



Application for **Subdivision Plan**

Community Planning and  
Development Services  
Received  
7/18/2022

**PLT**  
2/09

**City of Rockville**  
*Department of Planning and Development Services*

111 Maryland Avenue, Rockville, Maryland 20850  
**Phone:** 240-314-8200 • **Fax:** 240-314-8210 • **E-mail:** pds@rockvillemd.gov • **Web site:**  
www.rockvillemd.gov

Type of Application Street Dedication for West Gude Drive Sidewalk

Preliminary Plan \_\_\_\_\_ Ownership Plat \_\_\_\_\_ Final Record Plat X Cluster Development \_\_\_\_\_

**Please Print Clearly or Type**

Property Address Information 200 Watkins Overlook

Property Size (square feet) 6303 SF / 0.1447 AC Lot (S) Block A, Parcel B

Zoning PD-KF, King Farm Tax Account (S) 04-03179757

Proposed Subdivision Kings Farm Lot \_\_\_\_\_ Block A

**Applicant Information:**

*Please supply Name, Address, Phone Number and E-mail Address*

Applicant Department of Public Works, the city of Rockville, 111 Maryland Avenue Rockville, Maryland 20850

Property Owner M & C of the city of Rockville, 111 Maryland Avenue Rockville, Maryland 20850

Architect \_\_\_\_\_

Engineer Wallace Montgomery

Attorney \_\_\_\_\_

**STAFF USE ONLY**

**Application Acceptance:**

Application # PLT2023-00612  
Date Accepted \_\_\_\_\_  
Staff Contact \_\_\_\_\_

OR

**Application Intake:**

Date Received 7/18/2022  
Reviewed by \_\_\_\_\_  
Date of Checklist Review \_\_\_\_\_  
Deemed Complete: Yes  No

Project Identification W Gude Dr. Sidewalk Improvement

Application is hereby made with the City of Rockville Planning Commission for appeal of a Subdivision Plan for the property described on page 1.

**A letter of authorization from the owner must be submitted if this application is filed by anyone other than the owner.**

I hereby certify that I have the authority to make this application, that the application is complete and correct and that I have read and understood all procedures for filing this application.

Please sign here *Craig Simoneau*

**Comments on Submittal: (For Staff Use Only):**

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Attached hereto and made a part of this application, I submit the necessary plans, specifications and other data or explanatory material as required by the Subdivision Regulation (Chapter 25, Article XV). All applications must include the original mylar and six (6) prints, showing the following:

- 1. Surveyor's Certificate**
- Show all recordation of conveyance with dates.
  - Establish pipes and monuments.
  - Give area of street dedication in square feet and acreage.
  - Plan is certified correct and is sealed by a Maryland registered surveyor.
- 2. Owner's Dedication**
- Owner adopts plan of subdivision.
  - Dedicate all streets to public use and/or to public use and private maintenance.
  - Grant land as shown on the subdivision plan to proper HOA entity, Mayor and Council, etc.
  - Establish minimum building restriction lines.
  - All necessary easements to be established by plat including PUE's, (with PUE recordation information), grading and slope easements, sidewalk/bike path/pedestrian easements, utility easements, ingress/egress easements, etc.
- Note:** SWM easements to be shown on subdivision plan and locations verified with maintenance agreement location sketch. Forest Conservation easements are also established by a separate document but location should be shown on plat.
- 3. Easements and Rights of Way**
- Show all existing easements.
  - Abandon all unnecessary easements, rights of way by separate document, and reference on plat.
  - Locations of new utilities or other public improvements outside of rights-of-way match locations of new easements being established or shown as future/recorded on plat.
  - Establish 10 PEUs along all public roadways.
- 4. Datum and North Arrow**
- Datum to be NAD 83/91 for new subdivisions, WSSC, original plat datum or other approved datum.
  - North Arrow is shown on plat with datum and scale (maximum scale is 1" = 100').
  - Show three (3) property corner coordinate values per plat.
  - Minimum of two (2) monuments per block.
- 5. Adjacent Parcels**
- Show all adjacent plat/deed and owner information.
- 6. General Plat Information**
- Show all proposed or previously dedicated street names, and right-of-way widths. Give recordation information if applicable.
  - Show all curve and line data.
  - Show all lot numbers, blocks, and lot areas.
  - Show all parcel letters, blocks, and parcel areas.
  - All information shown on title block is correct and consistent with any predetermined subdivision name.
  - Certification block for Planning Commission and City Manager.
- 7. Plat of Corrections**
- For correction plats, all previous information to be corrected should be clearly identified as such (with the use of dashed lines, stippled numbers, etc.), and all new information to be established uses heavier line weights or other methods to clarify its intent.
  - Final plat to be accompanied by digital submission (DWG or DXF format).