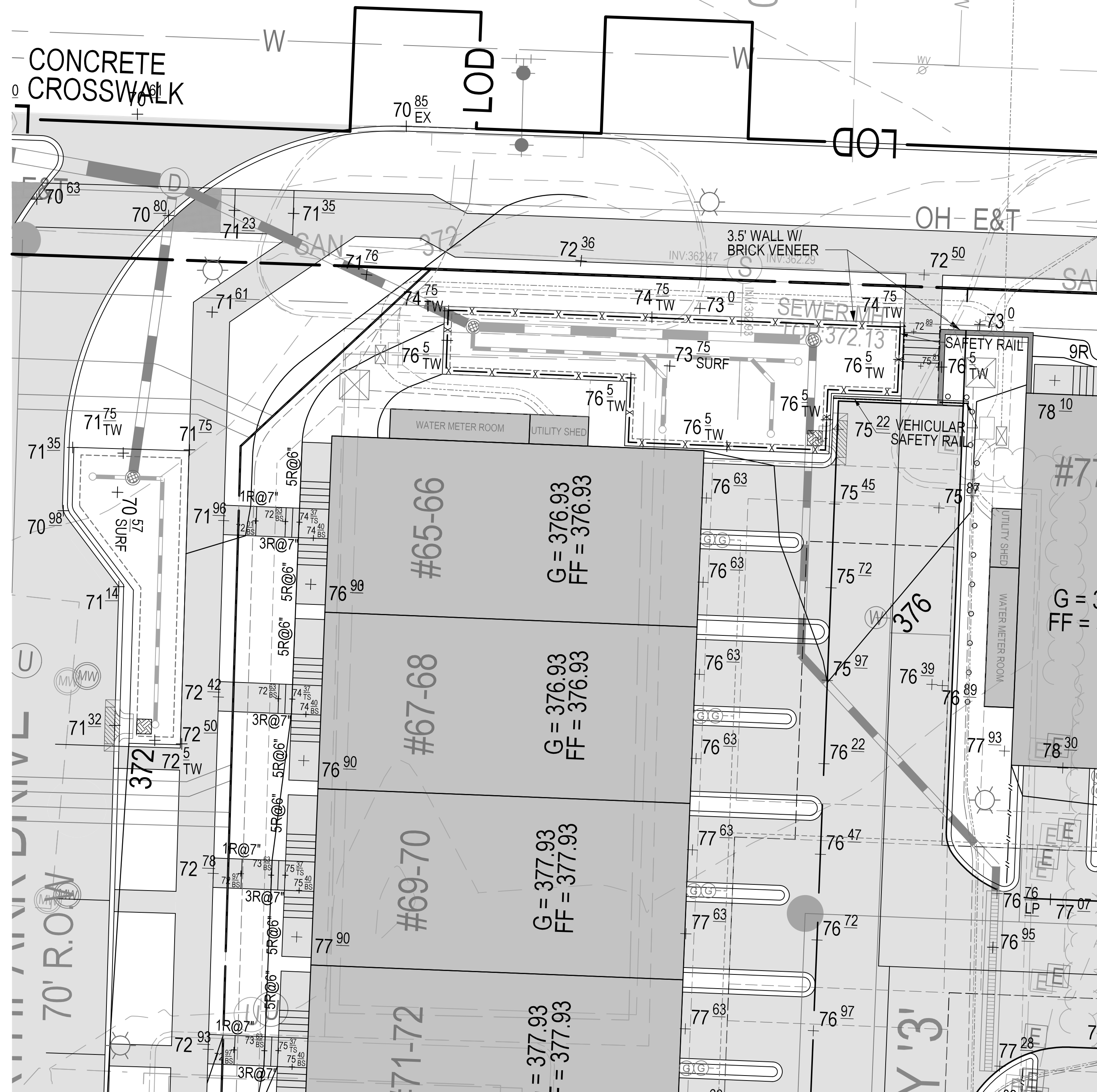


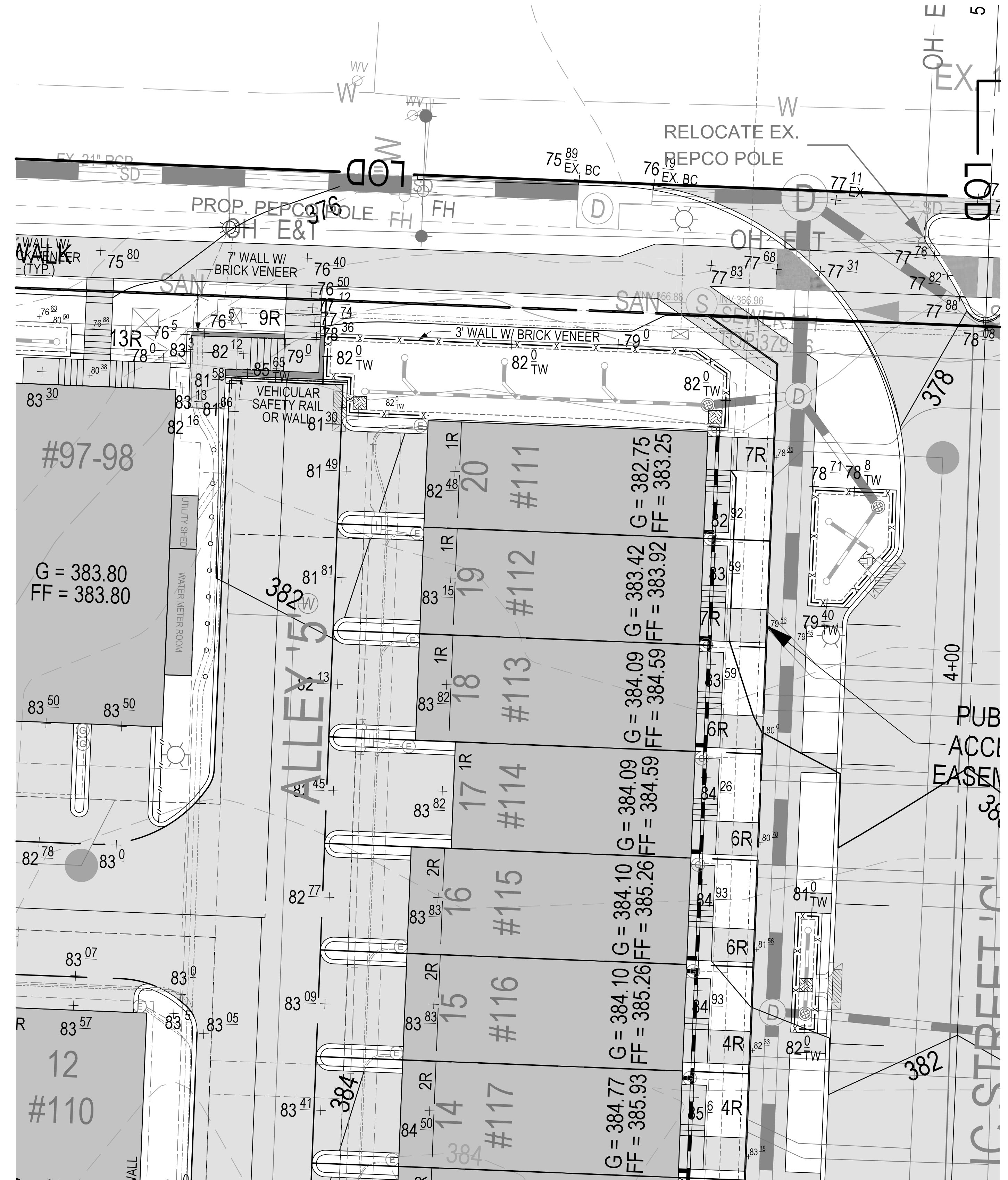
PLANNING DEPARTMENT USE ONLY (E-PLANS)

# MONTROSE ROAD

(VARIABLE WIDTH ROW)



INSET A



INSET B

**LEGEND:**

	EXISTING GRADE
	PROPOSED GRADE
	EXISTING BUILDING
	PROPOSED BUILDING
	PROPOSED UNDERGROUND PARKING
	PROPOSED RIGHT OF WAY
	PROPOSED WATER LINE
	EXISTING 12\"/>
	PROPOSED SEWER
	EXISTING SEWER
	PROPOSED PUE
	PROPOSED STORM PIPE
	EXISTING STORM PIPE
	WETLAND (TO BE REMOVED)



**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. 30287 EXPIRATION DATE: 05/18/2022

**SITE PLAN DETAIL GRADING INSETS - 10 SCALE**

**SITE PLAN 820210080  
 NORTHPARK AT MONTROSE  
 (FORMERLY WILGUS TRACT)**



**DEVELOPER'S CERTIFICATE**  
 The undersigned agrees to execute all the features of the Site Plan Approval No. 820210080, including Approval Conditions, Development Program, and Certified Site Plan.  
 Developer's Name: WILGUS MONTROSE ASSOCIATES LLC  
 Company: RICHARD COHEN  
 Address: 7811 MONTROSE ROAD, SUITE 200, POTOMAC, MD 20854  
 Phone: (240) 399-1500  
 Signature: \_\_\_\_\_

**SOLTESZ, INC.**  
 Rockville Office  
 2 Research Place, Suite 100  
 Rockville, MD 20850  
 P. 301.948.2750 F. 301.948.9067  
 www.soltesz.com

NO.	DATE	DESIGNED	CAO STANDARDS VERSION	REVISIONS	BY	DATE
1	MARCH 2021	JDS/KOL	18 - NCS			
				TECHNICIAN: JW/DC		
				CHECKED: TJS		

**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 UTILITIES OR SERVICES BY ENGINEER TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-261-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THE PLAN OR TWELVE (12) INCHES, WHOEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THE PLAN.

**OWNER/DEVELOPER/APPLICANT**  
 WILGUS MONTROSE ASSOCIATES LLC  
 7811 MONTROSE ROAD  
 SUITE 200  
 POTOMAC, MD 20854  
 PHONE: (240) 399-1500  
 ROCKINGWILLCO.COM  
 RICHARD COHEN

MAP	ADC	GRID	5285
TAX MAP	G0552	ZONING CATEGORY	CR-20 (C-10, N-10, R-20, R-30, R-40, R-50, R-60, R-70, R-80, R-90, R-100)
WBCS 200 SHEET	215 NW 06	SITE DATUM	HORIZONTAL: NAD83 VERTICAL: NAD83

SHEET **S1.12**  
 PROJECT NO. 1325-02-01