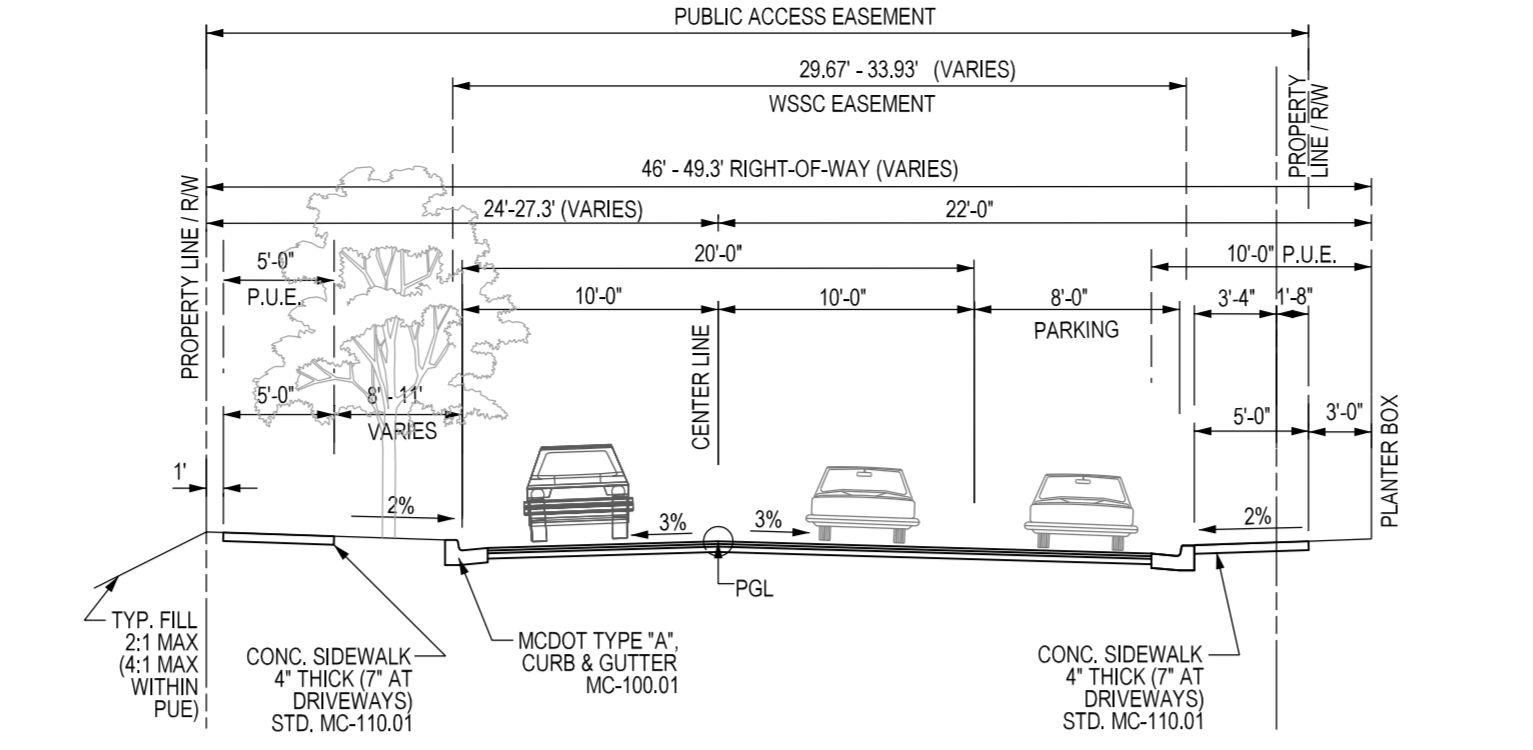
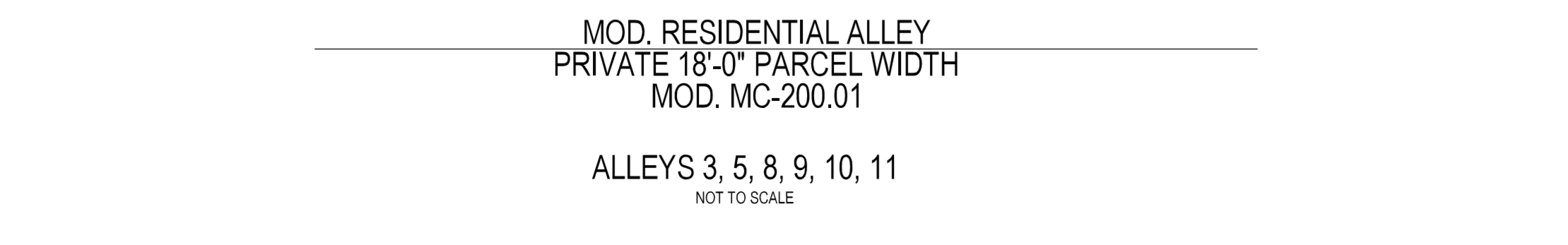
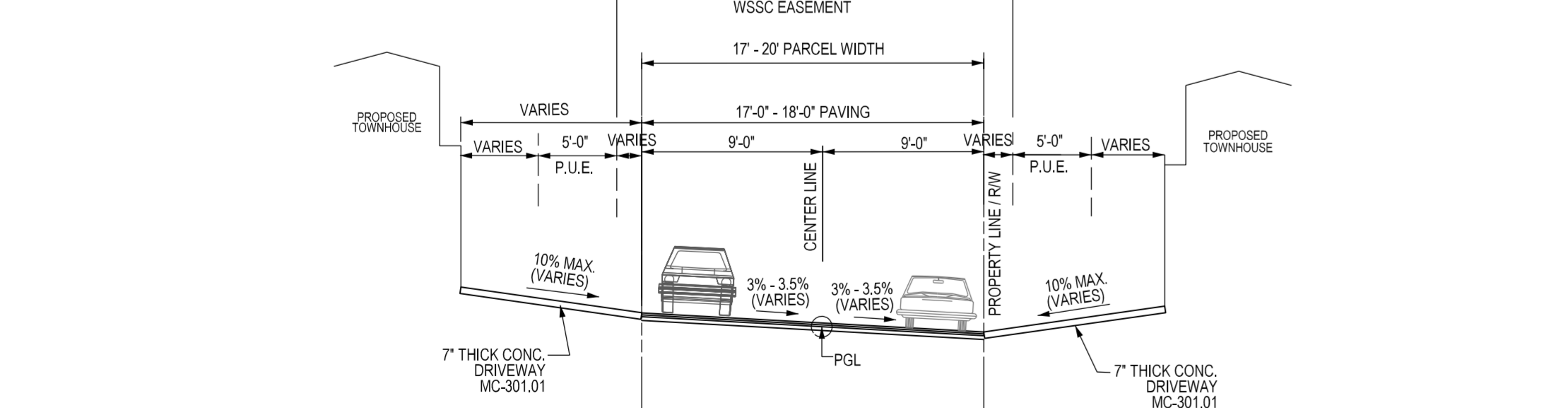
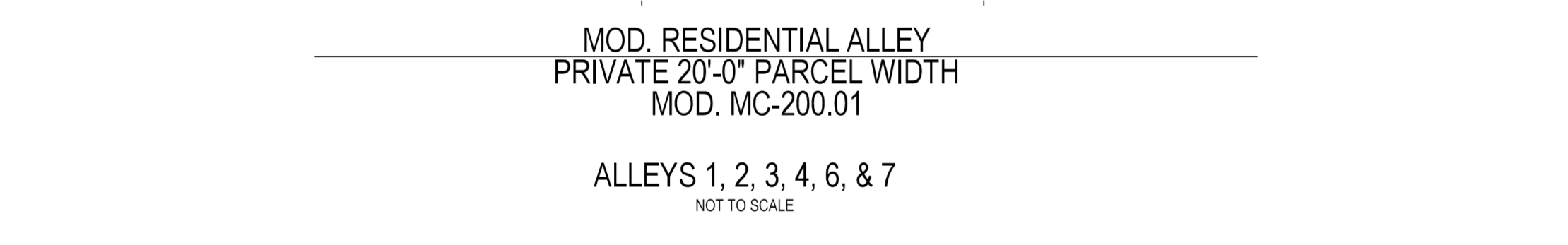
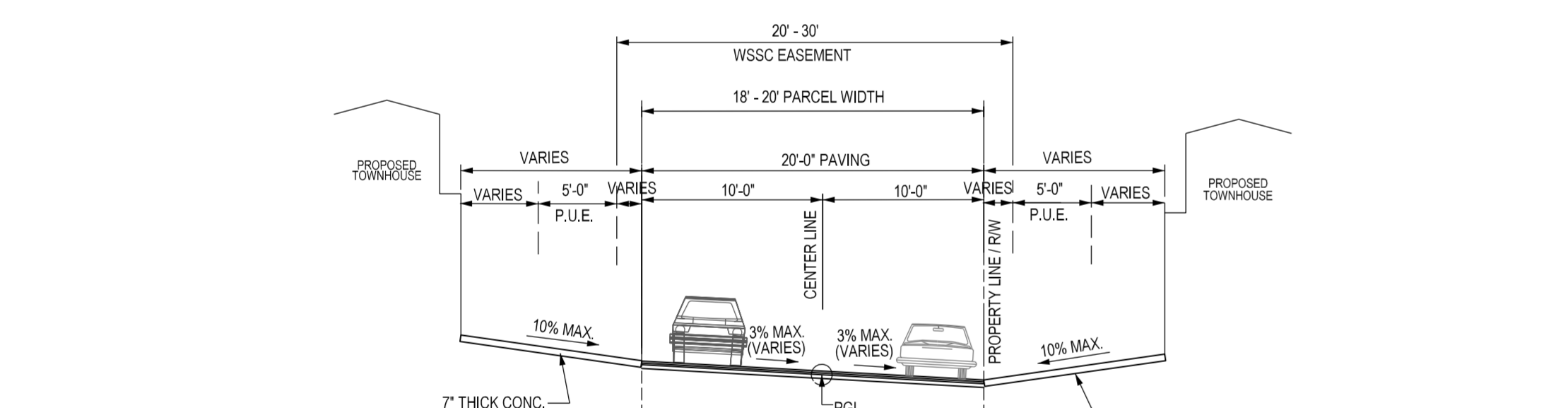
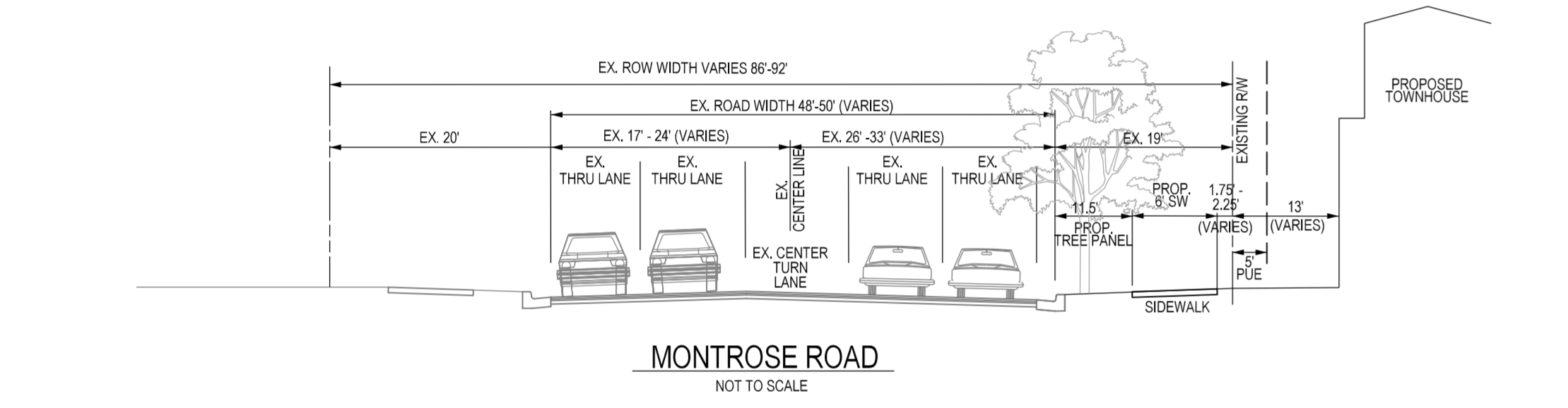
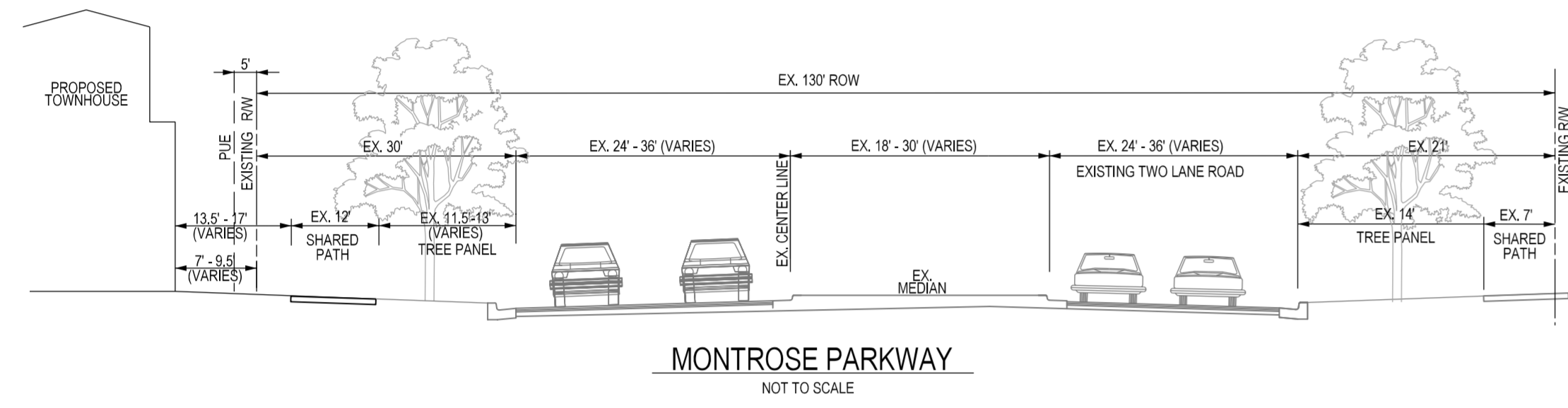
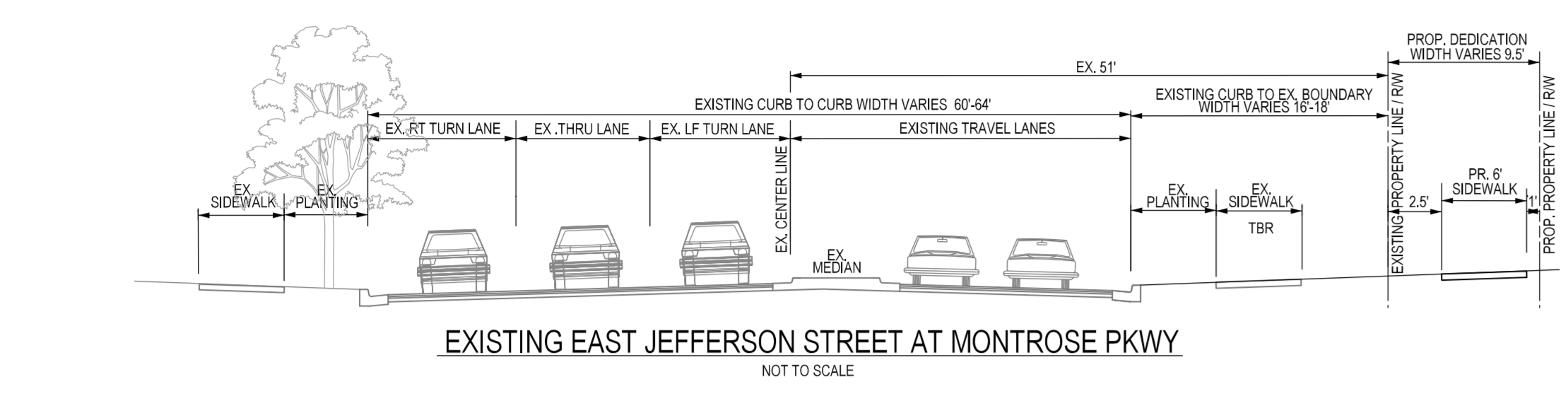


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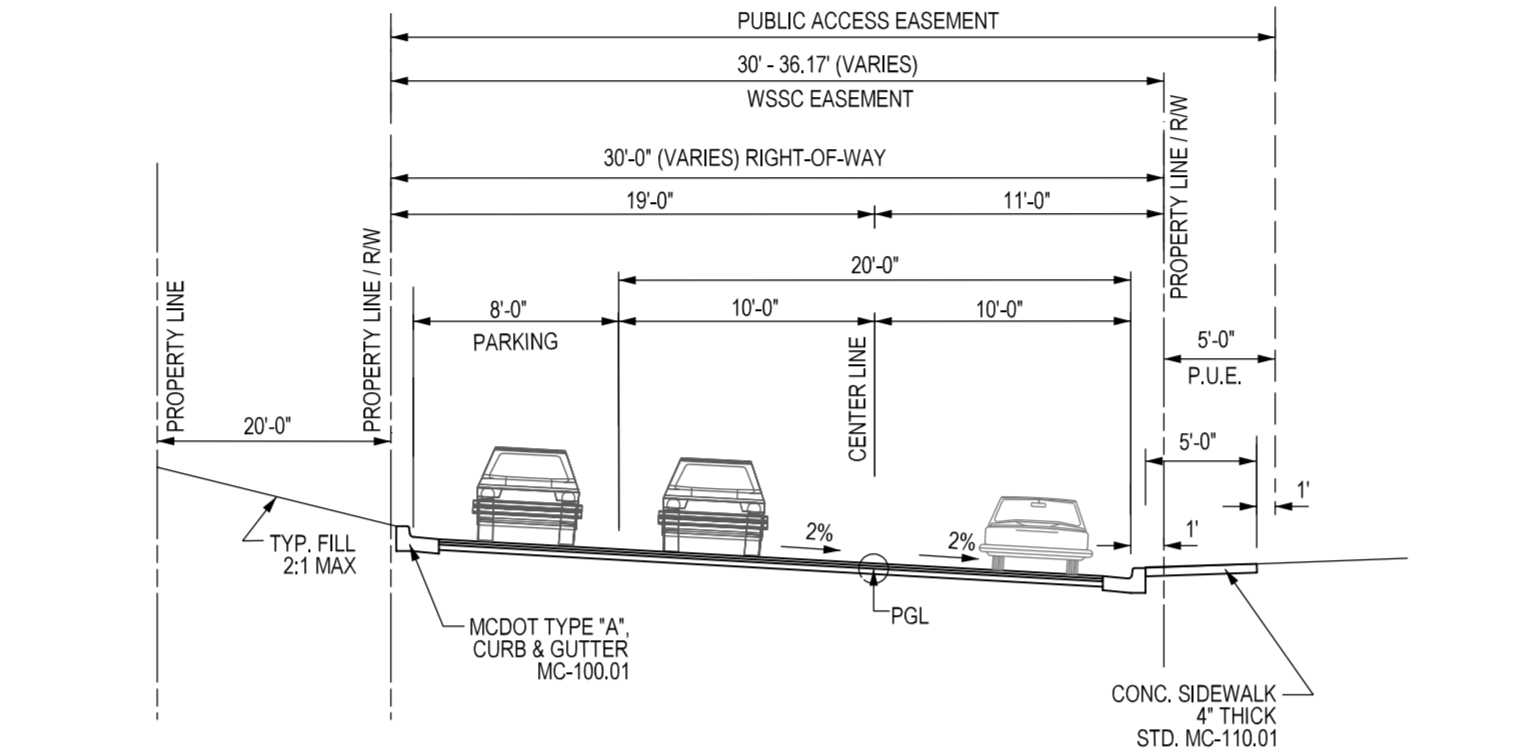
MONTGOMERY PLANNING DEPARTMENT
 THE MONTGOMERY PLANNING DEPARTMENT OFFICE
 100 NORTH GLEBE ROAD, SUITE 200
 ROCKVILLE, MARYLAND 20850
 (301) 948-2750
APPROVAL
Carri Sanders 01/03/22

PLANNING DEPARTMENT USE ONLY (E-PLANS)



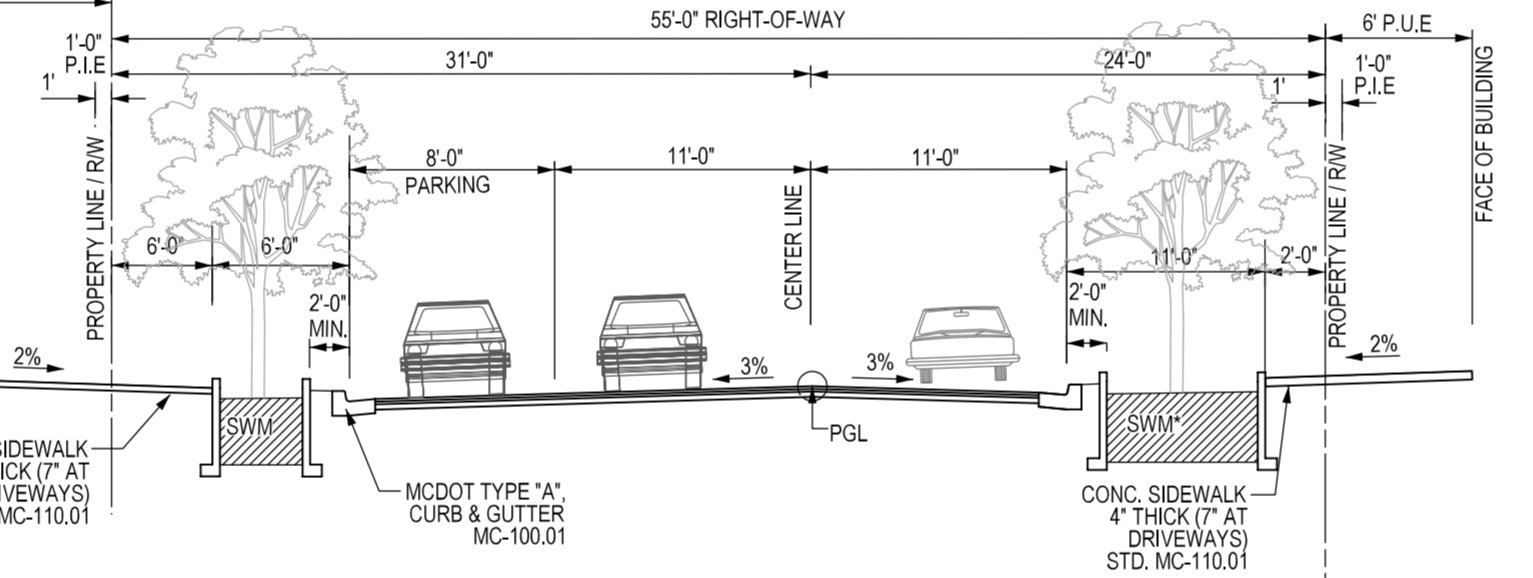
MOD. SECONDARY RESIDENTIAL STREET
 PRIVATE 46' - 49.3' RIGHT-OF-WAY
 MOD. MC-2002.02
 (PARKING ON EASTBOUND SIDE)

STREET A
 STA. 0+00 TO 1+25
 NOT TO SCALE



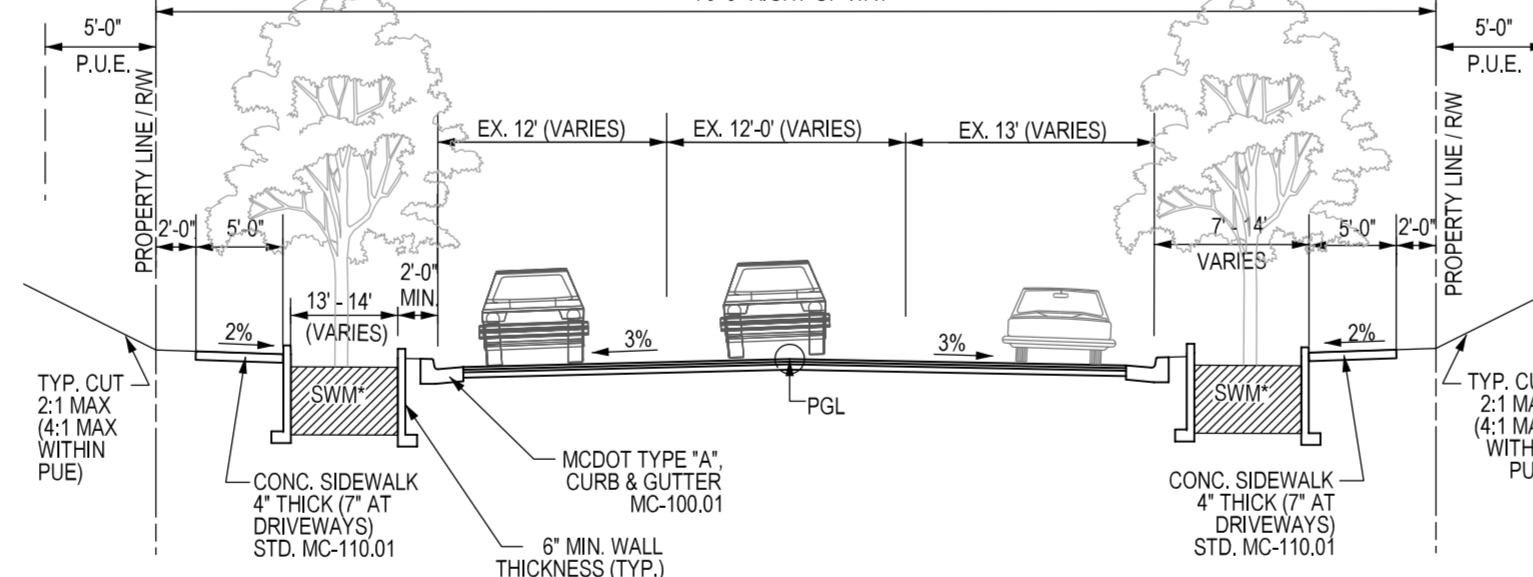
MOD. TERTIARY RESIDENTIAL STREET
 PRIVATE 30'-0\"/>

STREET B
 STA. 1+00 TO 2+75
 NOT TO SCALE



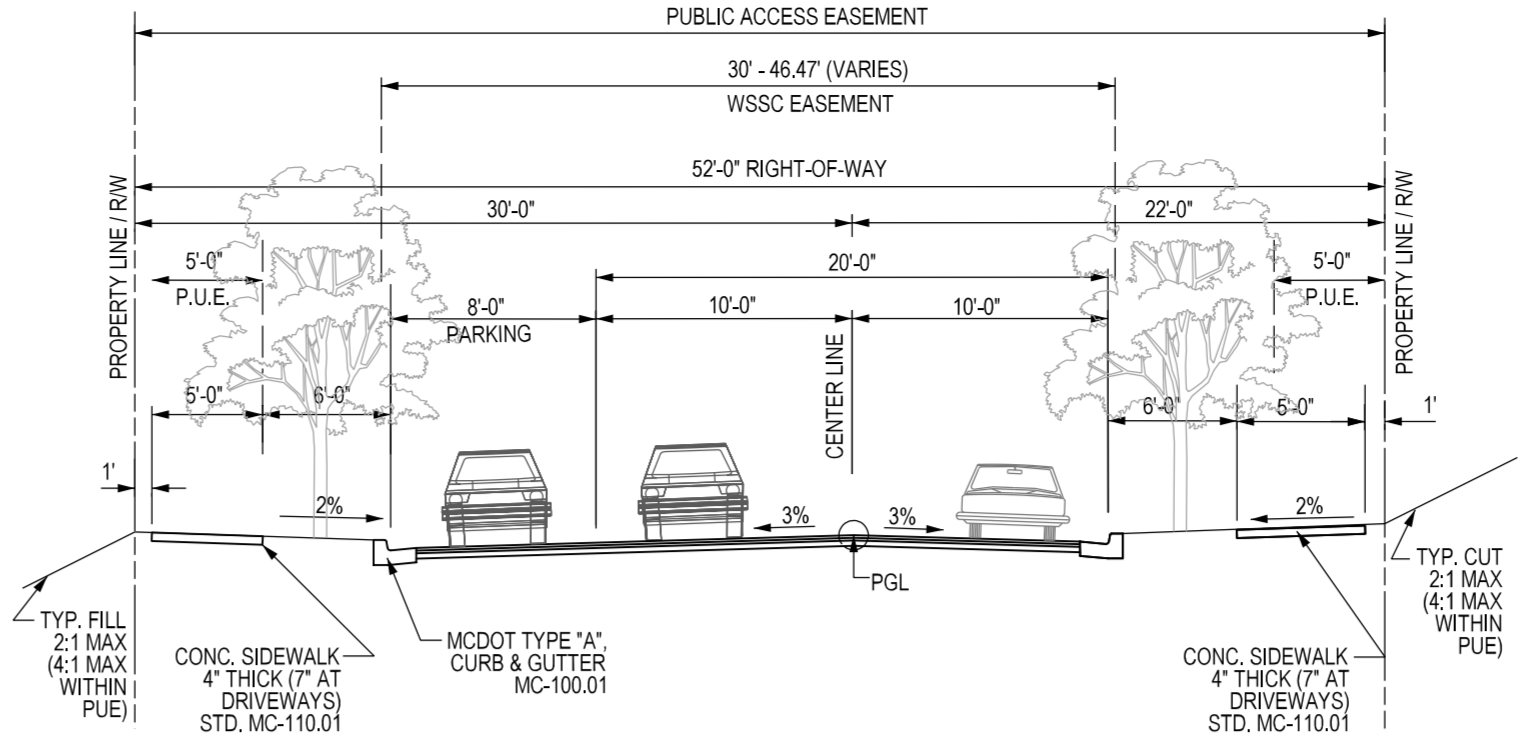
MOD. BUSINESS DISTRICT STREET
 PUBLIC 55'-0\"/>

STREET C
 STA. 0+00 - STA. 2+50
 NOT TO SCALE



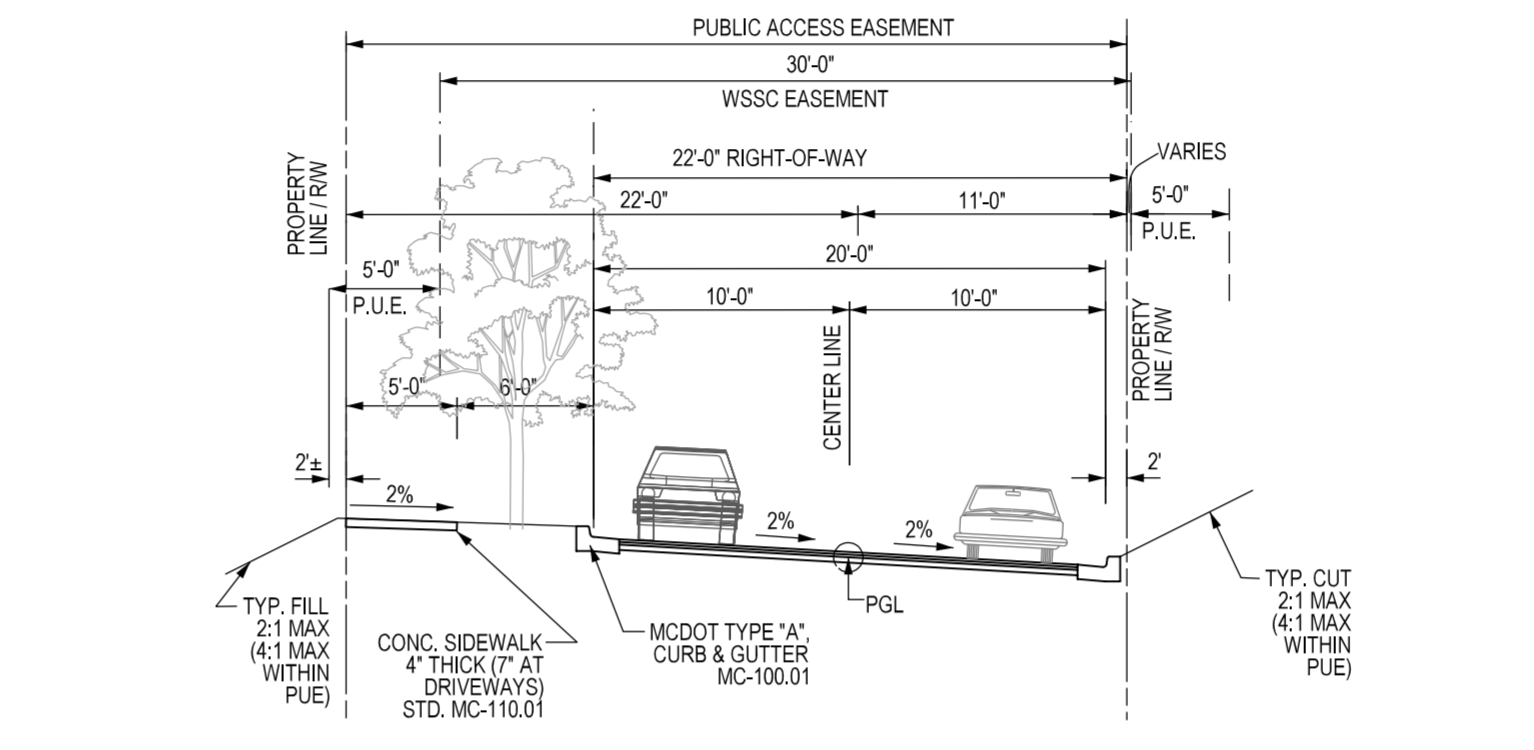
MOD. BUSINESS DISTRICT STREET
 PUBLIC 70'-0\"/>

NORTH PARK DRIVE (B-2)
 STA. 0+00 - STA. 1+88
 NOT TO SCALE



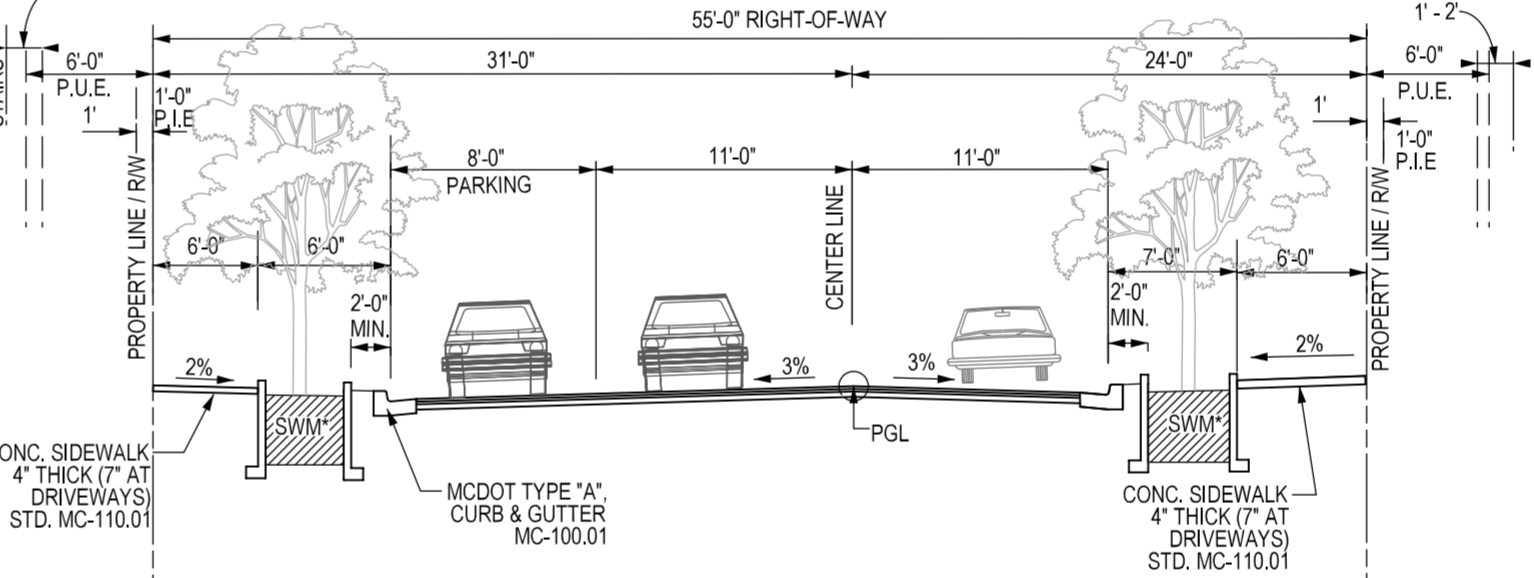
MOD. SECONDARY RESIDENTIAL STREET
 PRIVATE 52'-0\"/>

STREET A
 STA. 1+25 TO 5+45
 NOT TO SCALE



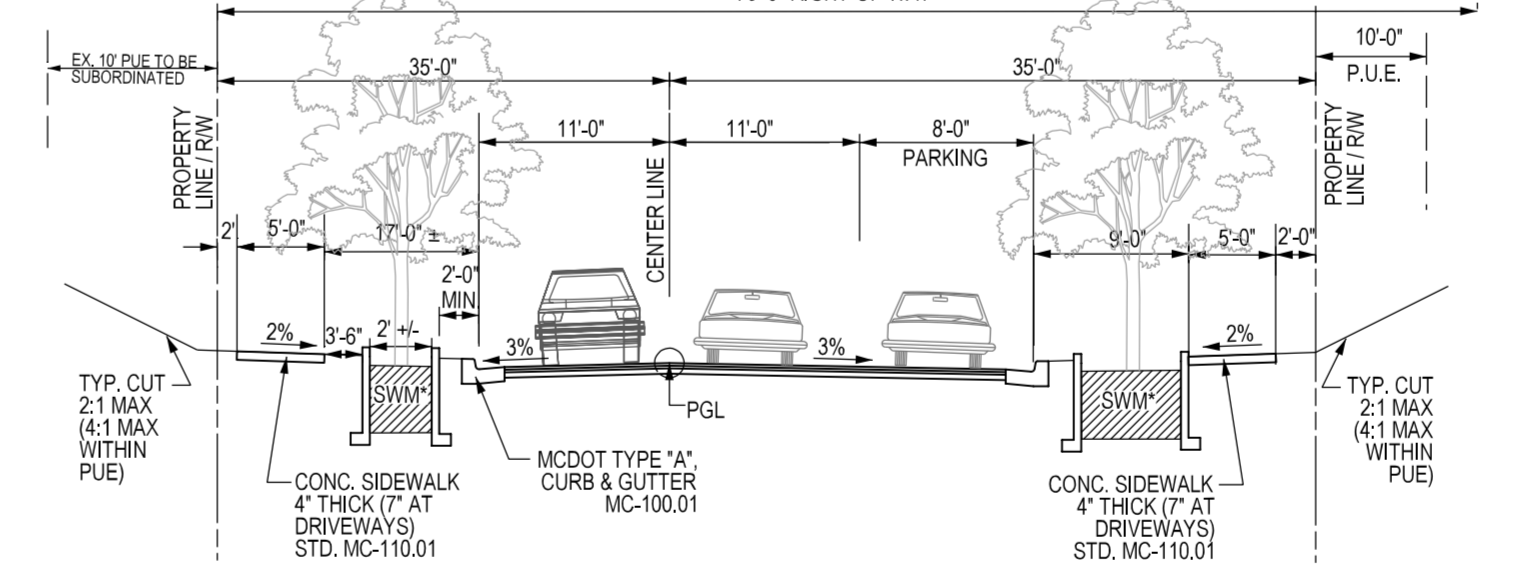
MOD. TERTIARY RESIDENTIAL STREET
 PRIVATE 22'-0\"/>

STREET B
 STA. 3+48 TO 9+35
 NOT TO SCALE



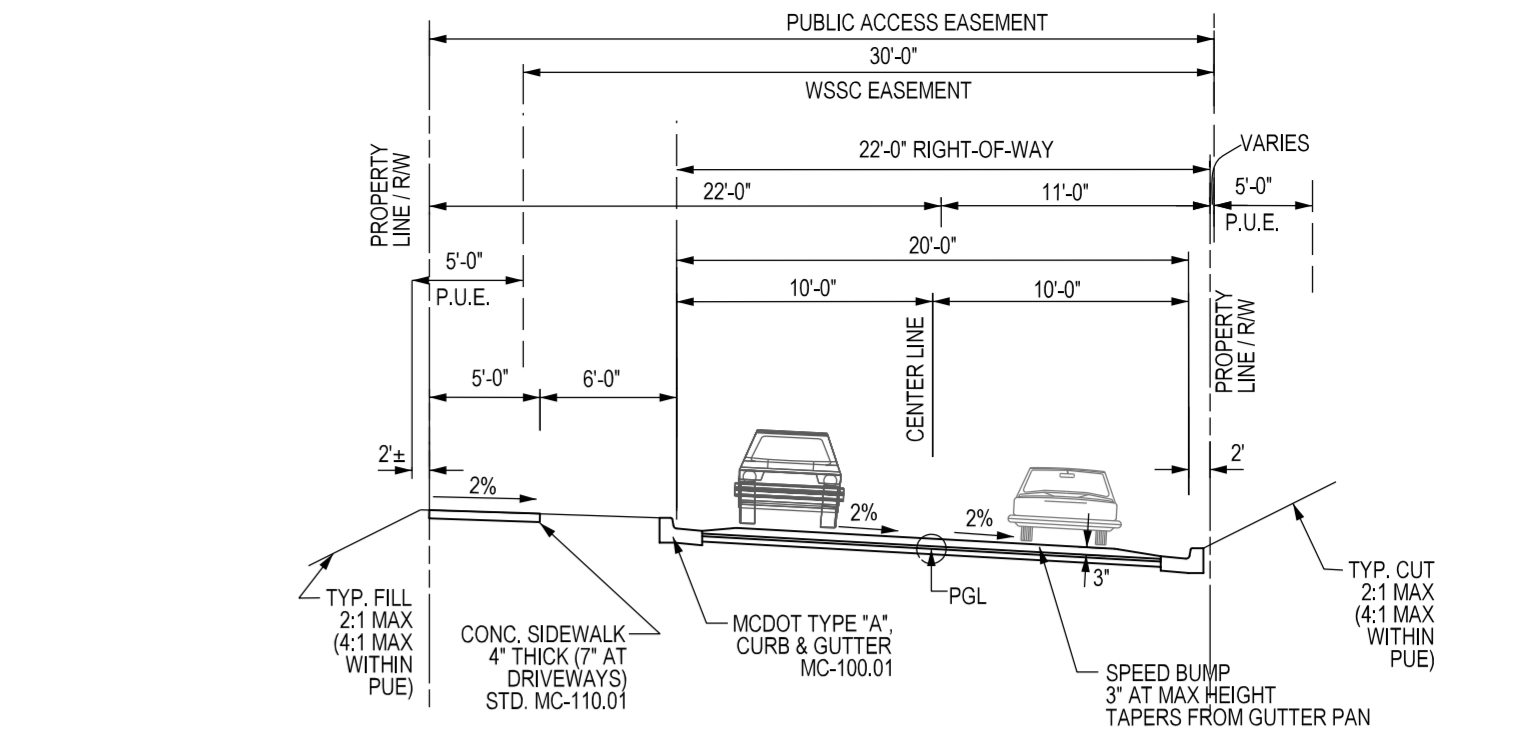
MOD. BUSINESS DISTRICT STREET
 PUBLIC 55'-0\"/>

STREET C
 STA. 2+50 - STA. 5+01
 NOT TO SCALE



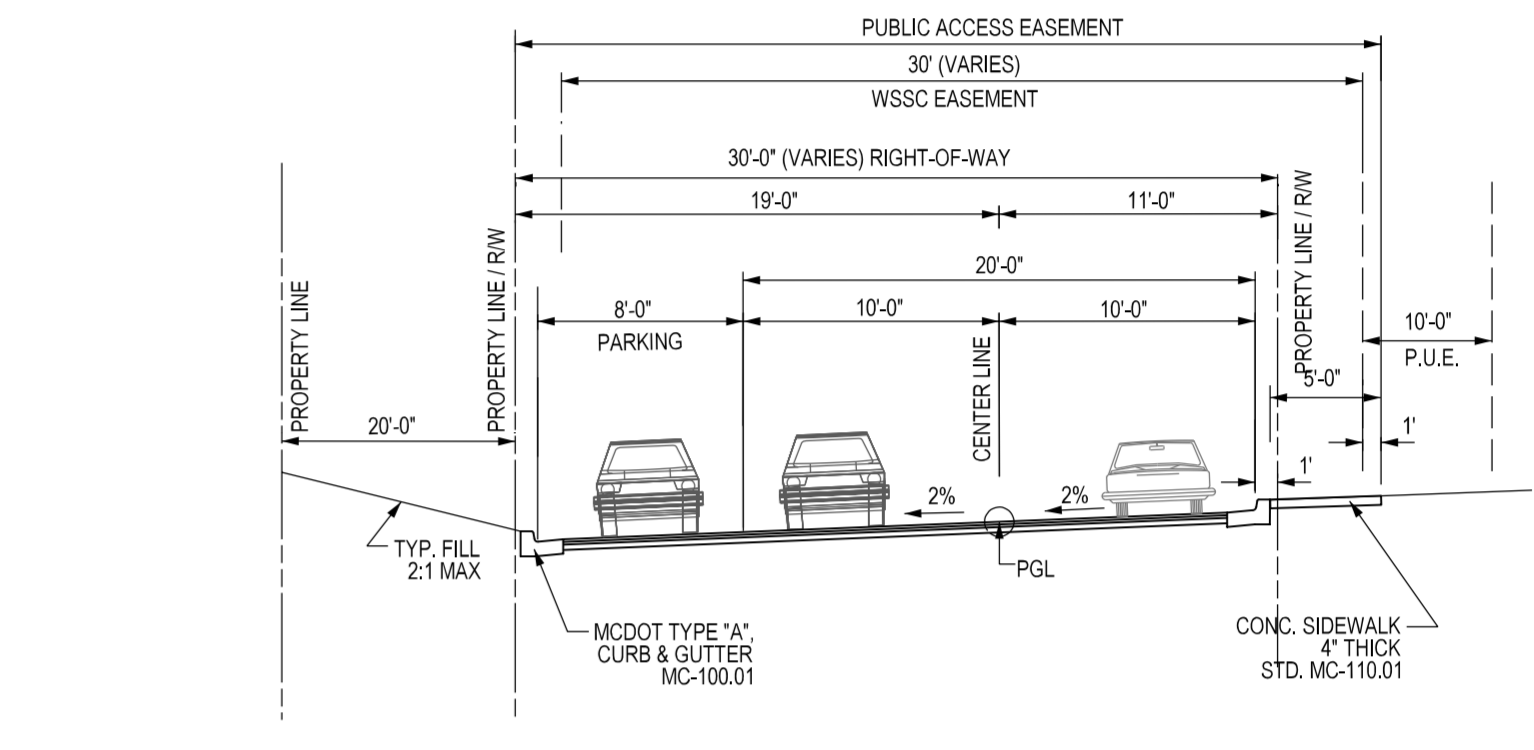
MOD. BUSINESS DISTRICT STREET
 PUBLIC 70'-0\"/>

NORTH PARK DRIVE (B-2)
 STA. 1+88 - STA. 3+36
 NOT TO SCALE



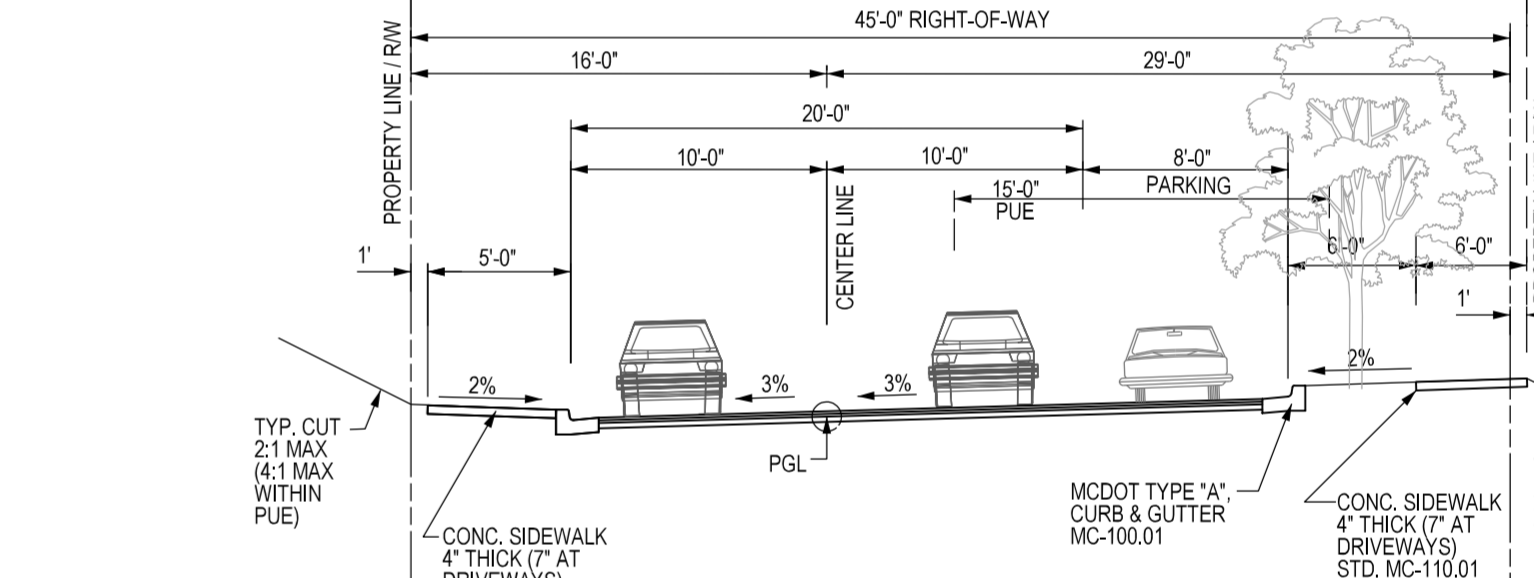
MOD. TERTIARY RESIDENTIAL STREET - SPEED BUMP
 PRIVATE 22'-0\"/>

STREET B
 AT STA. 4+95 AND 7+93
 NOT TO SCALE



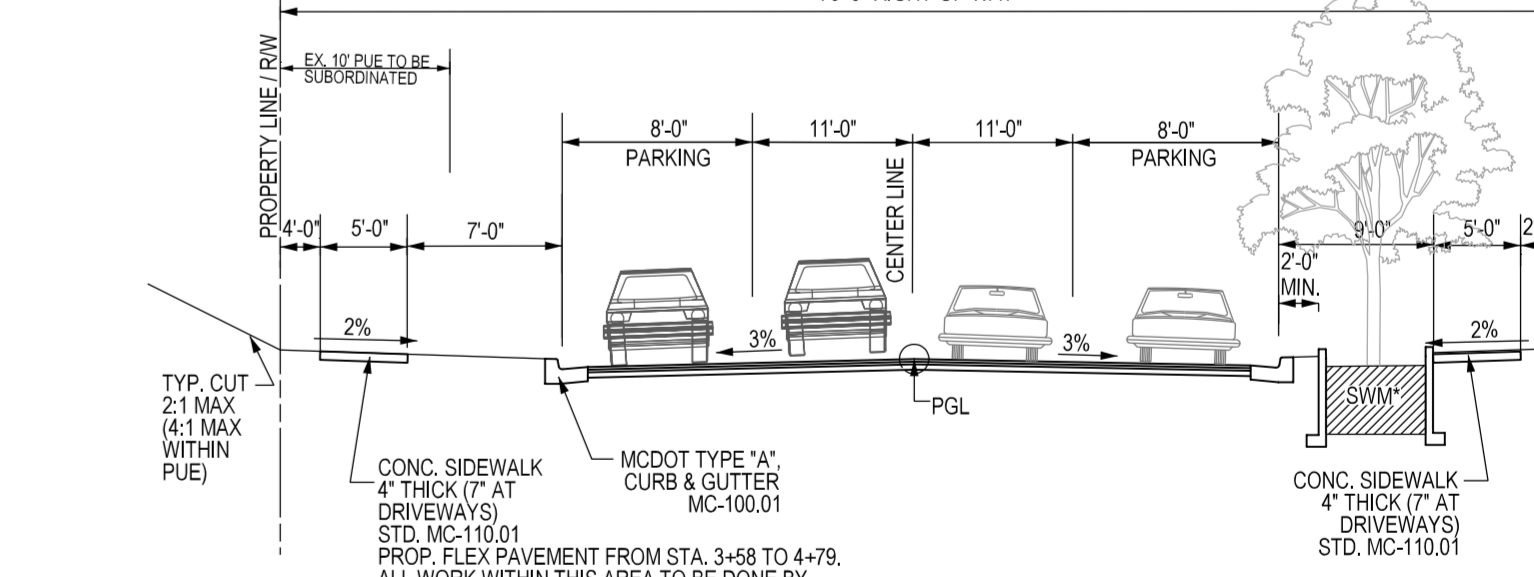
MOD. TERTIARY RESIDENTIAL STREET
 PRIVATE 30'-0\"/>

STREET B
 STA. 10+32 TO 11+46
 NOT TO SCALE



MOD. SECONDARY RESIDENTIAL STREET
 PRIVATE 45'-0\"/>

STREET D
 NOT TO SCALE



MOD. BUSINESS DISTRICT STREET
 PUBLIC 70'-0\"/>

NORTH PARK DRIVE (B-2)
 STA. 3+36 - STA. 5+89
 NOT TO SCALE

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: *Richard Cohen*

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



CROSS SECTIONS AND DETAILS

CERTIFIED SITE PLAN 820210080
NORTH PARK AT MONTROSE
(FORMERLY WILGUS TRACT)



SHEET **S1.13**

SOLTESZ, INC.
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 Surveying
 Planning
 Environmental Sciences

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Rockville
 Lanham
 Waldorf
 Leonardtown
 Frederick
 Soltesz DC, LLC

www.soltesz.com

NO.	DATE	CAO STANDARDS VERSION	REVISIONS	BY	DATE
DESIGNED:	MARCH 2021	JDS / KDL	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 UTILITY CROSSINGS BY ENGINEERING TESTS 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 THIS PLAN.

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

MAP	ADC	GRID	5285
TAX MAP	G0562	ZONING CATEGORY:	CR-20 (S.D. 14.01, 14.02, 14.03, 14.04, 14.05, 14.06, 14.07, 14.08, 14.09, 14.10, 14.11, 14.12, 14.13, 14.14, 14.15, 14.16, 14.17, 14.18, 14.19, 14.20, 14.21, 14.22, 14.23, 14.24, 14.25, 14.26, 14.27, 14.28, 14.29, 14.30, 14.31, 14.32, 14.33, 14.34, 14.35, 14.36, 14.37, 14.38, 14.39, 14.40, 14.41, 14.42, 14.43, 14.44, 14.45, 14.46, 14.47, 14.48, 14.49, 14.50, 14.51, 14.52, 14.53, 14.54, 14.55, 14.56, 14.57, 14.58, 14.59, 14.60, 14.61, 14.62, 14.63, 14.64, 14.65, 14.66, 14.67, 14.68, 14.69, 14.70, 14.71, 14.72, 14.73, 14.74, 14.75, 14.76, 14.77, 14.78, 14.79, 14.80, 14.81, 14.82, 14.83, 14.84, 14.85, 14.86, 14.87, 14.88, 14.89, 14.90, 14.91, 14.92, 14.93, 14.94, 14.95, 14.96, 14.97, 14.98, 14.99, 15.00)
WSSC 200' SHEET	215 NW 06		
SITE DATUM	HORIZONTAL: NAD83		
	VERTICAL: NAD83		