



LEGEND	
BOUNDARY LINES	---
EXISTING EASEMENTS	---
PROPOSED EASEMENTS	---
EXISTING STORM DRAIN, INLET, & MANHOLE	⊙
PROPOSED STORM DRAIN, INLET, & MANHOLE	⊙
EXISTING SEWER LINE, MANHOLE & DIRECTION	⊙
EXISTING WATER LINE, BEND, REDUCER & CAP	⊙
EXISTING VALVE & FIRE HYDRANT	⊙
EXISTING UNDERGROUND TELE, ELEC, GAS, CATV	⊙
EXISTING OVERHEAD TELE, ELEC, CATV	⊙
EXISTING UTILITY POLE	⊙
EXISTING STREET TREES	⊙
PROPOSED UTILITY EASEMENT	---
EXISTING CURB	---
PROPOSED CURB	---
EXISTING BUILDINGS	---
PROPOSED BUILDING	---
EXISTING FENCE	---
PROPOSED FENCE	---
EXISTING CONTOURS	---
PROPOSED CONTOURS	---
EXISTING & PROPOSED SPOT ELEVATIONS	---
EXISTING & PROPOSED DRAINAGE FLOW	---
PROPOSED HANDICAP PARKING SPACE	---
EXISTING & PROPOSED SIGNS	---
PROPOSED WSSC EASEMENT	---
PROPOSED SOIL BORING AND LABEL	---
LIMITS OF DISTURBANCE	---
PROP. DRAINAGE DITCH TO ESDs	---
PLANTER BOX	---
PROPOSED SWM EASEMENT	---
PROPOSED PAVEMENT	---



PROFESSIONAL CERTIFICATION  
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.  
LICENSE NO. 17731 EXPIRATION DATE: 03/23/2020

OVERALL PLAN

PRE-APPLICATION MEETING PRELIMINARY SITE PLAN

KING FARM

SEVEN / EIGHT IRVINGTON CENTRE, BLOCK M

8TH ELECTION DISTRICT, MONTGOMERY COUNTY, MARYLAND



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Lanham  
Waldorf  
Leonardtown  
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Soltesz DC, LLC

NO.		REVISIONS		BY	DATE
1	DATE:	APRIL 2018	CAD STANDARDS VERSION:	V8 - 2000	
2	DESIGNED:	SOLTESZ	TECHNICIAN:	W.O.	CHECKED:
3				A.Z.	

MISS 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 "MISS UTILITY" AT 1-800-257-7777, 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.

OWNER/DEVELOPER/APPLICANT

SEVEN IRVINGTON CENTRE ASSOC. LLC  
EIGHT IRVINGTON CENTRE ASSOC. LLC  
C/O THE PENROSE GROUP  
8330 BOONE BLVD.  
SUITE 460  
VIENNA, VA 22182  
TIM McDONALD

MAP	5164	GRID	A3
TAX MAP	FS62	ZONING CATEGORY:	PD-KF
WSSC 200' SHEET	221NW9		
SITE DATUM	HORIZONTAL: NAD 83/91	VERTICAL:	NGVD 29

7/13/2018



1" = 50'

SHEET 2 OF 4

PROJECT NO. 0801-00-F7