

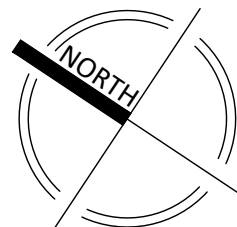
VICINITY MAP  
SCALE: 1" = 2000'

Planning & Development Services  
Received  
March 8, 2021

PLAN LEGEND

CTV	CTV	CTV	PROPERTY LINES	EXISTING UNKNOWN UTILITY MANHOLE
E	E	E	EXISTING CABLE TELEVISION CONDUIT	EXISTING WATER METER
X	X	X	EXISTING ELECTRICAL CONDUIT	EXISTING WATER MANHOLE
G	G	G	EXISTING EDGE OF PAVEMENT	EXISTING WATER VALVE
OHW	OHW	OHW	EXISTING FENCE LINE	EXISTING SIGN POST
T	T	T	EXISTING NATURAL GAS CONDUIT	EXISTING BOLLARD
S	S	S	EXISTING OVERHEAD WIRES	EXISTING WOOD POST
SD	SD	SD	EXISTING TELEPHONE CONDUIT	EXISTING INLETS
W	W	W	EXISTING PUBLIC UTILITIES EASEMENTS	EXISTING CURB INLET
			EXISTING SANITARY SEWER CONDUIT	EXISTING CONCRETE
			EXISTING STORM DRAIN CONDUIT	EXISTING CURB AND GUTTER
			EXISTING WATER CONDUIT	EXISTING BUILDING
			EXISTING ZONE LIMITS	EXISTING STORY
				EXISTING ELECTRICAL TRANSFORMER
				EXISTING ASPHALT
				EXISTING EASEMENT
				EXISTING REINFORCED CONCRETE PIPE
				EXISTING CORRUGATED METAL PIPE
				EXISTING BUILDING RESTRICTION LINE
				EXISTING RIGHT-OF-WAY
				PROJECT LIMITS

0 15' 30' 60'  
SCALE: 1" = 30'



REVISIONS	DATE

TWINBROOK  
HINES  
CONCEPT PLAN  
4TH ELECTION DISTRICT  
MONTGOMERY COUNTY,  
MARYLAND  
WSSC GRID: 216NW06  
TAX MAP:GQ63

PRE-APPLICATION  
EXISTING  
SITE PLAN

PROFESSIONAL SEAL



I HEREBY CERTIFY THAT THESE DOCUMENTS WERE  
PREPARED OR APPROVED BY ME, AND THAT I AM A  
DULY LICENSED PROFESSIONAL ENGINEER UNDER  
THE LAWS OF THE STATE OF MARYLAND.  
NAME: JASON A. EVANS  
LICENSE NO. 39885  
EXPIRATION DATE: JANUARY 16, 2023

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DRAWN BY: \_\_\_\_\_  
DESIGNED BY: \_\_\_\_\_  
DATE ISSUED: 03/05/2021

VIKA  
PROJECT: VM50024  
DRAWING  
NO. PAM-2

SHEET NO.

"FOR LOCATION OF UTILITIES CALL  
8-1-1 or 1-800-257-7777 OR LOG ON TO  
www.call811.com or http://www.missutility.net  
48 HOURS IN ADVANCE OF ANY  
WORK IN THIS VICINITY"

The excavator must notify all public utility companies with underground  
facilities in the area of proposed excavation and have those facilities  
located by the utility companies prior to commencing excavation. The  
excavator is responsible for compliance with requirements of Chapter  
36A of the Montgomery County Code.



PREPARED FOR:  
HINES CONCEPTUAL  
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2800 POST OAK  
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ARCHITECT:  
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CONTACT: VALERIE LOPEZ

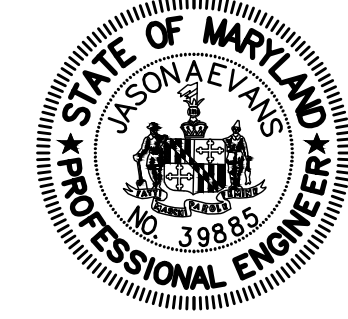
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TWINBROOK  
HINES

CONCEPT PLAN  
4TH ELECTION DISTRICT  
MONTGOMERY COUNTY,  
MARYLAND  
WSSC GRID: 216NW06  
TAX MAP:GQ63

# PRE-APPLICATION SITE PLAN

PROFESSIONAL SEAL



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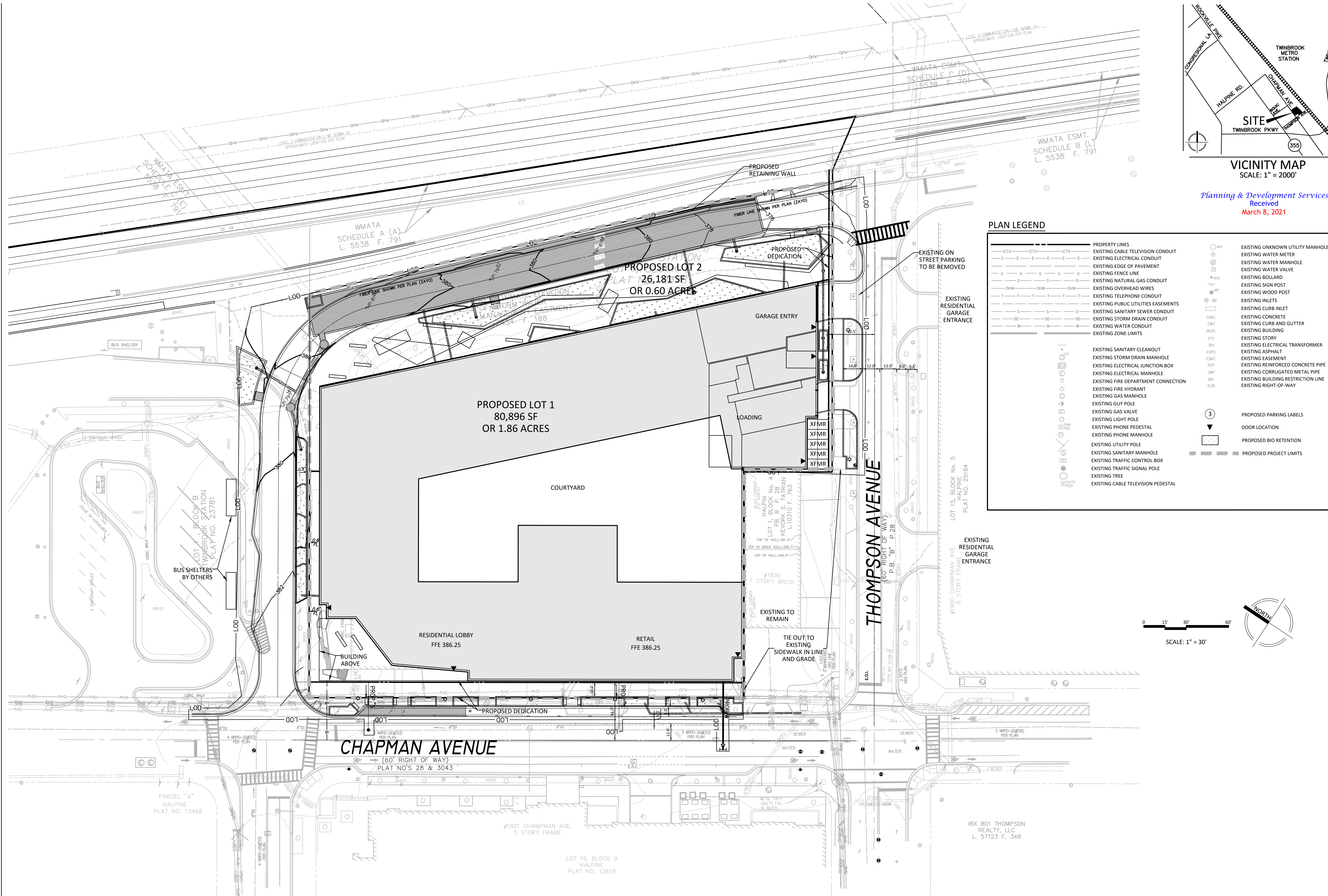
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DATE ISSUED: 03/05/2021

VIKA  
PROJECT VM50024

DRAWING  
NO. PAM-3

SHEET NO. \_\_\_\_\_



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[www.call811.com](http://www.call811.com) or <http://www.missutility.net>  
48 HOURS IN ADVANCE OF ANY  
WORK IN THIS VICINITY"

The excavator must notify all public utility companies with underground facilities in the area of proposed excavation and have those facilities located by the utility companies prior to commencing excavation. The excavator is responsible for compliance with requirements of Chapter 36A of the Montgomery County Code.





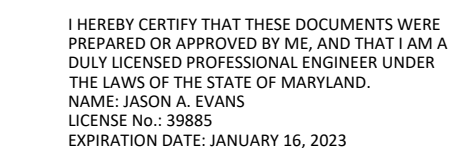
ARCHITECT:  
HORD COPLAN MACHT  
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SUITE 1200  
BALTIMORE, MD 21202  
443.451.2342  
WWW.HCM2.COM  
CONTACT: VALERIE LOPEZ

[illegible]

CONCEPT PLAN  
4TH ELECTION DISTRICT  
MONTGOMERY COUNTY,  
MARYLAND  
WSSC GRID: 216NW06  
TAX MAP:GQ63

PRE-APPLICATION  
OPEN AREA  
SITE PLAN

PROFESSIONAL SEAL



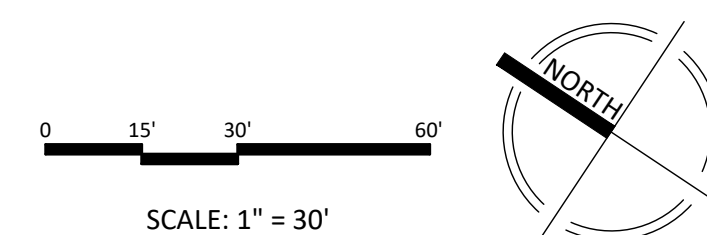
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DATE ISSUED: 03/05/2021

VIKA PROJECT	VM50024
DRAWING	DAM 4

SHEET NO.




## LEGEND



16,645 SQ. FT.  
REQUIRED

16,645 SQ. FT.  
PROVIDED

 "FOR LOCATION OF UTILITIES CALL 8-1-1 or 1-800-257-7777 OR LOG ON TO [www.call811.com](http://www.call811.com) or <http://www.missutility.net> 48 HOURS IN ADVANCE OF ANY WORK IN THIS VICINITY"

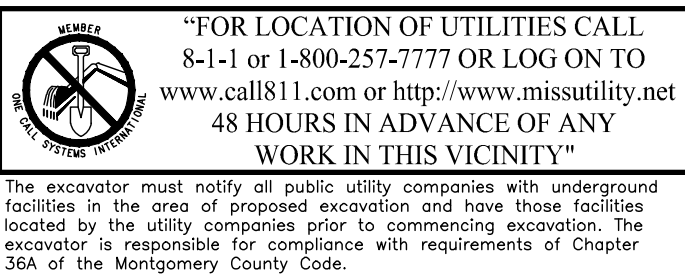
The excavator must notify all public utility companies with underground facilities in the area of proposed excavation and have those facilities located by the utility companies prior to commencing excavation. The excavator is responsible for compliance with requirements of Chapter 36A of the Montgomery County Code.

LAYOUT: OPEN SPACE, Plotted By: crislio



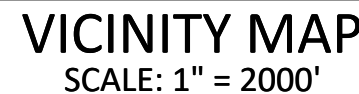
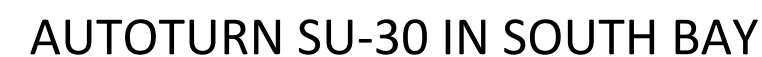
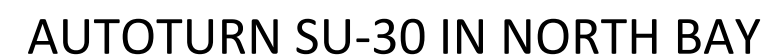




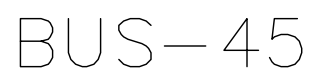


0 15' 30' 60'

SCALE: 1" = 30'



Planning & Development Services  
Received  
March 8, 2021



	feet
Width	: 8.50
Track	: 8.50
Lock to Lock Time	: 6.0
Steering Angle	: 45.2



	feet
Width	: 8.00
Track	: 8.00
Lock to Lock Time	: 6.0
Steering Angle	: 31.8

**VIKA**  
VIKA MARYLAND, LLC  
20251 Century Blvd., Suite 400  
Germantown, MD 20874  
301.916.4100 | [vika.com](http://vika.com)  
*Our Site Set on the Future.*

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[CAMERON.CHRISTIAN@HINES.COM](mailto:CAMERON.CHRISTIAN@HINES.COM)

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**HORD COPLAN MACHT**  
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443.451.2342  
[WWW.HCM2.COM](http://WWW.HCM2.COM)  
CONTACT: **VALERIE LOPEZ**

[illegible]

TWINBROOK  
HINES

CONCEPT PLAN  
4TH ELECTION DISTRICT  
MONTGOMERY COUNTY,  
MARYLAND  
WSSC GRID: 216NW06  
TAX MAP:GQ63

PRE-APPLICATION  
SITE PLAN  
AUTO TURN  
FOR BUS  
AND SU-30



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DATE ISSUED: 03/05/2021

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VIKA  
PROJECT VM50024

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DRAWING  
NO. 1 OF 1

SHEET NO.