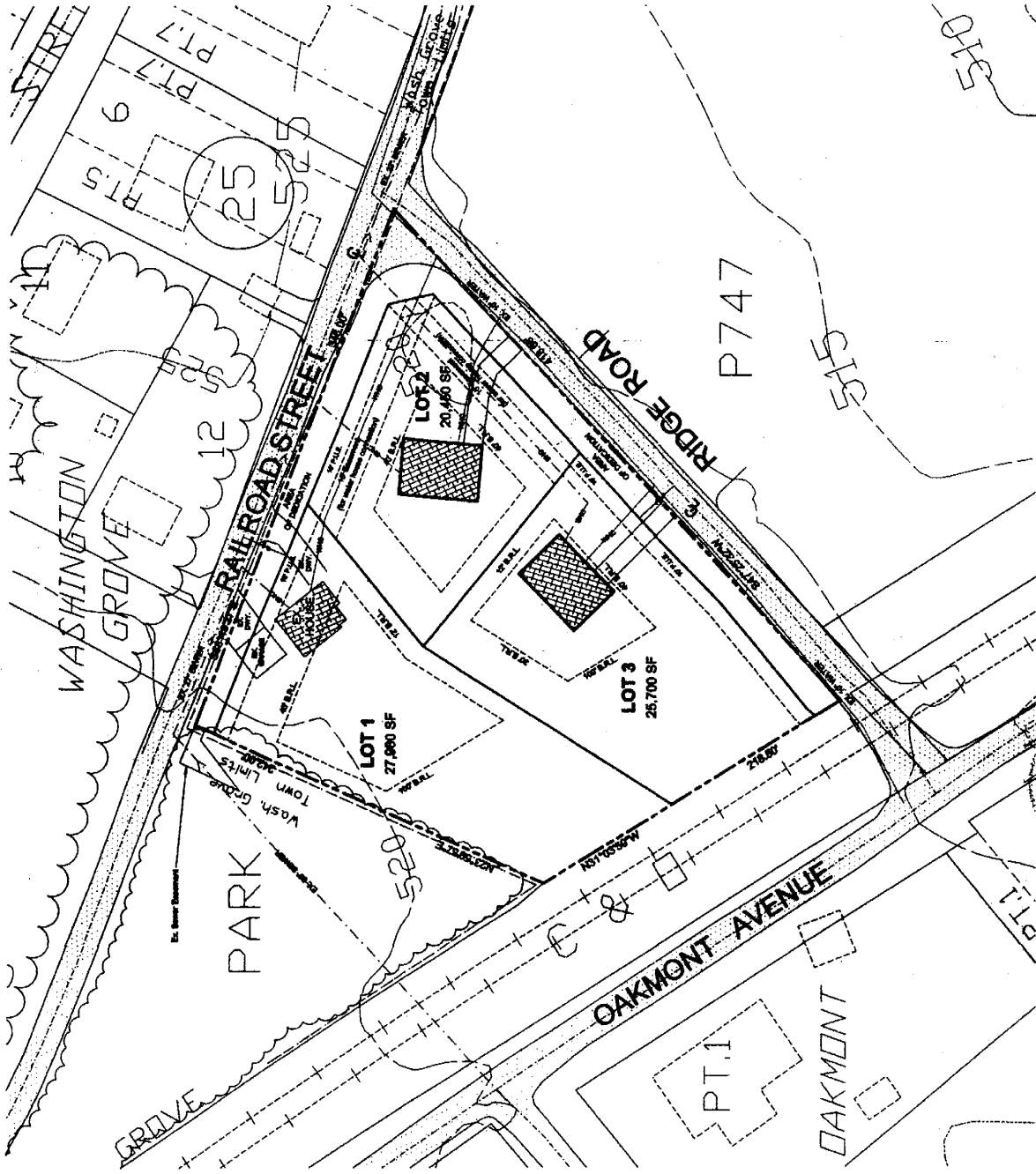
MONTGOMERY COUNTY DEPARTMENT OF PARK AND PLANNING
THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

8787 Georgia Avenue - Silver Spring, Maryland 20910-3760

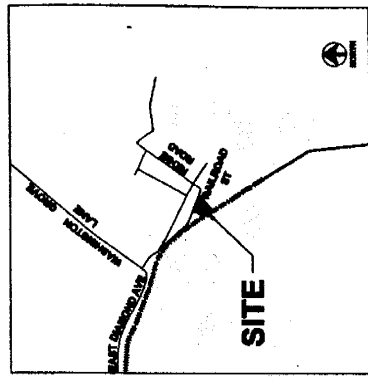
NOTES:

1. AREA OF PROPERTY - 96,884 sf
2. AREA DEDICATED TO STREETS - 12,686 SF
3. EXISTING ZONING: R-200
4. NUMBER OF LOTS SHOWN - 3
5. SITE TO BE SERVED BY PUBLIC WATER AND SEWER
6. EXISTING SEWER & WATER SERVICE CATEGORIES: S-1, W-1
7. SOUND ATTENUATION MEASURES TO BE UTILIZED FOR ALL NEW HOUSES PER COUNTY BUILDING CODE REQUIREMENTS (determined at time of permit)
8. LOCATED IN GREAT SENECA CREEK WATERSHED (CLASS II)
9. DEVELOPMENT STANDARDS:
 Frontyards - 40'
 Sideyards - 25' Total (12' MIN)
 Rearyards - 30'
 Minimum Lot Size - 20,000 SF
10. PROPERTY LOCATED ON TAX MAP QT121; W89C GRID SHEET 223N008
11. UTILITY SERVICE PROVIDED BY: VERIZON, PEPCO & WASHINGTON GAS

* This plan shows a 100' setback from the railroad right-of-way for all lots



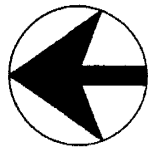
VICINITY MAP
SCALE: 1" = 2,000'



OWNER:
Steven A. & Shirl Harrison
 17050 Railroad Street
 Washington Grove, Maryland 20880
 301-928-2451



Surveyor's Certificate:
 I hereby certify that the boundary shown herein is correct, to my best knowledge and belief, based upon existing records and field observations.
[Signature]
 Date



date: Rev. 11/8/04
 scale: 1"=80'

Penning & Associates, Inc.
 Lead Planning Consultants
 8933 Shady Grove Court
 Gaithersburg, MD 20877
 (301) 948-0240



PRELIMINARY PLAN
CATOR PROPERTY
 Montgomery County, Maryland