



#12

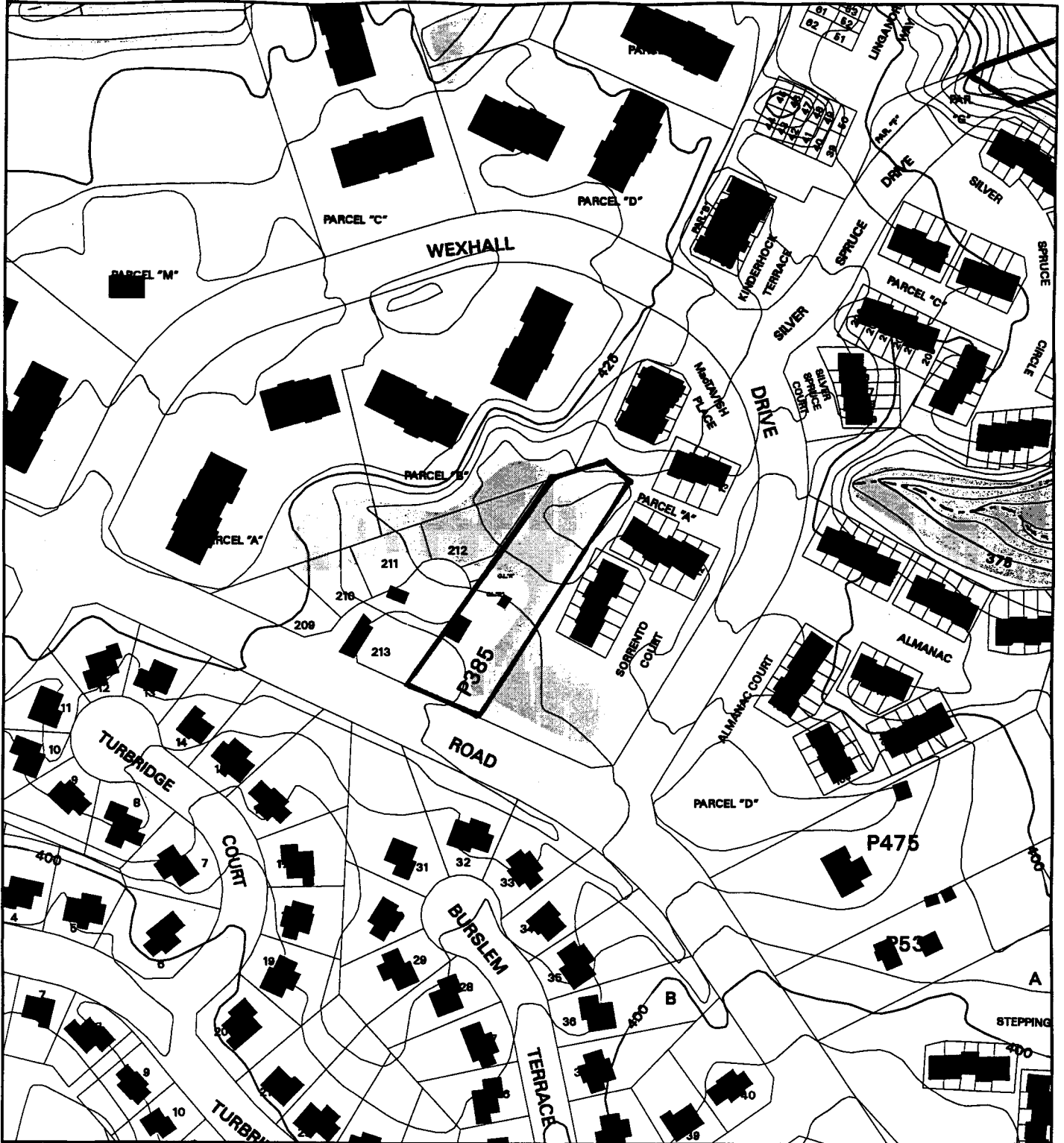
M E M O R A N D U M

DATE: August 31, 2001
TO: Montgomery County Planning Board
FROM: A. Malcolm Shaneman
Planning Department
(301) 495-4587
SUBJECT: Informational Maps for Subdivision Items on the
Planning Board's Agenda for September 6, 2001.

Attached are copies of plan drawings for Items #10, #11, #12 and #13. These subdivision items are scheduled for Planning Board consideration on September 6, 2001. The items are further identified as follows:

- Agenda Item #10 - Preliminary Plan 1-01056
Edwards Ferry Property
- Agenda Item #11 - Preliminary Plan 1-01051
Bannockburn
- Agenda Item #12 - Preliminary Plan 1-97047E
Silverwood
- Agenda Item #13 - Preliminary Plan 1-77082R
Olney Village Mart

VICINITY MAP FOR
SILVERWOOD (197047E)



Map compiled on August 31, 2001 at 9:36 AM | Site located on base sheet no - 219NE04

NOTICE

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 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

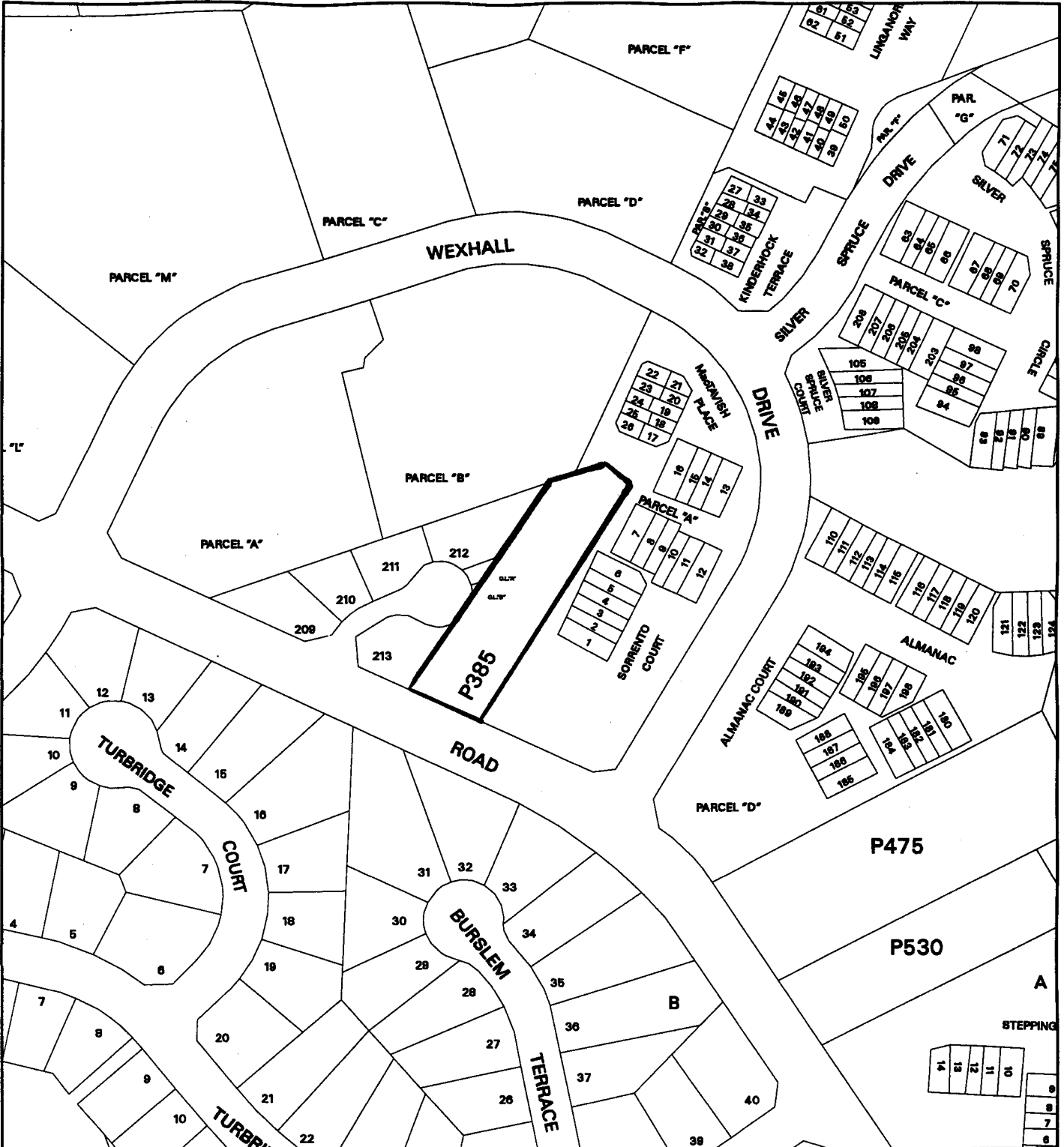


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1 : 2400

VICINITY MAP FOR
SILVERWOOD (197047E)



Map compiled on August 31, 2001 at 10:37 AM | Site located on base sheet no - 218NE04

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Key Map



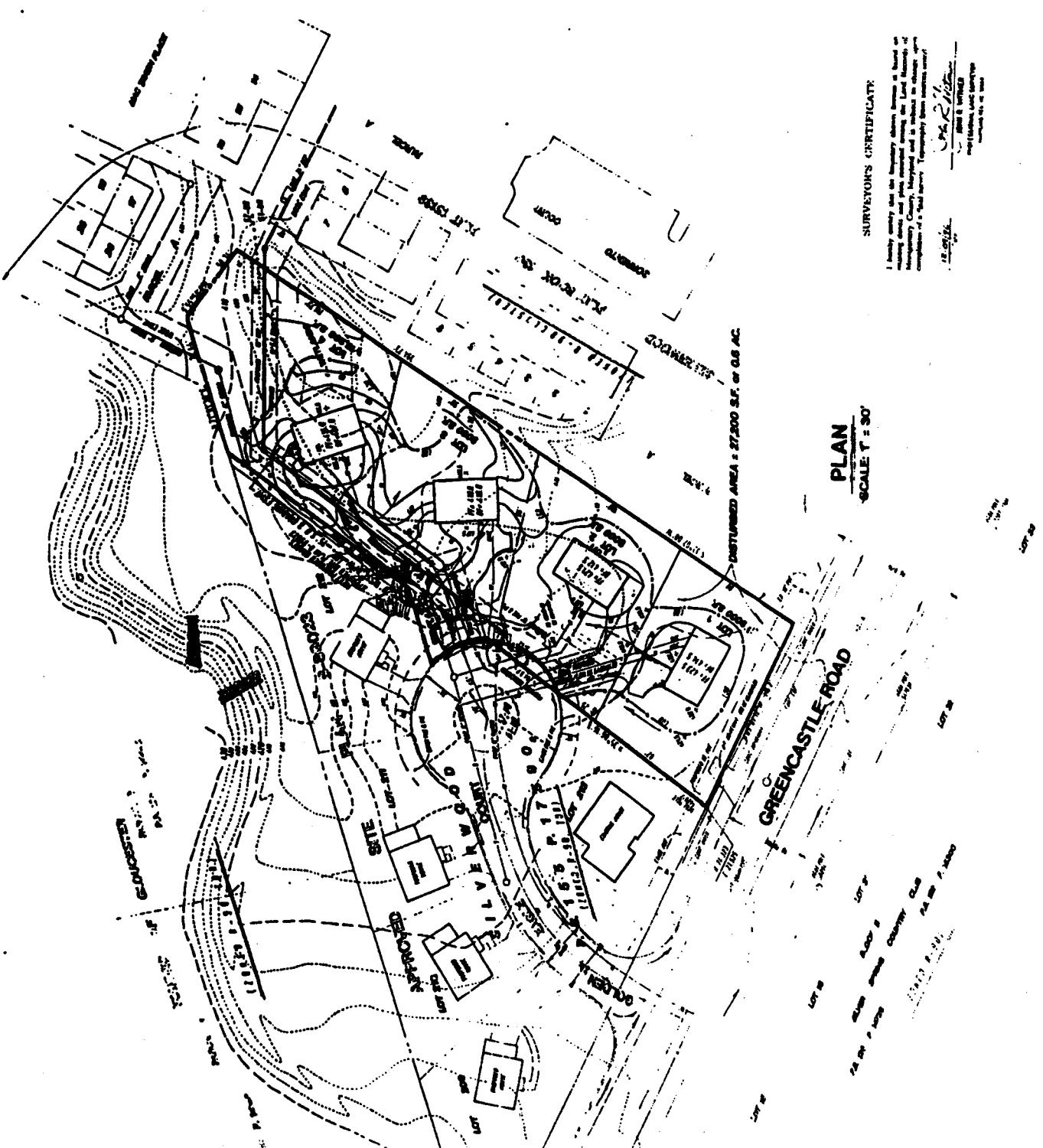
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Research & Technology Center



1 : 2400



GENERAL NOTES

- This property is subject to the Third Chesapeake And Potomac Bay (CB) Subdivision, as shown on the Plat of said subdivision, recorded in the Public Records of Prince Georges County, Maryland, at Volume 27, Page 21.
- This property is subject to the Silverwood Subdivision, as shown on the Plat of said subdivision, recorded in the Public Records of Prince Georges County, Maryland, at Volume 27, Page 21.
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DEVELOPMENT REQUIREMENTS

Property is shown to be (TDR) and proposed for Residential Single Detached use as shown on the following zoning:

- 27' min Front Setback
- 30' min Side Setback
- 35' min Rear Setback
- 20' min Front Yard
- 25' min Side Yard
- 25' min Rear Yard

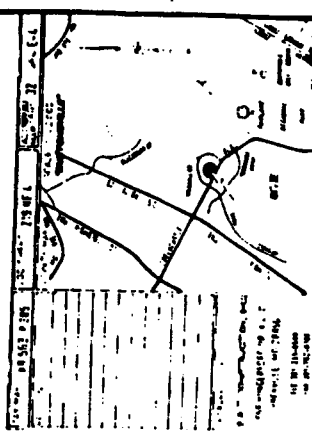
The total number of lots included on this plan is 4,520 S.F. or 0.10 AC. The total area included on this plan is 45,200 S.F. or 1.03 AC. The total area excluded on this plan is 27,200 S.F. or 0.6 AC.

Lot 1: 14,800 S.F. or 0.34 AC
Lot 2: 15,400 S.F. or 0.35 AC
Lot 3: 15,000 S.F. or 0.34 AC
Lot 4: 14,000 S.F. or 0.32 AC

SURVEYOR'S CERTIFICATE

I hereby certify that the foregoing plat, shown as being a preliminary subdivision of the land shown, is correct and true to the best of my ability and belief, and that the same conform with the requirements of a valid survey.

[Signature]
DATE: 12/15/16



PRELIMINARY SUBDIVISION PLAN

LOT 1 THROUGH 4
SILVERWOOD TWO
2724 SILVERWOOD DRIVE
PRINCE GEORGES COUNTY, MARYLAND

WITMER ASSOCIATES, LLC
12300 SHELTON LANE SUITE 100
ALEXANDRIA, VIRGINIA 22304

DATE: 12/15/16