

Plat Name: Rolling Acres
Plat #: 220100260

Location: Located on the west side of Old Columbia Pike, 100 feet south of Carters Grove Drive
Master Plan: Fairland
Plat Details: R-90/TDR zone; 10 lots, 2 parcels
Community Water, Community Sewer
Applicant: Memon Enterprises, LLC

The record plat has been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Record Plat Review Sheet. Staff has determined that the record plat complies with Preliminary Plan No. 120060300 (MCPB Resolution No. 08-46) and with Site Plan No. 820090040 (MCPB Resolution No. 09-63), as approved by the Board, and that any minor modifications on the plat do not alter the intent of the Board's previous approval the aforesaid plans.

RECORD PLAT REVIEW SHEET

Plat Name: Rolling Acres Plat Number: 220100260
 Plan Name: Rolling Acres Plan Number: 120060300
 Plat Submission Date: 8-10-09
 DRD Plat Reviewer: S. Smith
 DRD Prelim Plan Reviewer: F. Grayson Checked: ESJ Date 2/26/10

Initial DRD Review:

Signed Preliminary Plan - Date 7/22/09 Checked: Initial SJS Date 11/16/09
 Planning Board Opinion - Date 3-27-08 Checked: Initial SJS Date 11/16/09
 Site Plan Req'd for Development? Yes X No Verified By: SJS (initial)
 Site Plan Name: ROLLING ACRES Site Plan Number: S200900410
 Planning Board Opinion - Date 4/24/09 Checked: Initial SJS Date 11/16/09
 Site Plan Signature Set - Date 8/21/09 Checked: Initial SJS Date 2/17/10
 Site Plan Reviewer Plat Approval: Checked: Initial Date

Review Items: Lot # & Layout Lot Area Zoning Bearings & Distances
 Coordinates Plan # OK Road/Alley Widths OK Easements Open Space
 Non-standard BRLs OK Adjoining Land OK Vicinity Map Septic/Wells N/A
 TDR note Child Lot note N/A Surveyor Cert Owner Cert Tax Map

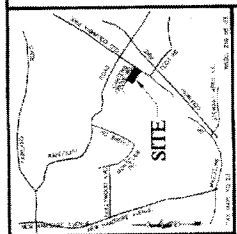
Agency Reviews Req'd	Reviewer	Date Sent	Due Date	Date Rec'd	Comments
Environment	S. Federline	10/7/09	10/23/09	10/26/09	Check lot sizes
Research	Bobby Fleury			10-12-09	OK
SHA	Doug Mills				
PEPCO	Steve Baxter				
Parks	Doug Powell				
DRD	Nellie Carey				

Final DRD Review:

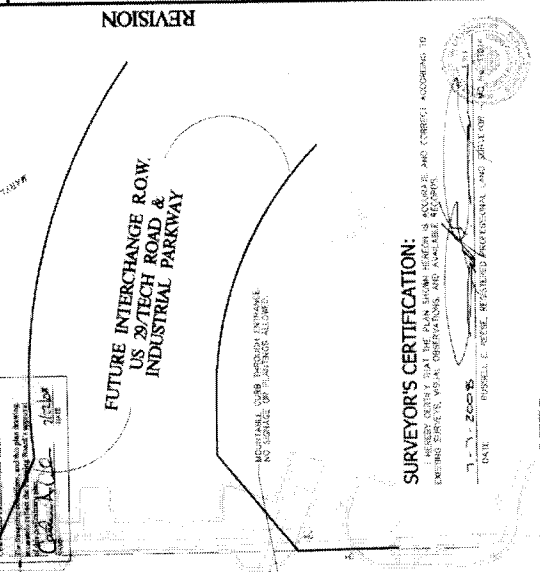
DRD Review Complete:	Initial <u>SJS</u>	Date <u>4-12-10</u>
(All comments rec'd and incorporated into mark-up)		
Engineer Notified (Pick up Mark-up):	<u>SJS</u>	<u>3-8-10</u>
Final Mylar w/Mark-up & PDF Rec'd:	<u>SJS</u>	<u>4/2/10</u>
Board Approval of Plat:		
Plat Agenda:	<u>SJS</u>	<u>4/22/10</u>
Planning Board Approval:	_____	_____
Chairman's Signature:	_____	_____
DPS Approval of Plat:		
Engineer Pick-up for DPS Signature:	_____	_____
Final Mylar for Reproduction Rec'd:	_____	_____
Plat Reproduction:		
Addressing:	_____	_____
File Card Update:	_____	_____
Final Zoning Book Check:	_____	_____
Update Address Books with Plat #:	_____	_____
Update Green Books for Resubdivision:	_____	_____
Notify Engineer to Seal Plats:	_____	_____
Engineer Seal Complete:	_____	_____
Complete Reproduction:	_____	_____
Sent to Courthouse for Recordation:	_____	_____

No. _____

REVISION	DATE	BY	DESCRIPTION
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VICINITY MAP
P.L. 2000



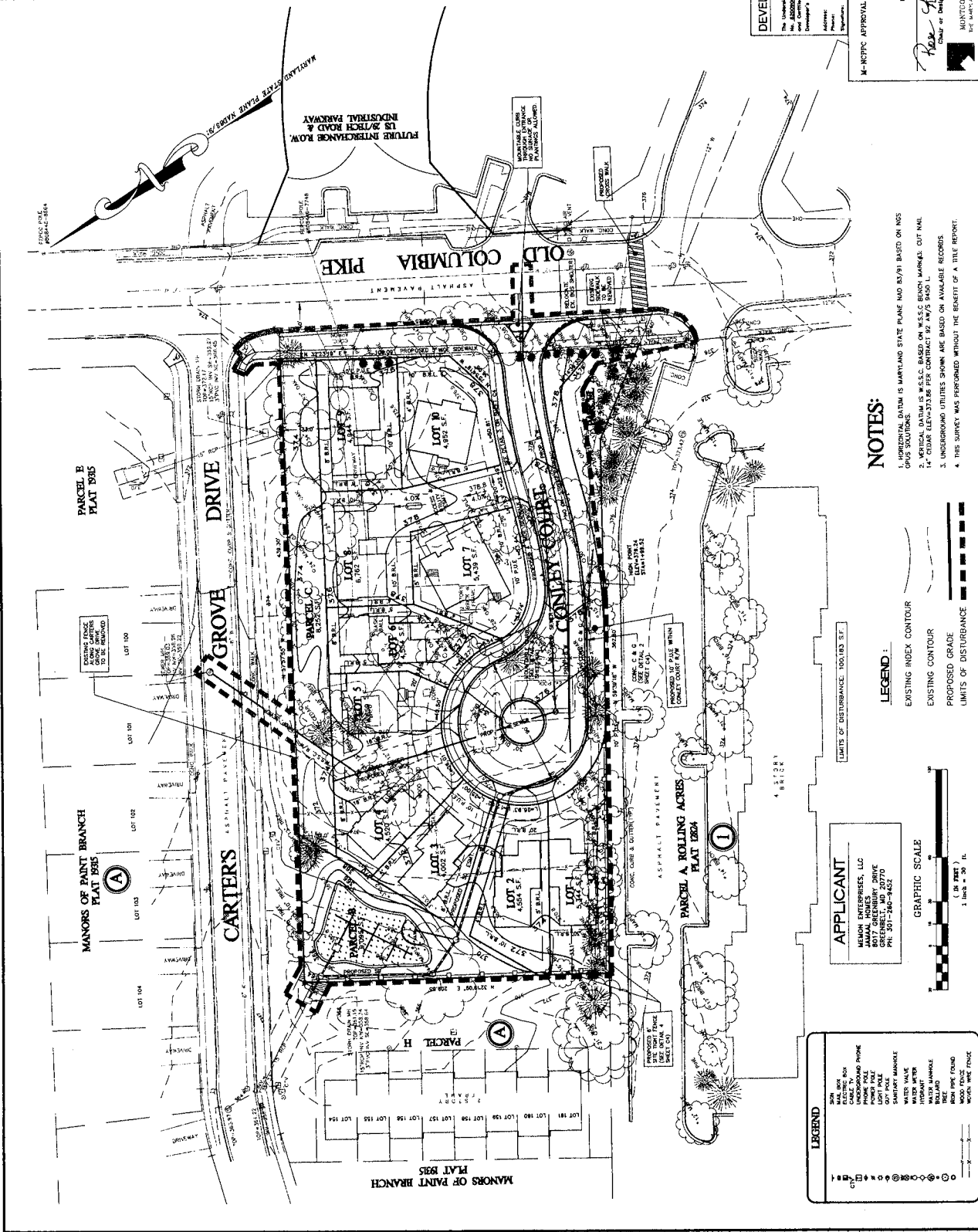
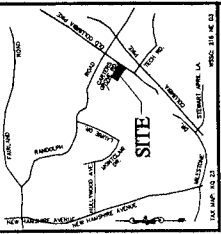
REVISION

SURVEYOR'S CERTIFICATION:
I HEREBY CERTIFY THAT THE PLAN SHOWS THE TRUE AND ACCURATE LOCATION OF THE BOUNDARIES OF THE PARCELS AND LOTS SHOWN THEREON, AND THAT THE SAME HAVE BEEN MEASURED AND PLANNED BY ME OR UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE REQUIREMENTS OF THE MONTGOMERY COUNTY SUBDIVISION ACT AND THE MONTGOMERY COUNTY SUBDIVISION REGULATIONS.

NOTES:

1. PROJECT CONSISTS OF ONE UN-PLATTED PARCEL, RECORDED IN LIBER 262 AT PAGE 879 (P.L. PARCEL 207, MAP NO. 22), P.S.S.C. 2002, 2015, 2016, 2017, 2018, 2019, 2020, 2021, 2022, 2023, 2024, 2025, 2026, 2027, 2028, 2029, 2030, 2031, 2032, 2033, 2034, 2035, 2036, 2037, 2038, 2039, 2040, 2041, 2042, 2043, 2044, 2045, 2046, 2047, 2048, 2049, 2050, 2051, 2052, 2053, 2054, 2055, 2056, 2057, 2058, 2059, 2060, 2061, 2062, 2063, 2064, 2065, 2066, 2067, 2068, 2069, 2070, 2071, 2072, 2073, 2074, 2075, 2076, 2077, 2078, 2079, 2080, 2081, 2082, 2083, 2084, 2085, 2086, 2087, 2088, 2089, 2090, 2091, 2092, 2093, 2094, 2095, 2096, 2097, 2098, 2099, 2100, 2101, 2102, 2103, 2104, 2105, 2106, 2107, 2108, 2109, 2110, 2111, 2112, 2113, 2114, 2115, 2116, 2117, 2118, 2119, 2120, 2121, 2122, 2123, 2124, 2125, 2126, 2127, 2128, 2129, 2130, 2131, 2132, 2133, 2134, 2135, 2136, 2137, 2138, 2139, 2140, 2141, 2142, 2143, 2144, 2145, 2146, 2147, 2148, 2149, 2150, 2151, 2152, 2153, 2154, 2155, 2156, 2157, 2158, 2159, 2160, 2161, 2162, 2163, 2164, 2165, 2166, 2167, 2168, 2169, 2170, 2171, 2172, 2173, 2174, 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DATE	REVISION
12/20/20	PER D.C. SITE PLAN COMMENTS
05/22/20	REVISION TO DURS (HABS)
05/22/20	PER SITE PLAN COMMENTS

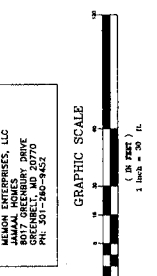
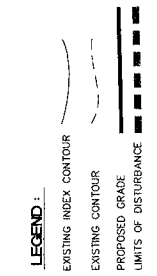


DEVELOPER'S CERTIFICATE
The undersigned agrees to accept all the features of the Site Plan Approved by the Board of Planning and Zoning Adjustment, Montgomery County, Maryland, including appropriate conditions, development program, and other provisions of the Site Plan, and to comply with all applicable laws, rules, regulations, and orders of the Board of Planning and Zoning Adjustment, Montgomery County, Maryland.

Developer's Name: **MEMON ENTERPRISES, LLC**
Address: **10000 WOODBURN DRIVE, GREENBELT, MD 20770**
Phone: **(301) 260-9452**
Signature: *[Signature]*
Date: **8-21-09**

APPLICANT:
MEMON ENTERPRISES, LLC
JAMAL HODGES, PROJECT MANAGER
GREENBELT, MD 20770
PH: 301-260-9452

- NOTES:**
1. HORIZONTAL DATUM IS MARYLAND STATE PLANE (MD 83/79) BASED ON NGS OPUS SOLUTIONS.
 2. VERTICAL DATUM IS M.S.L.C. BASED ON W.S.S.C. BEACH MARKER, CUT HAIL 14" O.D. ELEV=373.86 PER CONTRACT BY JW/S 9400 L.
 3. UNDERGROUND UTILITIES SHOWN ARE BASED ON AVAILABLE RECORDS.
 4. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT.



- LEGEND**
- 3/4" DIA. ROCK
 - ELECTRIC RY
 - UNDERGROUND PHONE
 - UNDERGROUND CABLE
 - POWER POLE
 - LOT PALE
 - WOOD PILE
 - WATER VALVE
 - SANITARY MANHOLE
 - SEWER MANHOLE
 - WATER MANHOLE
 - WATER METER
 - ROCK PILE
 - ROCK PILE FENCING
 - WOOD PILE FENCING