



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

MCPB
Item # 1B
2-23-2017

MEMORANDUM

DATE: February 15, 2017

TO: Montgomery County Planning Board

VIA: Catherine Conlon, Supervisor
D.A.R.C. Division
(301) 495-4542

FROM: Stephen Smith, Senior Planner
Jay Beatty, Planner
D.A.R.C. Division
(301) 495-4522 & (301) 495-2178

SUBJECT: Informational Maps and Summary of Record Plats for the Planning Board
Agenda for February 23, 2017

JS
JRB

The following record plats are recommended for APPROVAL, subject to the appropriate conditions of approval of the preliminary plan and site plan, if applicable, and conditioned on conformance with all requirements of Chapter 50 of the Montgomery County Code. Attached are specific recommendations and copies of plan drawings for the record plat. The following plats are included:

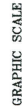
220161110 Earnshaw
220170370 Colesville Manor
220170390 Mount Jezreel Senior Housing
220170530 R. Holt Easley's Subdivision - Silver Spring

Plat Name: Earnshaw
Plat #: 220161110

Location: Located on the south side of Olney-Sandy Spring Road (MD 198), 300 feet east of Norwood Road
Master Plan: Sandy Spring Rural Village Plan
Plat Details: CRN zone; 19 lots, 4 parcels, 1 outlot
Applicant: Earnshaw Sandy Spring, LLC

The subdivision plat has been reviewed by M-NCPPC staff and determined to be in conformance with Preliminary Plan No. 120160030 (MCPB Resolution No. 16-012), and Site Plan No. 82016001A (Certified Site Plan dated October 27, 2016) as approved by the Board, and that any minor modifications reflected on the plat do not alter the intent of the Board's previous approval of the aforesaid plans.

EXISTING	NEW	PROPOSED



PRELIMINARY PLAN NOTE

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TYPICAL ROAD SECTION

1 1/2" BITUMINOUS CONCRETE SURFACE COURSE
1 1/2" BITUMINOUS CONCRETE SURFACE COURSE
3" BITUMINOUS CONCRETE BASE COURSE
APPROVED SUBGRADE

**PRIVATE STREET SECTION
(WITH TERTIARY ROAD PAVING SECTION)**

THE PAVING SECTION SHOWN ABOVE IS THE MINIMUM REQUIRED BY MONTGOMERY COUNTY TERTIARY ROADWAY STANDARDS. EXTRACTED FROM THE CURRENT MONTGOMERY COUNTY DEPARTMENT OF TRANSPORTATION DESIGN STANDARDS. MACHIN, MEMPHIS, A GLASCOCK, A MAKES NO GUARANTEE OR WARRANTY EITHER ASSUMED OR IMPLIED AS TO THE SUITABILITY OF THE PAVING SECTIONS AND ASSUMES NO LIABILITY IN PROVIDING THE PAVING

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14-15-16

Professional Certification

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Macraft, Hendricks & Glascock, P.A.
 Engineers • Planners
 Landscape Architects • Surveyors

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 Fax 301.948.0993
 www.mhga.com

TAY MAD ITTAC
FULLER WOODMAN

PRELIMINARY PLAN OF SUBDIVISION
EARNSHAW - LOT 1, BLOCK A & PARCEL P426
SANDY SPRING TOWNHOMES
PLAT NO. 12224 & L27938 F.13

MHG

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Environmental Engineers
Landscape Architects • Surveyors

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Proj.	Agr.	Design
No.	POL	POL
Date	'16	'16
03/25/16	1	3C
Sheet	1	3
Project No.	141,899	1