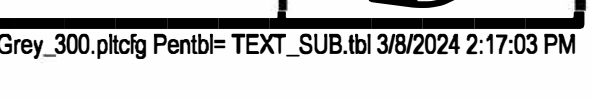
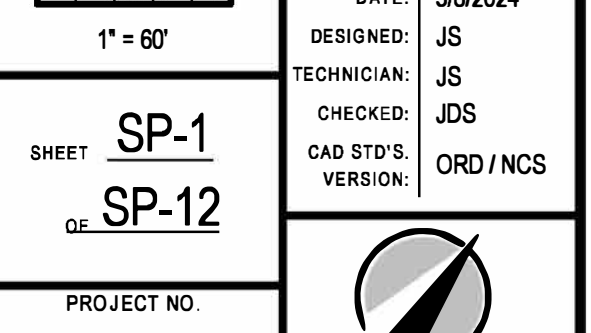
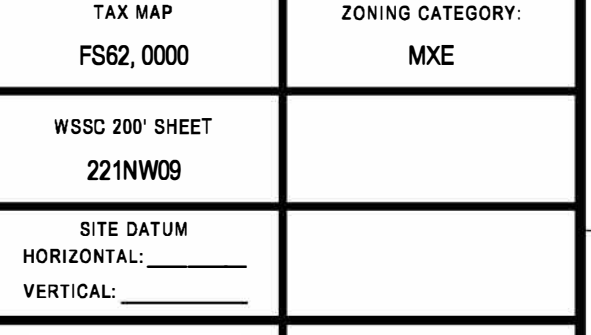
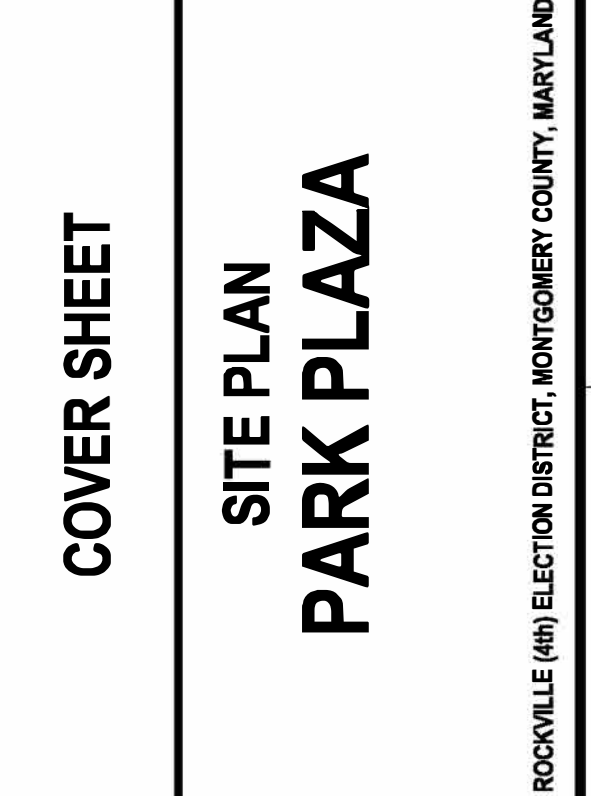
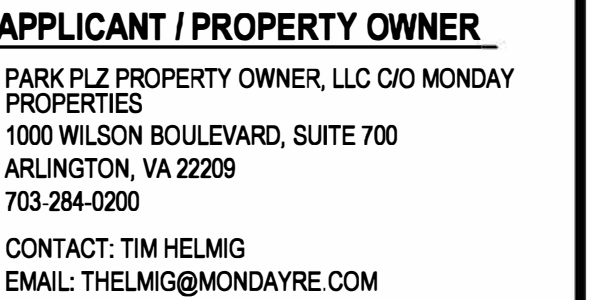
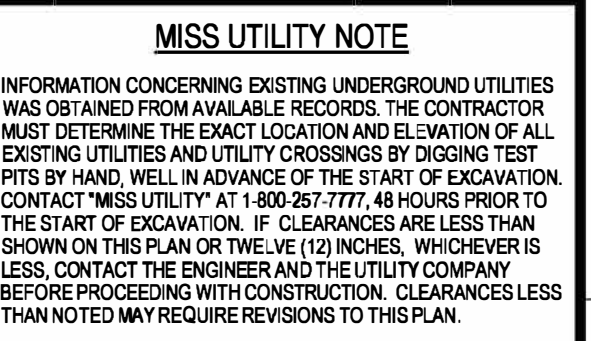
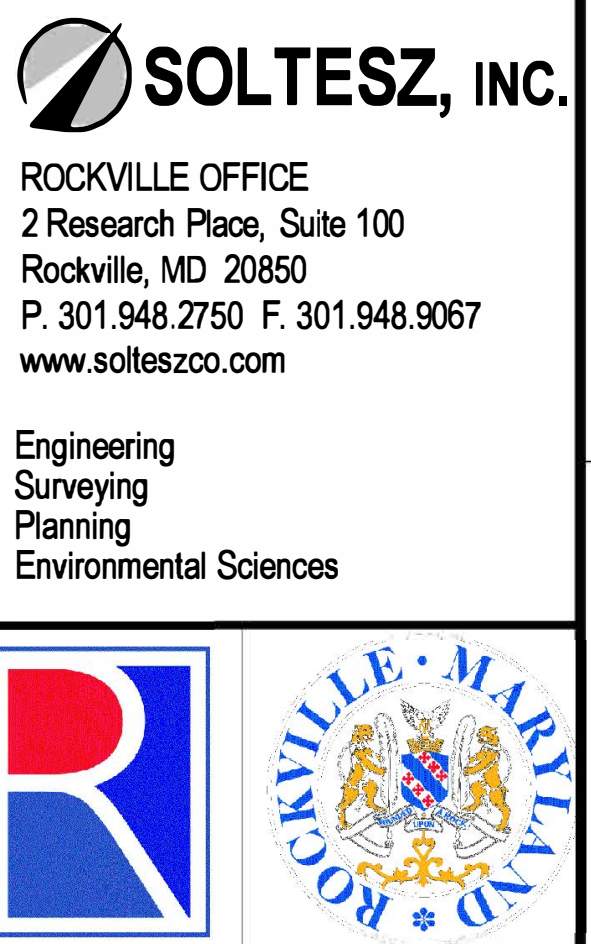
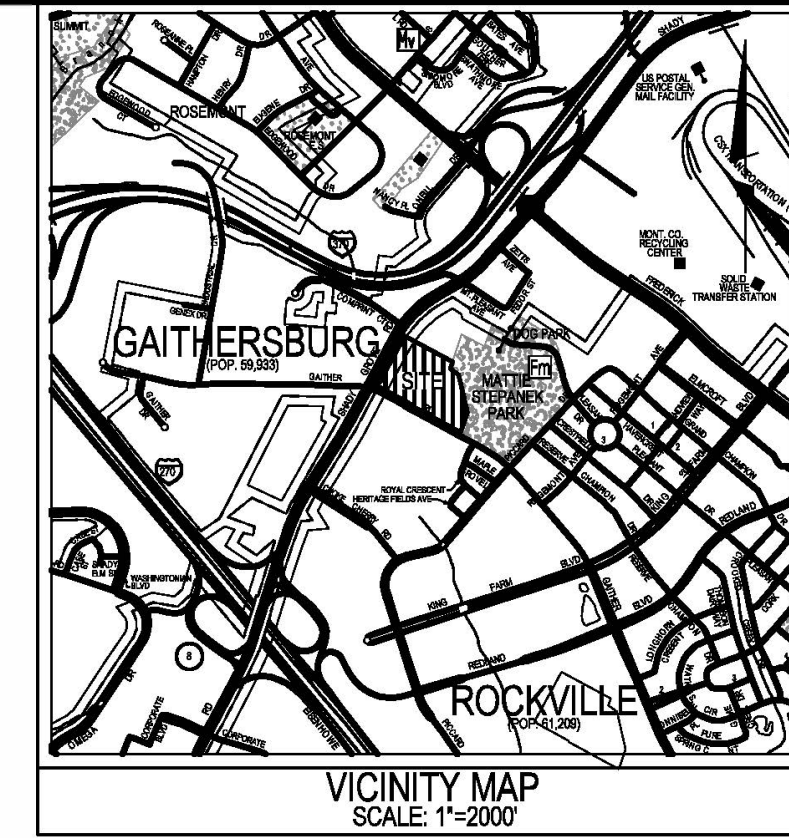


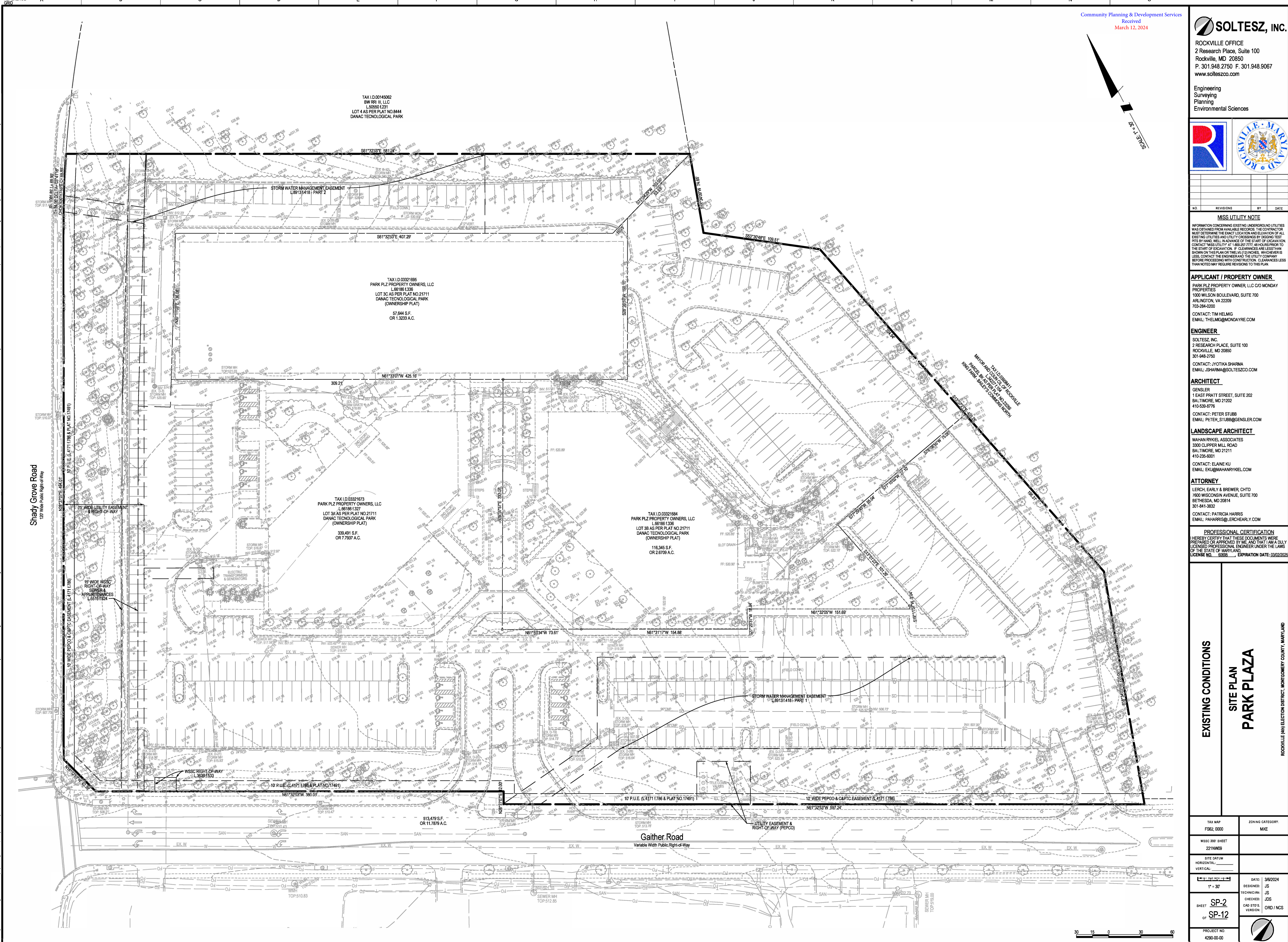
PARK PLAZA

SITE PLAN

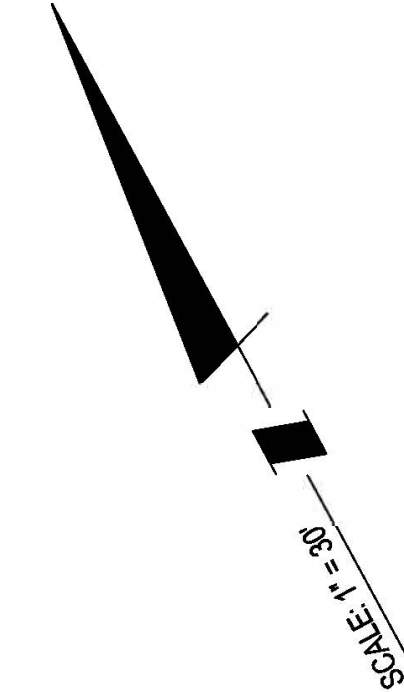
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NO.	REVISIONS	BY	DATE

MISS UTILITY NOTE
INFORMATION CONCERNING EXISTING AND UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MISS UTILITY AT 1-800-277-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

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PROFESSIONAL CERTIFICATION
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LICENSE NO. 5655 EXPIRATION DATE: 03/02/2025

EXISTING CONDITIONS

SITE PLAN

PARK PLAZA

ROCKVILLE (4th ELECTION DISTRICT), MONTGOMERY COUNTY, MARYLAND

TAX MAP FS62, 0000	ZONING CATEGORY MXE
WS62 PLOT SHEET 221NW09	
SITE DATUM HORIZONTAL: VERTICAL:	DATE: 3/6/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JS CADD STY: JS VERSION: ORD / MCS
SHEET SP-2 OF SP-12	PROJECT NO. 4290-00-00

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LEGEND

- EXISTING PUE
- EXISTING SWM EASEMENT
- EXISTING WSSC ROW
- EXISTING UTILITY EASEMENT & ROW
- EXISTING GAS EASEMENT

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LICENSE NO. 9285 EXPIRATION DATE: 03/02/2025

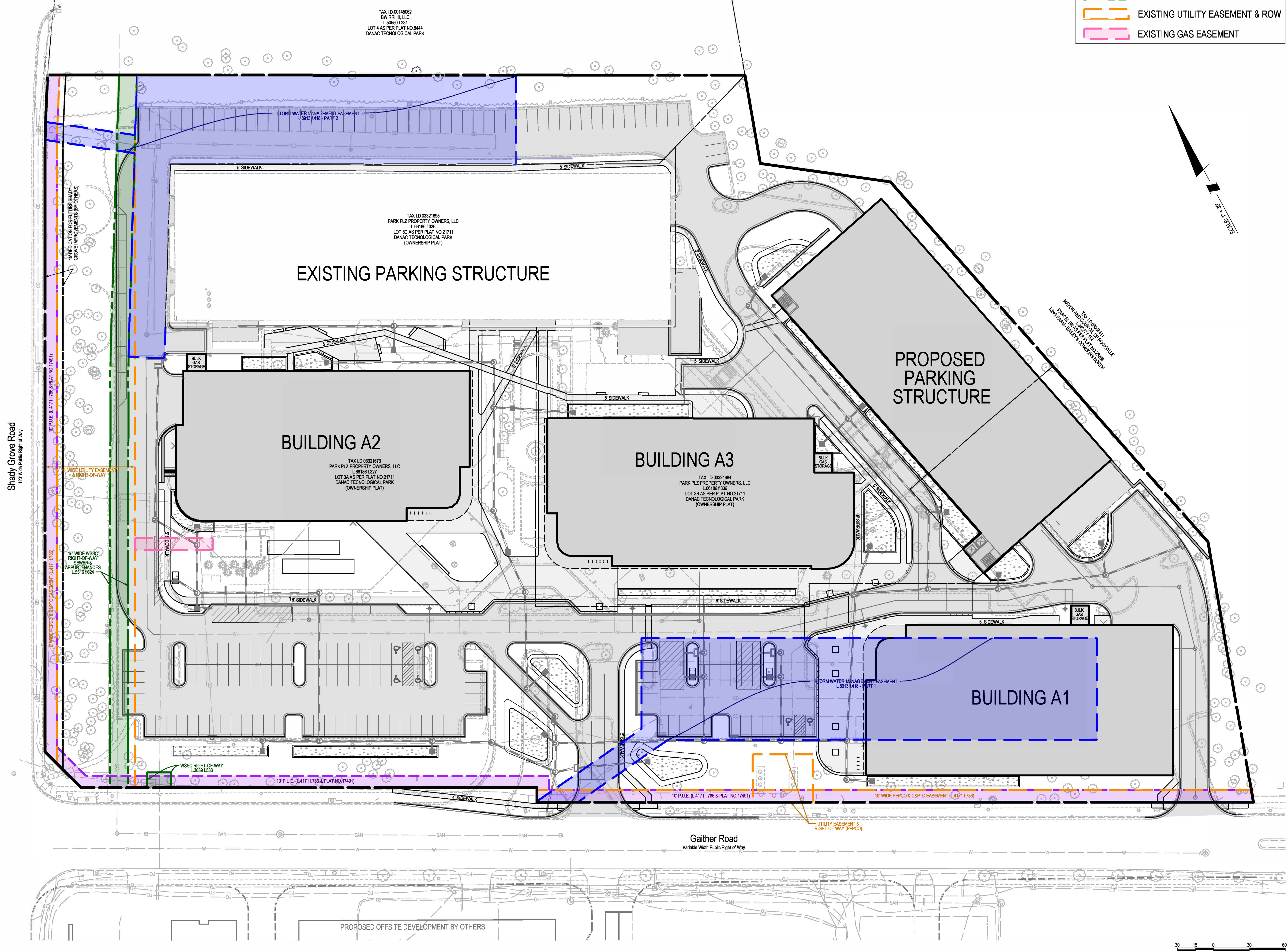
EASEMENT EXHIBIT

SITE PLAN

PARK PLAZA

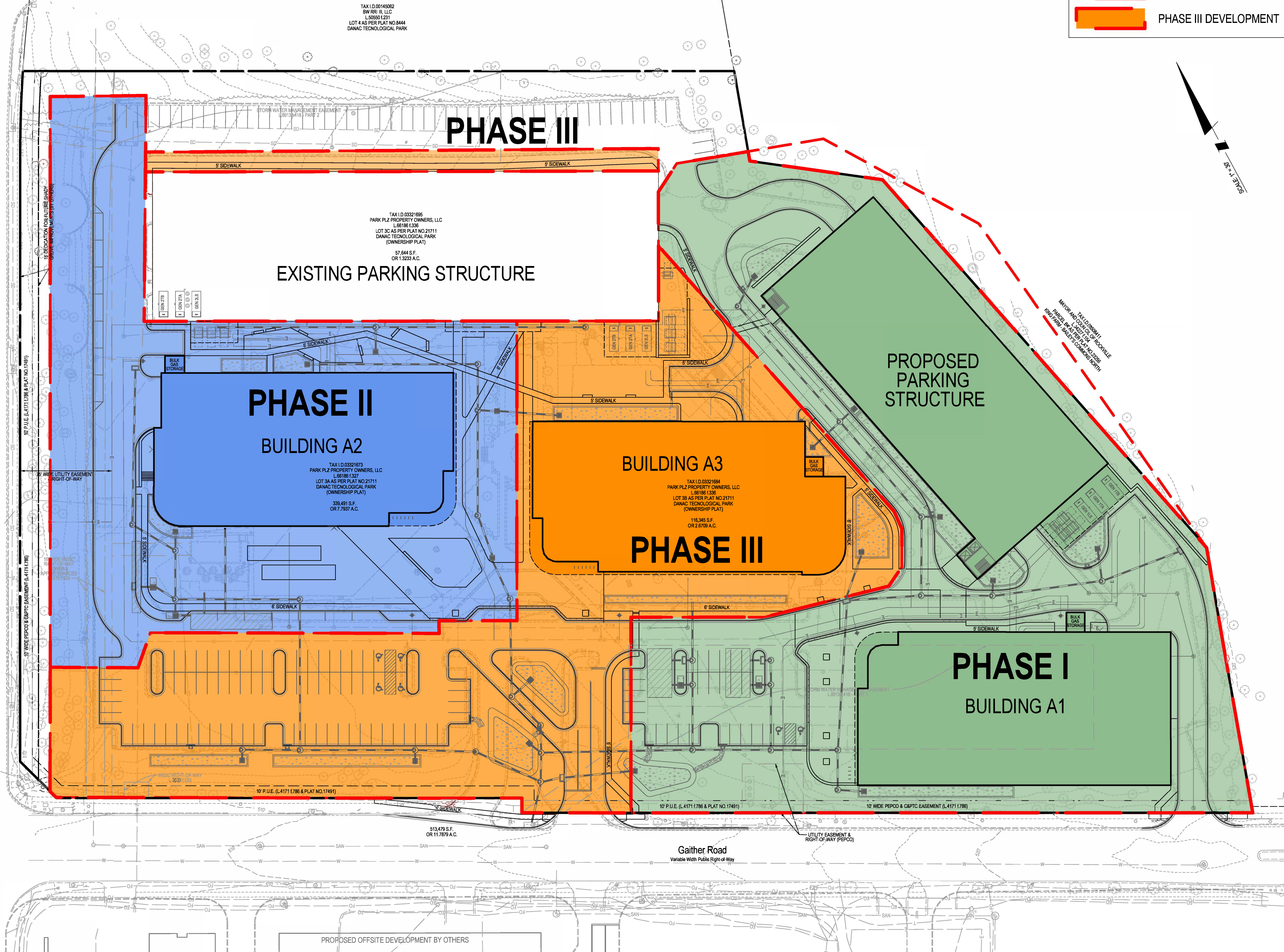
ROCKVILLE (4th ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND)

TAX MAP F852, 0000	ZONING CATEGORY: MXE
WSSC 200' SHEET 221NW09	
SITE DATUM HORIZONTAL: VERTICAL:	
DATE: 3/6/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JDS CAD STOR. VERSION: ORD / NCS	
SHEET SP-3 OF SP-12	
PROJECT NO. 4290-00-00	



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Shady Grove Road
120' Wide Public Right-of-Way



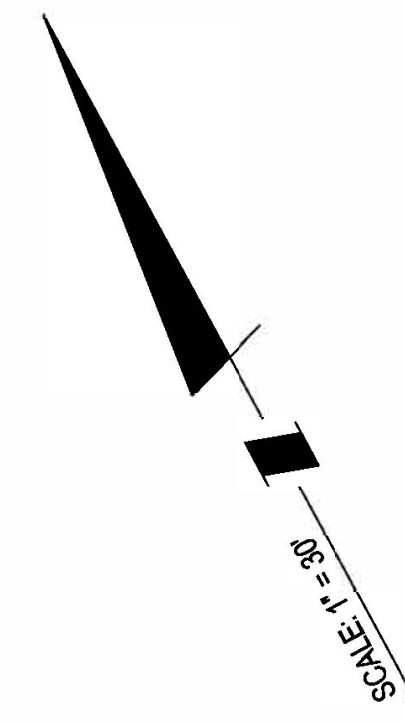
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LEGEND

PHASE I DEVELOPMENT

PHASE II DEVELOPMENT

PHASE III DEVELOPMENT



SCALE = 1" = 30'

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LICENSE NO. 50655 EXPIRATION DATE: 03/02/2025

PHASING PLAN

SITE PLAN

PARK PLAZA

ROCKVILLE (4th ELECTION DISTRICT), MONTGOMERY COUNTY, MARYLAND

TAX MAP F562, 0000	ZONING CATEGORY MXE
WBSG 200' SHEET 221NW05	
SITE DATUM HORIZONTAL: VERTICAL:	
DATE: 3/6/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JDS CADD STY: JDS VERSION: ORD / MCS	
SHEET SP-4 OF SP-12	
PROJECT NO. 4290-00-00	

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Shady Grove Road
120' Wide Public Right-of-Way

TAX ID: 00145062
BW RR II, LLC
L 80501.0201
LOT 4 AS PER PLAT NO. 8444
DANAC TECHNOLOGICAL PARK

EXISTING PARKING STRUCTURE

BUILDING A2

BUILDING A3

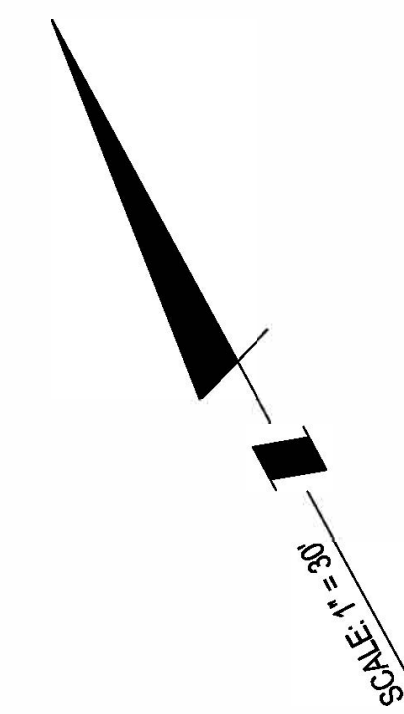
PROPOSED PARKING STRUCTURE

BUILDING A1

Gaither Road
Variable Width Public Right-of-Way

PROPOSED OFFSITE DEVELOPMENT BY OTHERS

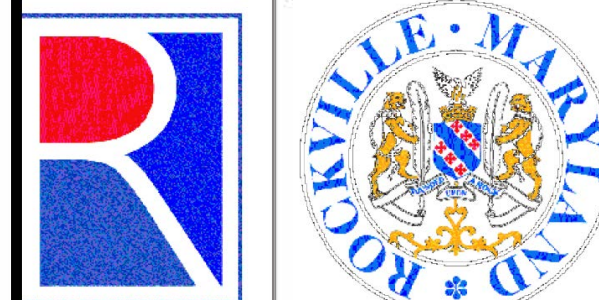
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March 12, 2024



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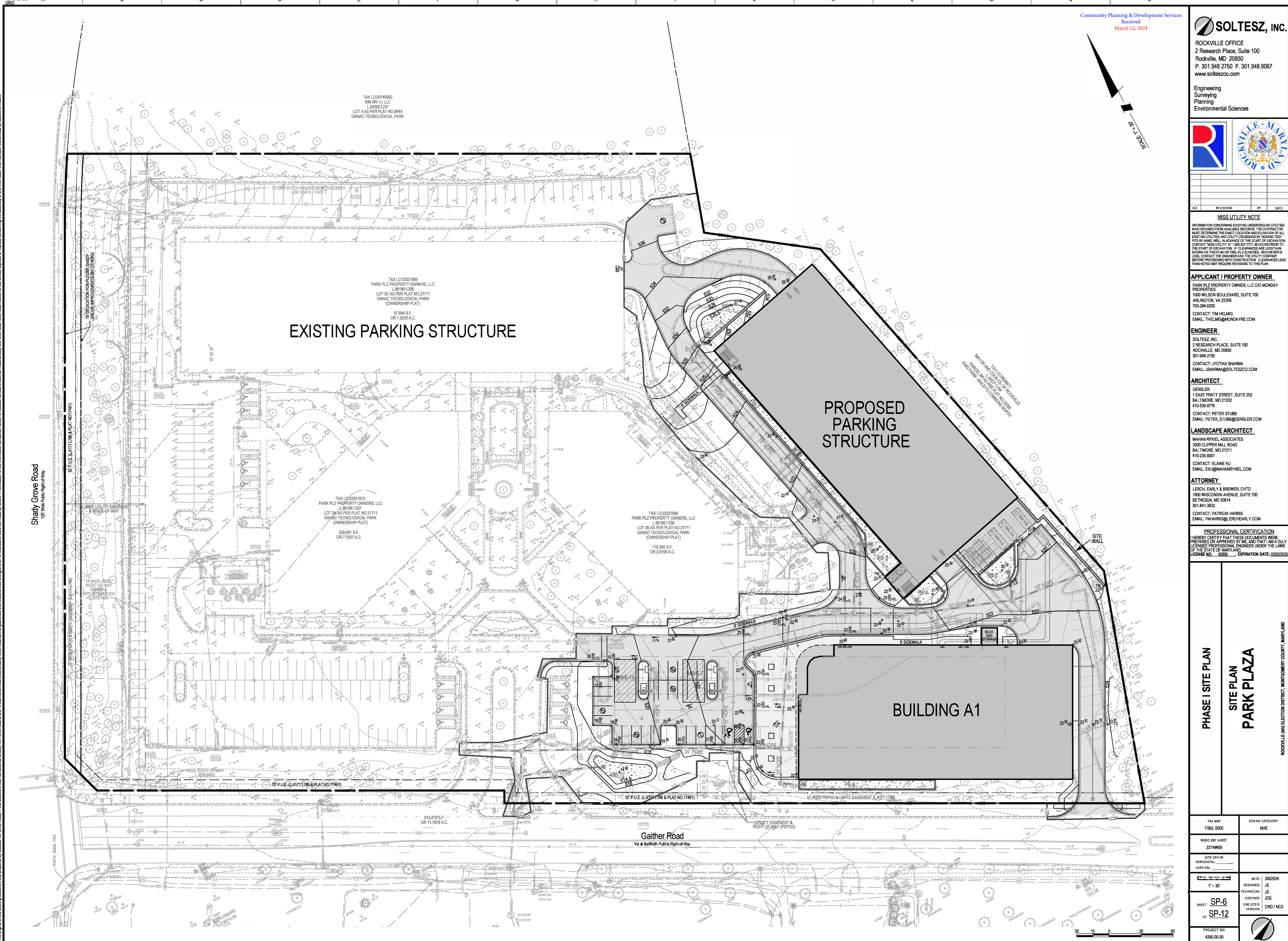
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OVERALL SITE PLAN
SITE PLAN
PARK PLAZA

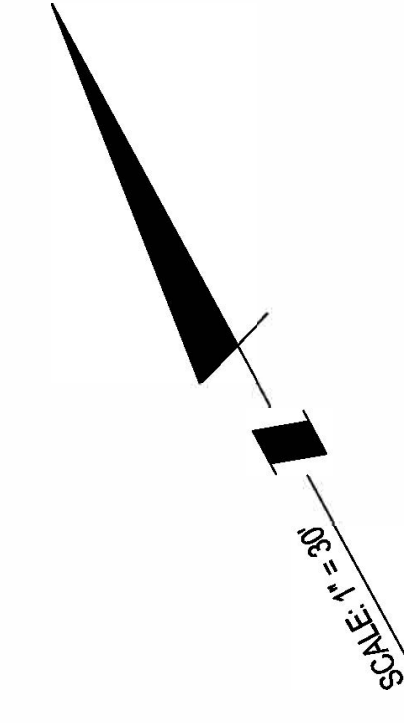
ROCKVILLE (4th ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND)

TAX MAP FS62, 0000	ZONING CATEGORY MXE
WS&C 200' SHEET 221NW05	
SITE DATUM HORIZONTAL: VERTICAL:	DATE: 3/6/2024 DESIGNED: JS TECHNICIAN: JS CHECKED: JS CADD STY: JS VERSION: ORD / MCS
SHEET SP-5 OF SP-12	PROJECT NO. 4290-00-00

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PHASE I SITE PLAN

SITE PLAN

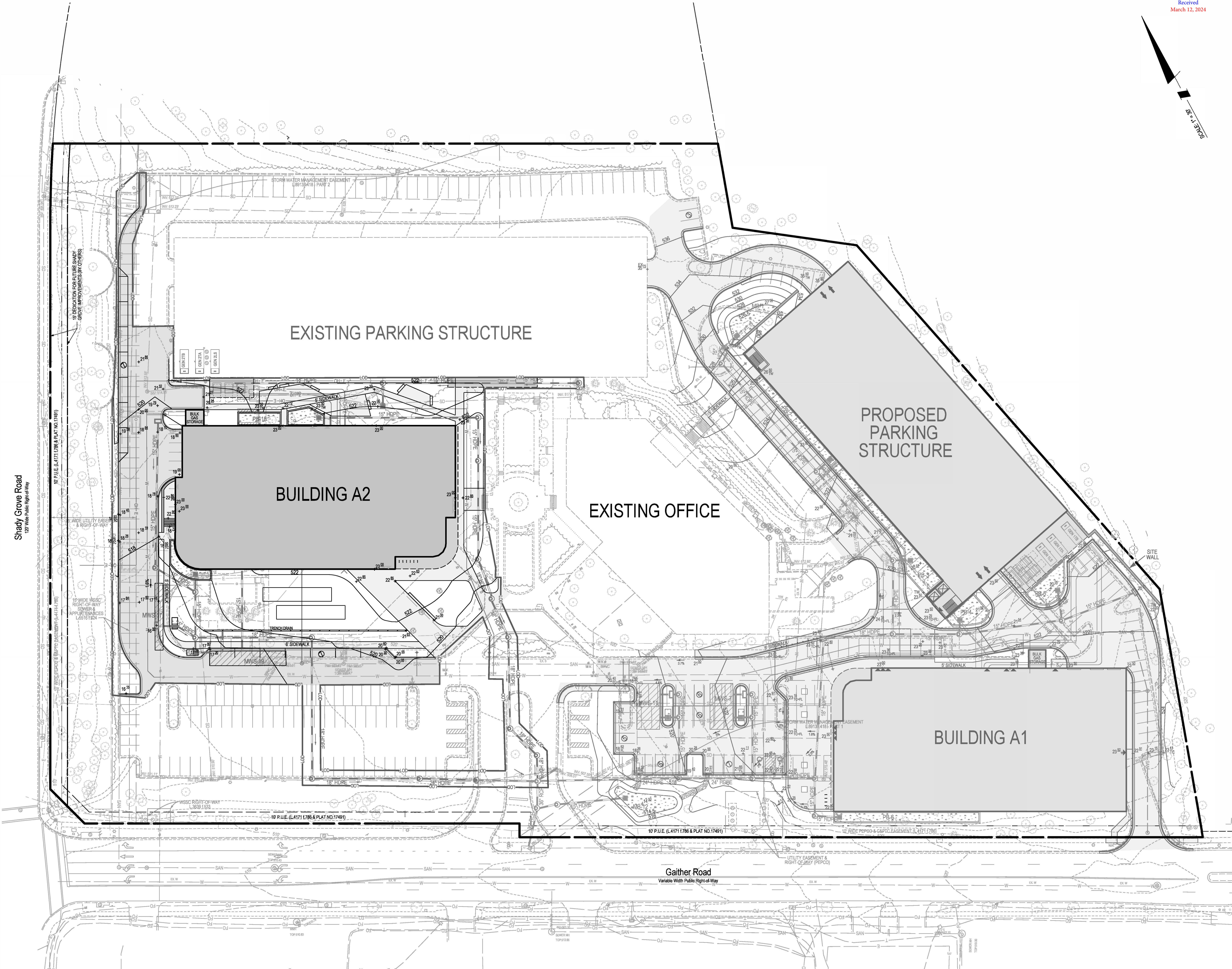
PARK PLAZA

ROCKVILLE (4th ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND)

TAX MAP FS62, 0000	ZONING CATEGORY MXE
WSSC 200' SHEET 2211M009	
SITE DATUM HORIZONTAL: VERTICAL:	
1" = 30'	DATE: 3/6/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JS CADD ETD: JS VERSION: ORD / MCS
SHEET SP-6 OF SP-12	PROJECT NO. 4290-00-00

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Shady Grove Road
120' Wide Public Right-of-Way

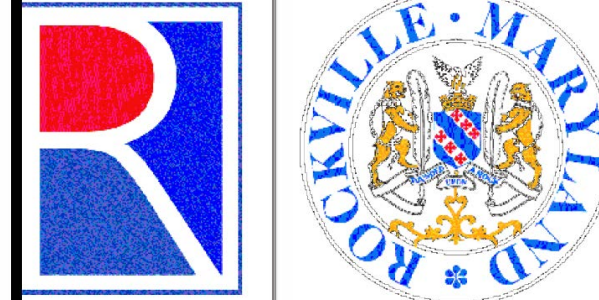


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ATTORNEY

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PHASE II SITE PLAN

SITE PLAN
PARK PLAZA

ROCKVILLE (4th ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND)

TAX MAP FS62, 0000	ZONING CATEGORY: MXE
WSSC 200' SHEET 2211W03	
SITE DATUM HORIZONTAL: VERTICAL:	DATE: 3/6/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JS CAD ETO: JS VERSION: ORD / MCS
SHEET SP-7 OF SP-12	PROJECT NO. 4290-00-00

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www.solteszco.com

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MISS UTILITY NOTE
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EMAIL: THELMIG@MONDAYRE.COM

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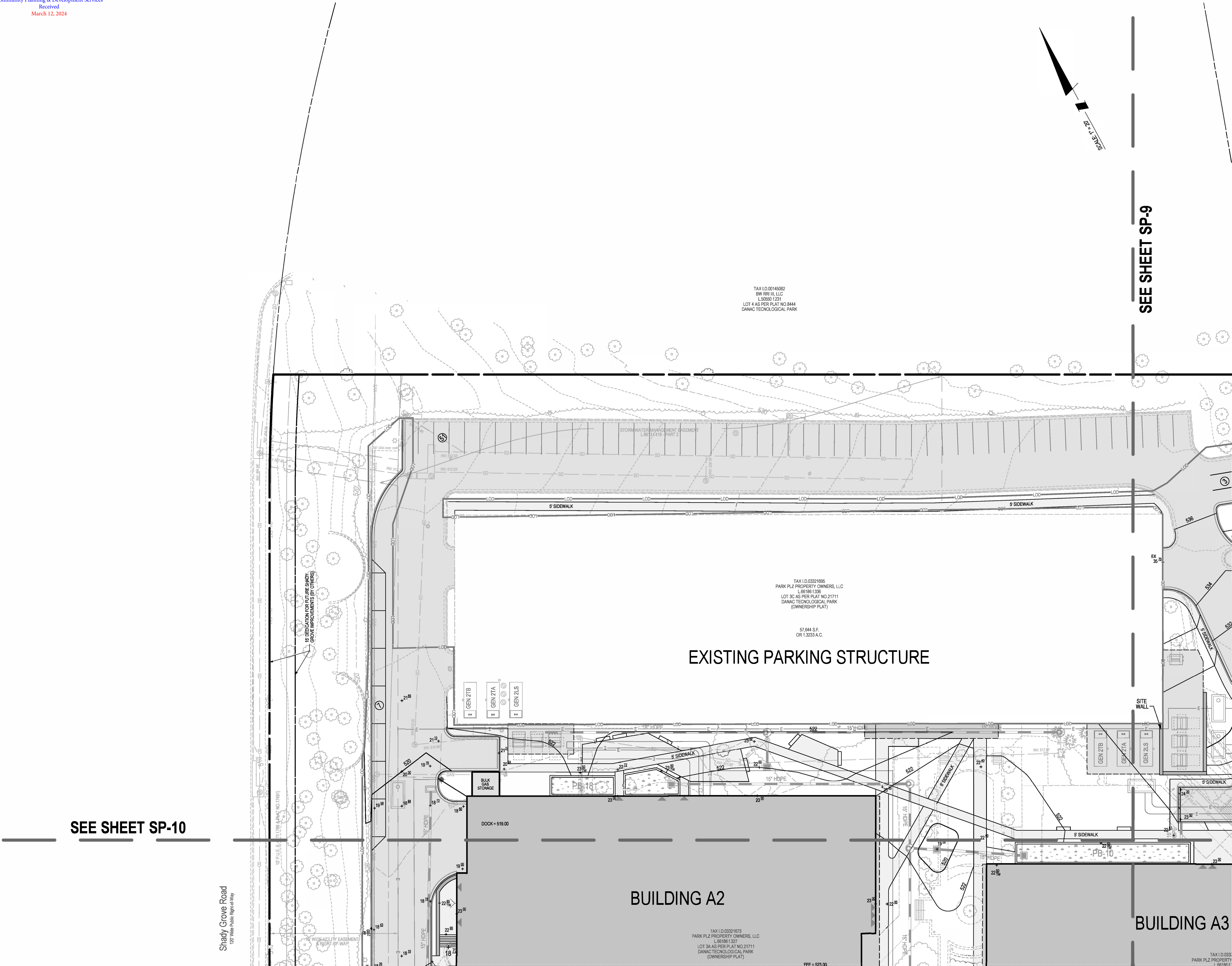
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301-841-3832
CONTACT: PATRICIA HARRIS
EMAIL: PAHARRIS@LERCHEARLY.COM

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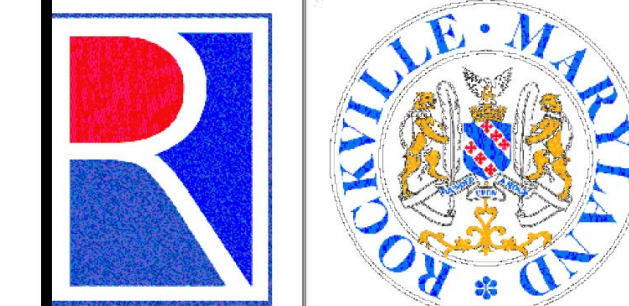
SITE PLAN
SITE PLAN
PARK PLAZA

ROCKVILLE (4th ELECTION DISTRICT), MONTGOMERY COUNTY, MARYLAND

TAX MAP FS62, 0000	ZONING CATEGORY: MXE
WS6C 200' SHEET 221NW09	
SITE DATUM HORIZONTAL: DATE: 3/6/2024 VERTICAL: DESIGNED: JS 1" = 20' CHECKED: JS SHEET SP-8 CAP. ETO: VERSION: ORD / MCS OF SP-12	
PROJECT NO. 4290-00-00	



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CONTACT: PATRICIA HARRIS
EMAIL: PAHARRIS@LERCHEARLY.COM





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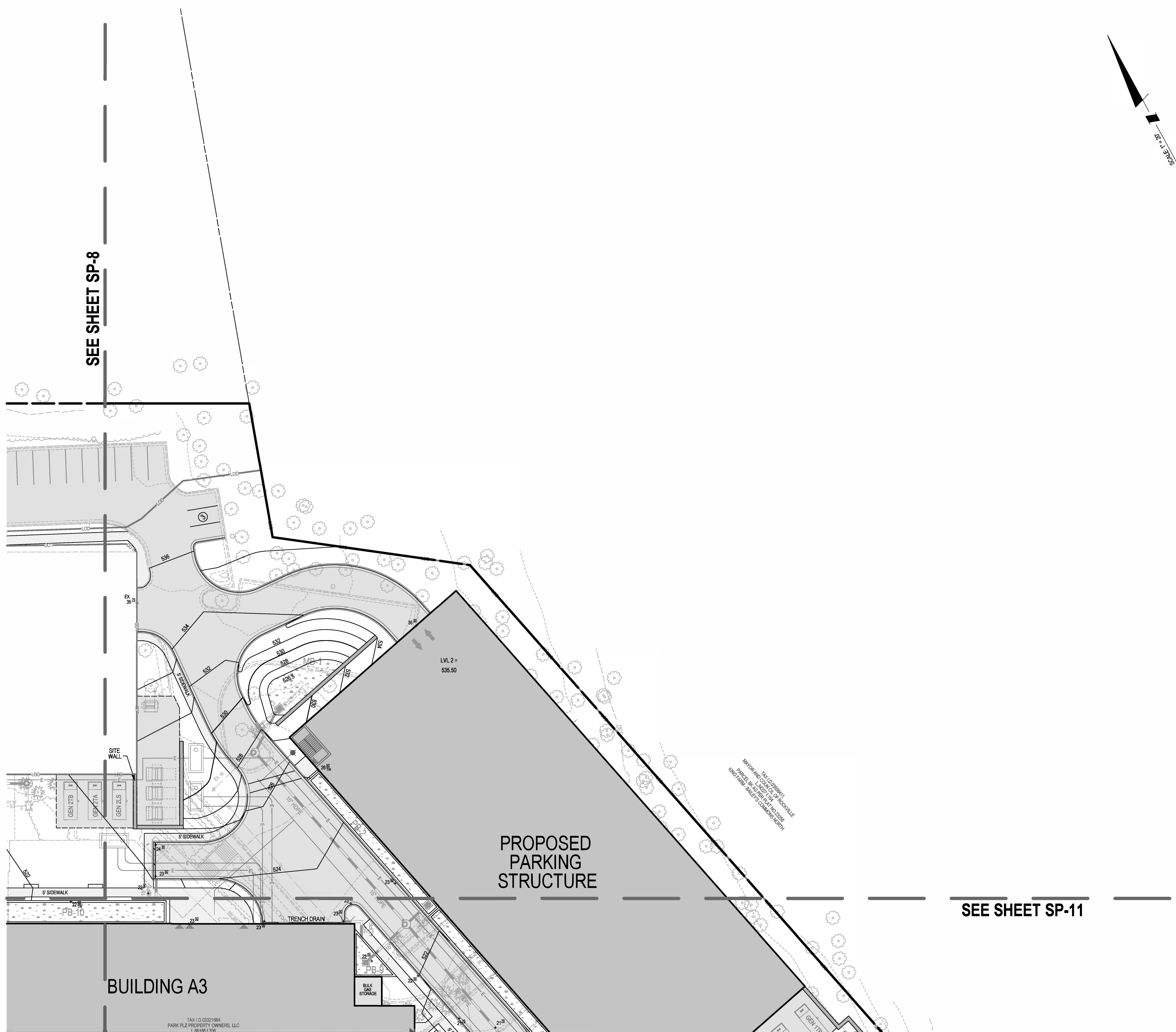
SITE PLAN

SITE PLAN PARK PLAZA

ROCKVILLE (4th) ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND

TAX MAP FSD, 0000	ZONING CATEGORY: MXE
WSSC 200' SHEET 221NW09	
SITE DATUM HORIZONAL: _____ VERTICAL: _____	
 1" = 20'	DATE: 3/8/2024 DESIGNED: JS TECHNICIAN: JDS CHECKED: _____ CAD FILE: _____ VERSION: _____
SHEET  OF 	
PROJECT NO. 4290-00-00	

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BUILDING A3

TAX I.D. 03321664
PARK PLZ PROPERTY OWNERS, LLC
1 66186 1 336

PROPOSED PARKING STRUCTURE

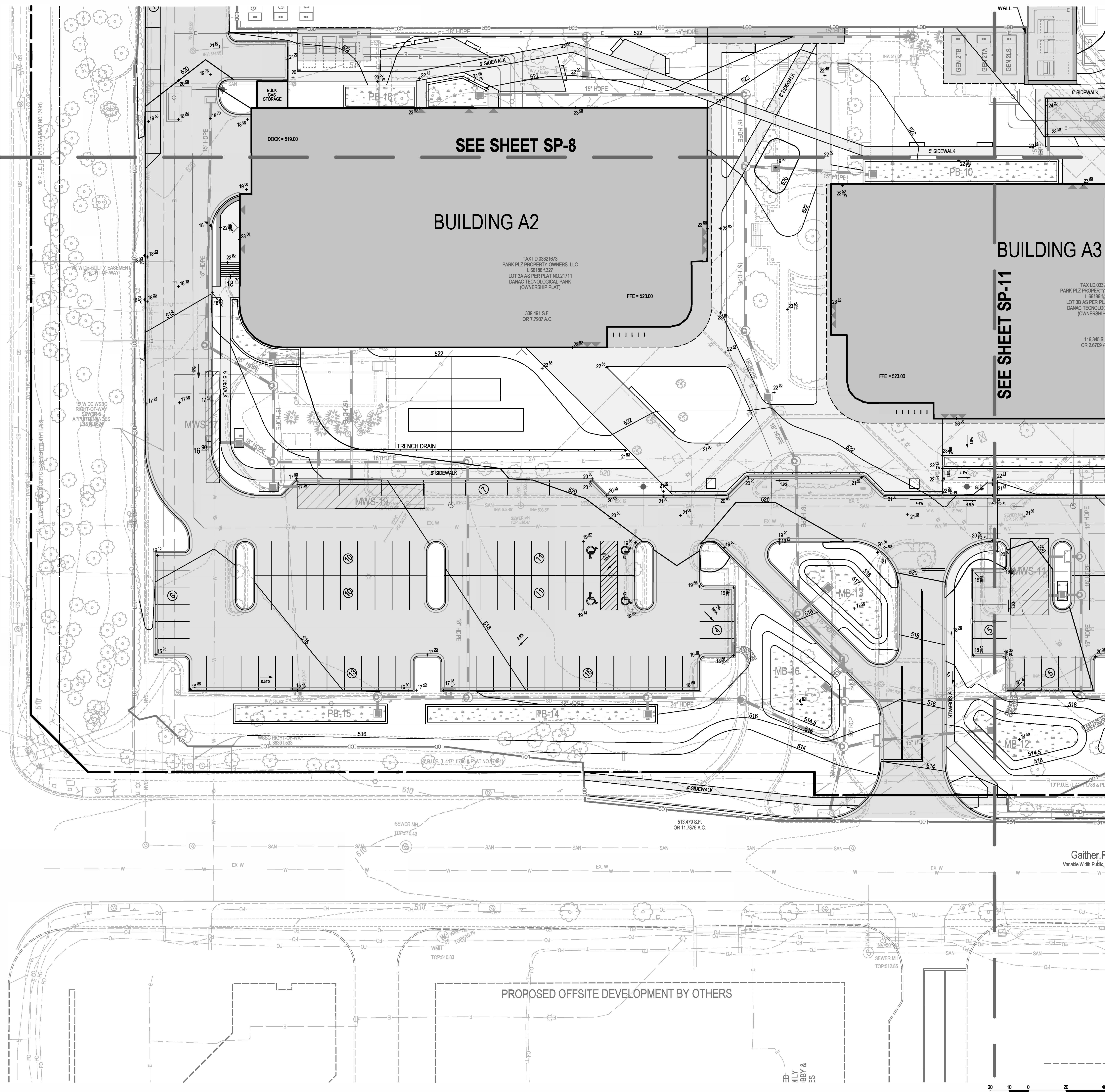
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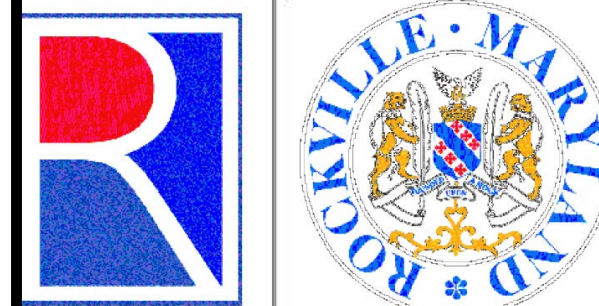
Community Planning & Development Services
Received
March 12, 2024

Shady Grove Road
120' Wide Public Right-of-Way



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MSS UTILITY NOTE
INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT MSS UTILITY AT 1-800-287-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

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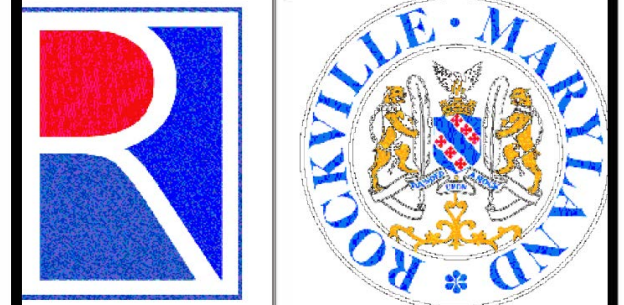
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LICENSE NO. 50655 EXPIRATION DATE: 3/30/2028

SITE PLAN
SITE PLAN
PARK PLAZA

Gaither F
Variable Width Public

TAX MAP FS62, 0000	ZONING CATEGORY MXE
WSBC 200' SHEET 221NWS08	
SITE DATUM HORIZONTAL: VERTICAL:	
1" = 20'	DATE: 3/16/2024 DESIGNED: JS TECHNICAL: JS CHECKED: JS CADD: JS VERSION: ORD / NCS
SHEET SP-10 OF SP-12	PROJECT NO. 4290-00-00

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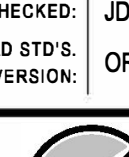
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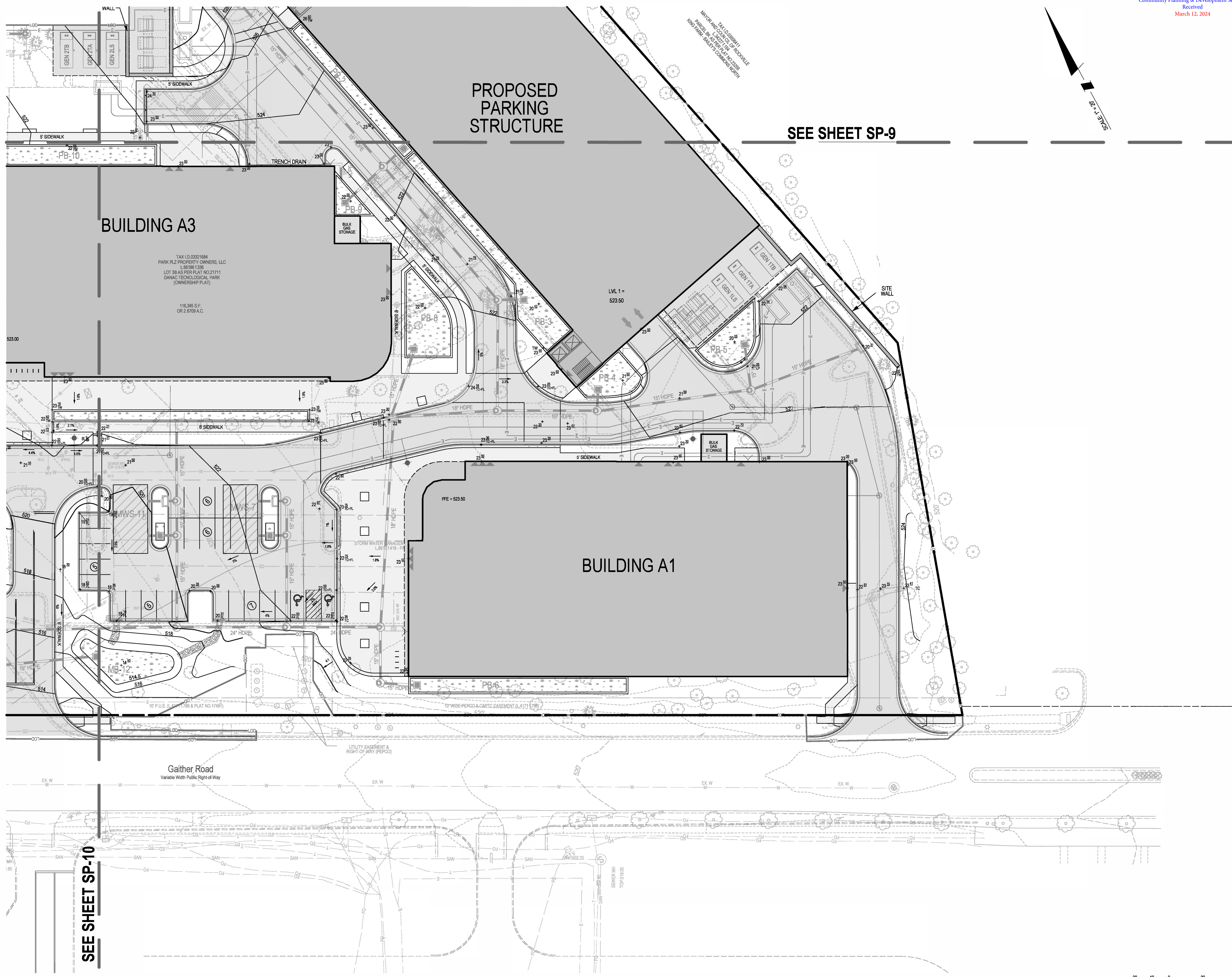
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LICENSE NO. 60695, EXPIRATION DATE: 03/02/2025

SITE PLAN

SITE PLAN PARK PLAN

ROCKVILLE (4th) ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND

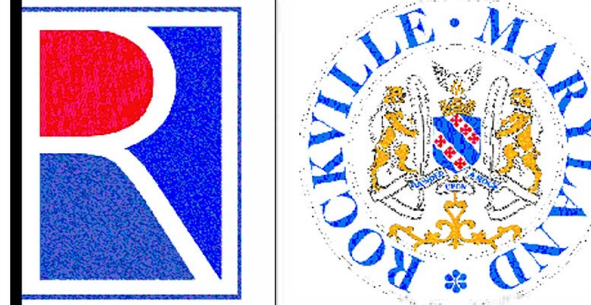
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WSSC 207 SHEET 221NW09	
SITE DATUM HORIZONTAL: _____ VERTICAL: _____	
 1" = 20'	DATE: 3/6/2024 DESIGNED: JS TECHNICIAN: JS CHECKED: JDS CAD STP'S: _____ VERSION: _____
SHEET SP-11 OF SP-12	
PROJECT NO. 4290-00-00	



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APPLICANT / PROPERTY OWNER

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LICENSE NO. 60895, EXPIRATION DATE: 03/02/2009


NOTES AND DETAILS

SITE PLAN PARK PLAZA


TAX MAP F582, 0000		ZONING CATEGORY: MXE	
WERC 200' SHEET 221NN09			
SITE DATUM HORIZONTAL: _____ VERTICAL: _____			
		DATE: 3/6/2024 DESIGNED: JS TECHNICIAN: JS CHECKED: JDS CAD SITE VERSION: ORD / NCS	
SHEET <u>SP-12</u> OF <u>SP-12</u>			
PROJECT NO. 4290-00.00			



1. REFER TO MONTGOMERY COUNTY DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR MATERIALS, METHODS OF CONSTRUCTION AND EXPANSION JOINT LOCATIONS.
2. THIS STANDARD SHALL BE USED ON PRIMARY RESIDENTIAL, ARTERIAL AND BUSINESS DISTRICT ROADS AS WELL AS CURB RETURNS AND INLET THROATS.


WHENEVER STANDARD MC-101.01 CURB IS USED IN CONJUNCTION WITH THIS STANDARD, A TEN FOOT TRANSITION SHALL BE PROVIDED FROM STANDARD MC-102.01 TO STANDARD MC-101.01 FOR CURB RETURNS AND CURB SECTIONS WHICH INCLUDE INLETS.
4. THE STANDARD DISTANCE BETWEEN JOINTS SHALL BE TEN FEET (MAXIMUM AND MINIMUM DISTANCES SHALL BE THIRTEEN FEET AND FIVE FEET RESPECTIVELY).
5. EXPANSION JOINT SHALL BE 1/2" HIGH POLYURETHANE CORD, TRIMMED AND SEALED WITH NON-STAINING TWO-COMPONENT POLYISOLUBLE OR POLYURETHANE ELASTOMERIC TYPE SEALANT COMPLYING WITH ASTM-C920, 

APPROVED 14 APR '06
DATE
Anthony H. H.
DIRECTOR, DEPT. OF PUBLIC
WORKS & TRANSPORTATION
Hilary Senando
for CHIEF, DIV. OF CAP. DEV.


	REVISED
	ASTM-C920 4/2006

MONTGOMERY COUNTY DEPARTMENT OF PUBLIC WORKS & TRANSPORTATION
COMBINATION CONCRETE CURB AND GUTTER TYPE A
STANDARD NO. MC-100.01



1. REFER TO MONTGOMERY COUNTY DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR MATERIALS, METHODS OF CONSTRUCTION AND EXPANSION JOINT LOCATIONS.
2. THE DISTANCES FROM THE FLOWLINE TO THE FRONT AND BACK EDGE OF CURB SHALL BE ADJUSTED TO MATCH EXISTING CONDITIONS.
3. THE STANDARD DISTANCE BETWEEN JOINTS SHALL BE TEN FEET (MAXIMUM AND MINIMUM DISTANCES SHALL BE THIRTEEN FEET AND FIVE FEET RESPECTIVELY).
4. EXPANSION JOINT MATERIAL SHALL BE 1/2" INCH PREFORMED CORK, TRIMMED AND SEALED WITH NON-STANNING TWO-COMPONENT POLYSULFIDE OR POLYURETHANE ELASTOMERIC TYPE SEALANT COMPLYING WITH ASTM-C820. 

APPROVED 14 APR 8
DATE
Anthony Hall
DIRECTOR, DEPT. OF PUBLIC
WORKS & TRANSPORTATION
Holger Seaman
CHIEF, DIV. OF CAP. DEV.

6	REVISED	
		ASTM-C920 4/200

	MONTGOMERY COUNTY
36	DEPARTMENT OF PUBLIC WORKS & TRANSPORTATION
	DEPRESSED CURB ENTRANCE
	STANDARD NO. MC-102.01



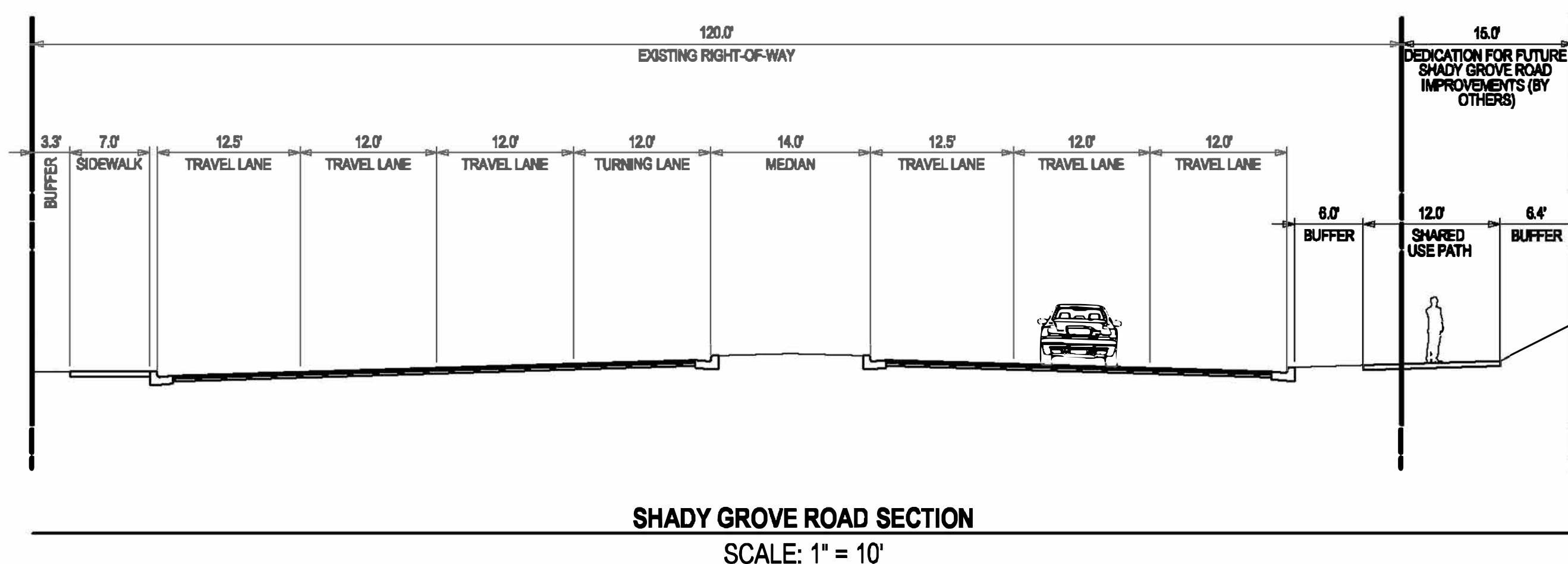
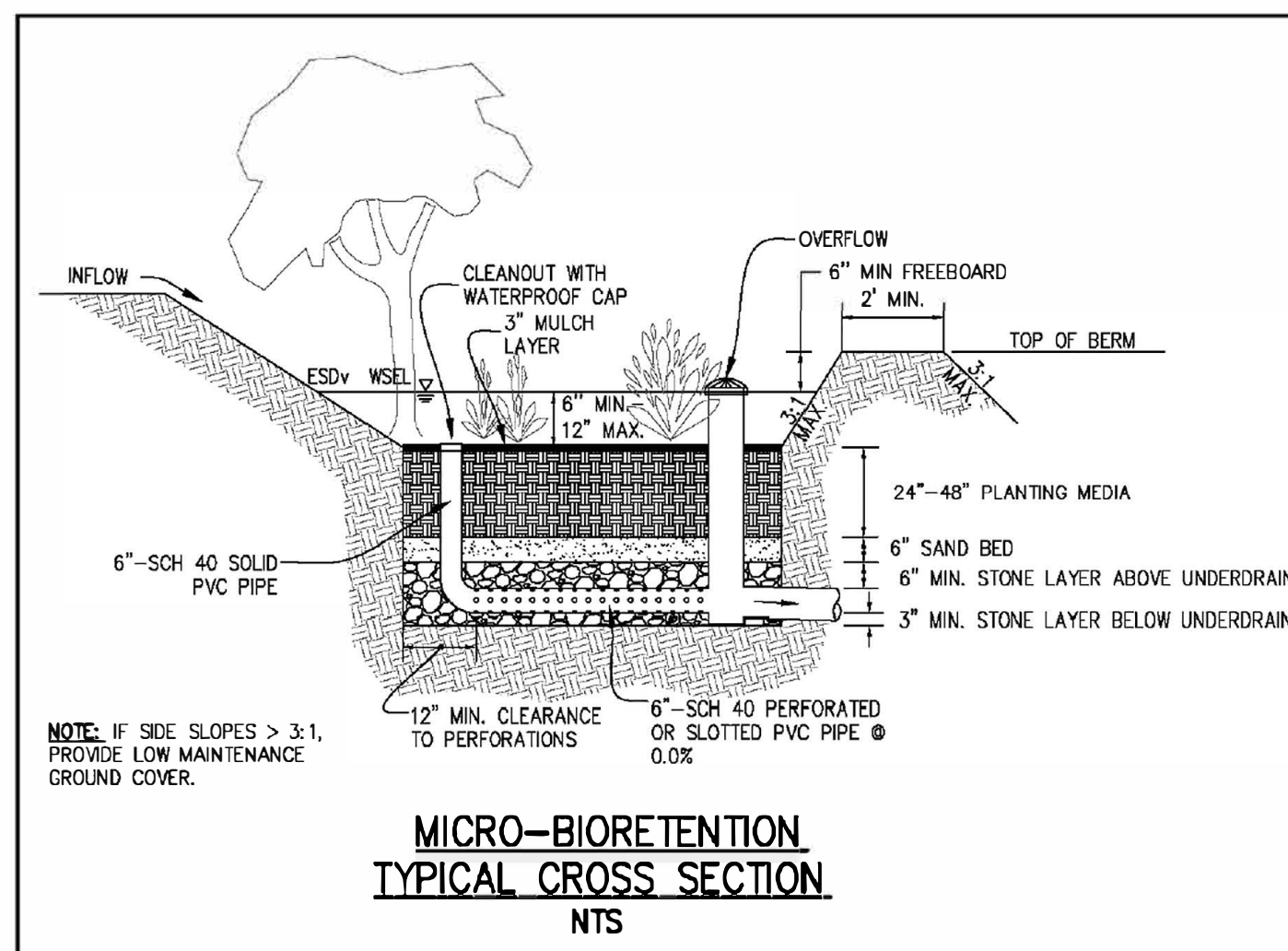
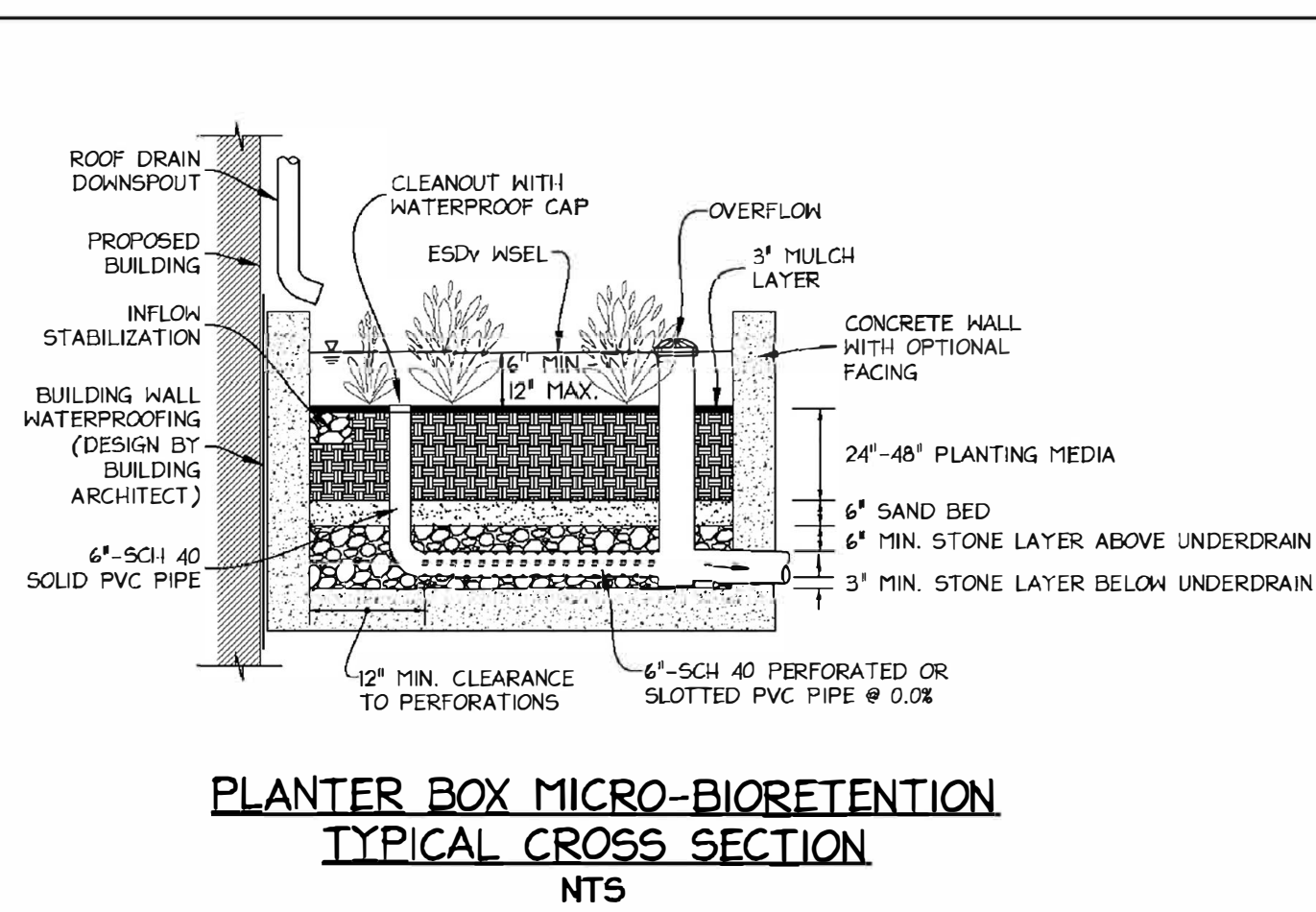
GENERAL NOTES

1. Powers shall be WATSON/TONG "Gorden Blend" or approved equal, class SK, type I, low compressive strength, 10,000 p.s.i. for any five block tested, shall be capable of withstanding a min. of a 100 freeze-thaw cycles, have a maximum water absorption of 14% or less, and shall conform to ASTM designation of C-302.
2. The Bituminous shall consist of Hot Mix Asphalt Superpave 4.75mm for surface PFS58-28 conforming to AASHTO designation M-350.
3. A tack coat of 2% asphre-spread modified asphalt adhesive shall be used.
4. Joint filler shall be one part Portland cement mixed with three parts sand.
5. The 28 day compressive strength for the concrete subbase shall be 3500 p.s.i.
6. Provide 1/2" expansion joint where brick abuts a rigid structure.
7. Refer to Maryland State Highway Administration specifications for materials and methods of construction.

APPROVED 22 MAY '68
DATE 22 MAY '68
Arthur J. Hall
DIRECTOR, DEPARTMENT OF TRANSPORTATION
Barry S. Spitzer
CHIEF, DIVISION OF TRANSPORTATION

09
E
TRANSPORTATION
N ENGINEERING

MONTGOMERY COUNTY DEPARTMENT OF TRANSPORTATION
STREETSCAPE – PAVERS SIDEWALK
STANDARD NO. MC-111.02



NOTE: THIS SITE PLAN DOES NOT PROPOSE ANY IMPROVEMENTS ASSOCIATED WITH MONTGOMERY COUNTY PLANS FOR FUTURE IMPROVEMENTS ON SHADY GROVE ROAD. THIS PLAN ONLY IDENTIFIES THE LIMITS OF THE 15' RIGHT-OF-WAY DEDICATION.