

MEMORANDUM

DATE:

April 29, 2005

TO:

Montgomery County Planning Board

FROM:

Catherine Conlon

Development Review Division (301) 495-4542

SUBJECT:

Informational for Subdivision Maps Items

Planning Board's Agenda for May 05, 2005.

Attached are copies of plan drawings for item # 08, #09, #10, #11, and #12. These subdivision items are scheduled for Planning Board consideration on May 05, 2005. The items are further identified as follows:

Agenda Item #08 - Preliminary Plan 1-05070 Bradley Hills

Agenda Item #09 - Preliminary Plan 1-97058E First Baptist Church of Damascus

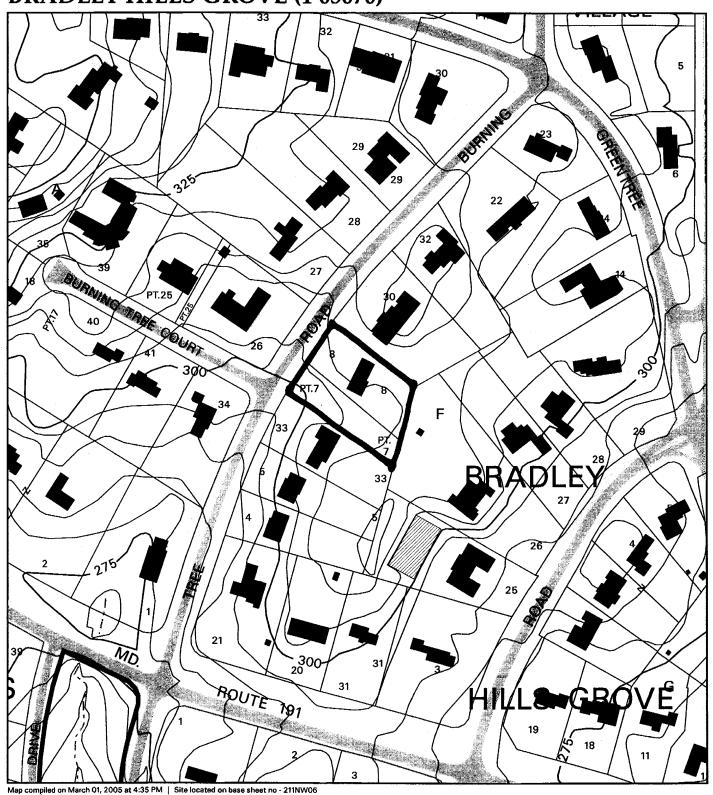
Agenda Item #10 - Pre-Preliminary Plan 7-03022 Nehouse Property

Agenda Item #11 - Preliminary Plan 1-99039 Friendship Commons

Agenda Item #12 - Preliminary Plan 1-05072 Chevy Chase, Sec. 5

Attachment

BRADLEY HILLS GROVE (1-05070)



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 are 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

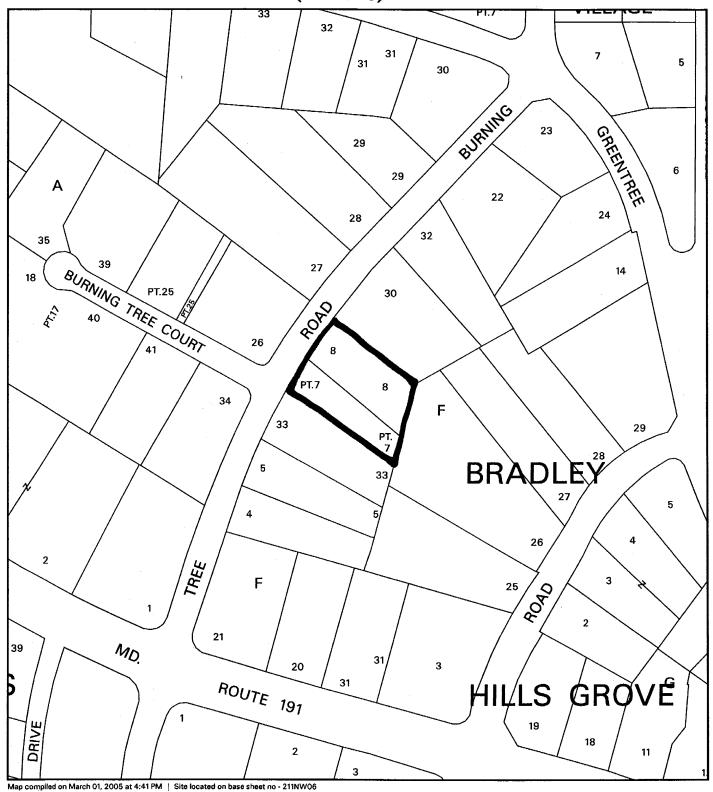




1 inch = 200 feet1:2400



BRADLEY HILLS GROVE (1-05070)



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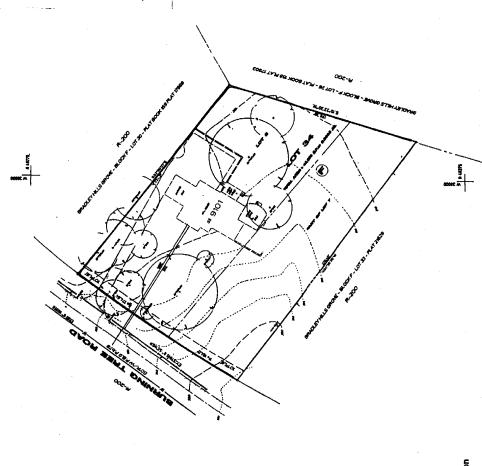
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Lot 8 and Part of Lot 7 are included in a plat entitled "Bradley Hills Grove" as recorded among the Land Records of Montgomery County, Maryland on May 19, 1936 from which the boundary, as shown, was

Topography, as shown, from a field survey by this office dated February, 2004; contour interval = 2'.
Zoning is R-200
Total area included in plan = 42,974 sf or 0,9885 acree

Number of Loks proposed = 1.

Planning Area 35; Betheada Chevy Chase
Sewer Category = 8.4. Water category = W.1.

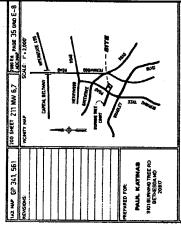
Cabin John Creek Watershed
Solls on sile per sheet 23 of the Monigomery County Soil Survey:
2C Gleneig silt loam 2-8% slopes
2C Gleneig silt loam 8-15% slopes
1. There are no historic features of cultural resources on site.
1. There are no streams, wetlands, or flood plain on site nor within 200 feet of the site.
2. There are no streams and the site.
3. No case, threatened or endangered plant or animal species were observed 다다

No rare, threatened or endangered plent or animal species were observed on site.
Certain features shown hereon are scaled and subject to revision at time of

4

record plat. Street Address: 9101 Buming Tree Road Tax ID No. 07-00582943

NRI/FSD 4-05169E Small Properly Exemption dated 1-27-05.



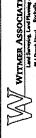
PRELIMINARY PLAN OF SUBDIVISION

BRADLEY HILLS GROVE EMPERA, ON LEGION SERVE MONTOCKEY COUNT, MANUALD

I HEREBY CERTIEY THAT THE BOUNDARY AND TOPOGRAPHIC INFORMATION, AS SHOWN AND NOTED HEREON IS CORRECT

DATE 1-31-05

BUNVEYON'S CENTIFICATE



WITNER ASSOCIATES, ILC.
Lind Service Lut Flowing a Dauge
Maleus-line Rechell, no 2019
Tel. (30) 100-400

DATE NOVEMBER 2004 PROJ. NO. 96192 F4. SCALE 10.

Development Tabulation

R-200 Zone - One Lot Proposed Minimum Lot Size = 20,000 sq. ft. Minimum Width at the front building line = 100'

Setbacks Required.
Front -40' or the established building line; whichever is greater.
The established building ine from a survey by this office dated February, 2004 is 74.0'.
Side -12' minimum - total of both sides 25' minimum Rear - 30' minimum.

THIS PRINT MADE FFR () 3-7985

WITHER ASSOCIATES