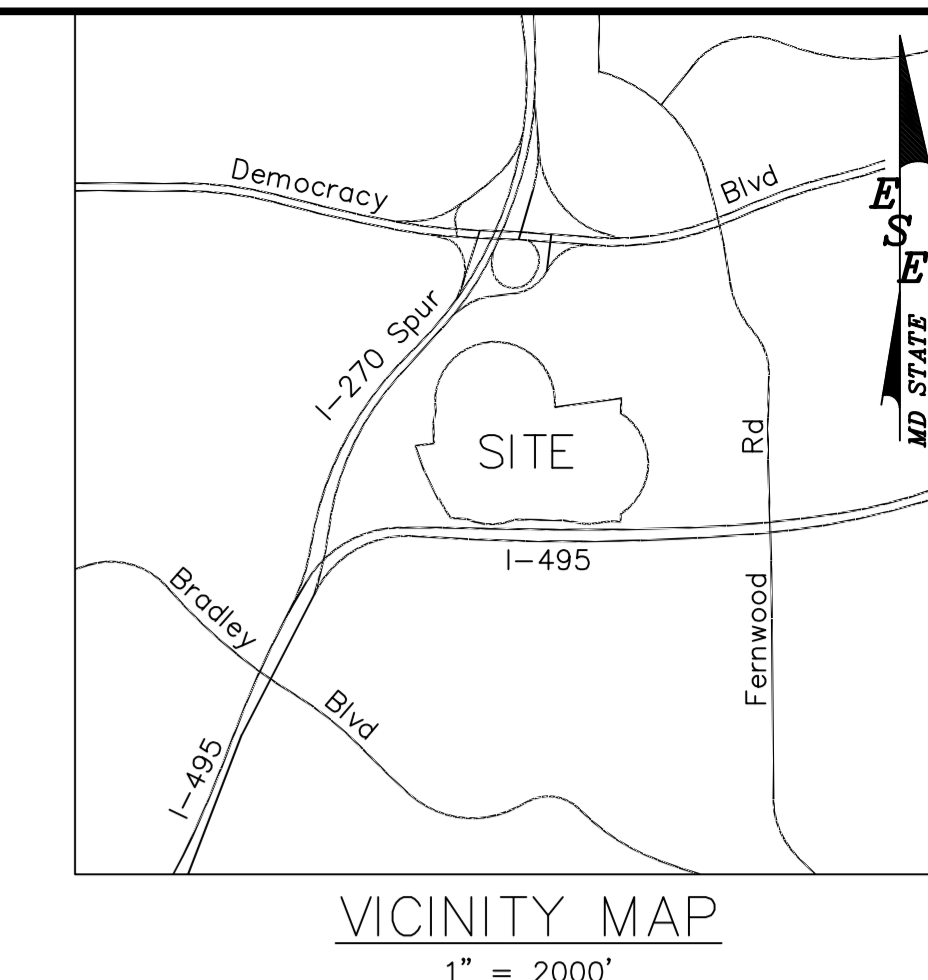


AMALYN BETHESDA SITE DEVELOPMENT STORMWATER MANAGEMENT PLAN



DEPARTMENT OF PERMITTING SERVICES

Isiah Leggett, County Executive | Diane R. Schwartz Jones, Director

August 21, 2018

Mr. Uri Pasternak, P.E.
Rogers Consulting, Inc.
19847 Century Blvd., Suite 200
Germantown, MD 20874

Re: **SITE DEVELOPMENT STORMWATER MANAGEMENT PLAN** Request for Amalyn Bethesda (WMAL Bethesda)
Preliminary Plan #: 120160290
SM File #: 281936
Tract Size/Zone: 74.83 Ac / R-90
Total Concept Area: 74.83 Ac
Parcel(s): N495
Watershed: Cabin John Creek

Dear Mr. Pasternak:

Based on a review by the Department of Permitting Services Review Staff, the Site Development Stormwater Management Plan for the above-mentioned site is **acceptable**. The plan proposes to meet required stormwater management goals via ESD to the MEP via use of micro-bioretenment and bio swales. Additional fifty-year control is provided at drainage area 2 due to an existing pond below the property. This pond provides stormwater management for an adjacent property and was designed for a 50-year storm.

The following **Items** will need to be addressed **during** the final stormwater management design plan stage:

1. A detailed review of the stormwater management computations will occur at the time of detailed plan review.
2. An engineered sediment control plan must be submitted for this development.
3. All filtration media for manufactured best management practices, whether for new development or redevelopment, must consist of MDE approved material.
4. Landscaping shown on the approved Landscape Plan as part of the approved Site Plan are for illustrative purpose only and may be changed at the time of detailed plan review of the Sediment Control/Storm Water Management plans by the Mont. Co. Department of Permitting Services, Water Resources Section.
5. Use MCDPS latest design standards for design of the stormwater management facilities.
6. You must construct the stormwater management facilities that provide treatment for any private or public roads at the time the roads are built, and before any erosion and sediment control for the road is removed.



235 Rockville Pike, 2nd Floor • Rockville, Maryland 20850 • 240-777-0311
www.montgomerycountymd.gov/permitting-services

Mr. Uri Pasternak, P.E.
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7. Make sure at design that all stormwater management facilities have a minimum volume equivalent to a P₂ of 1. Also make sure that the designed size does not exceed the maximum volume allowed.
8. The main public road to the north will provide additional ESD treatment with micro-bios. If needed at design, hydrodynamic structures may be required as pretreatment to the micro-bios.
9. At design provide additional treatment for those areas of roads that were not treated in concept stage.

This list may not be all-inclusive and may change based on available information at the time. Payment of a stormwater management contribution in accordance with Section 2 of the Stormwater Management Regulation 4-90 is **not required**.

This letter must appear on the final stormwater management design plan at its initial submittal. The concept approval is based on all stormwater management structures being located outside of the Public Utility Easement, the Public Improvement Easement, and the Public Right of Way unless specifically approved on the concept plan. Any divergence from the information provided to this office, or additional information received during the development process, or a change in an applicable Executive Regulation may constitute grounds to rescind or amend any approval actions taken, and to reevaluate the site for additional or amended stormwater management requirements. If there are subsequent additions or modifications to the development, a separate concept request shall be required.

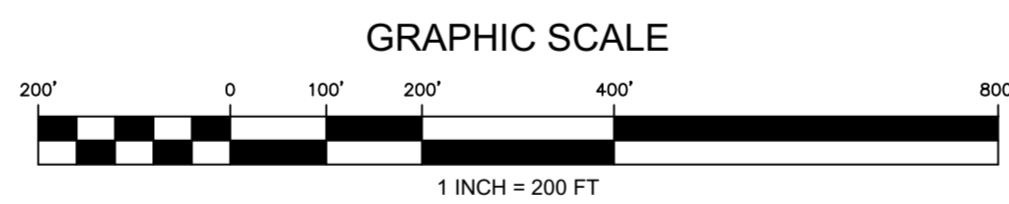
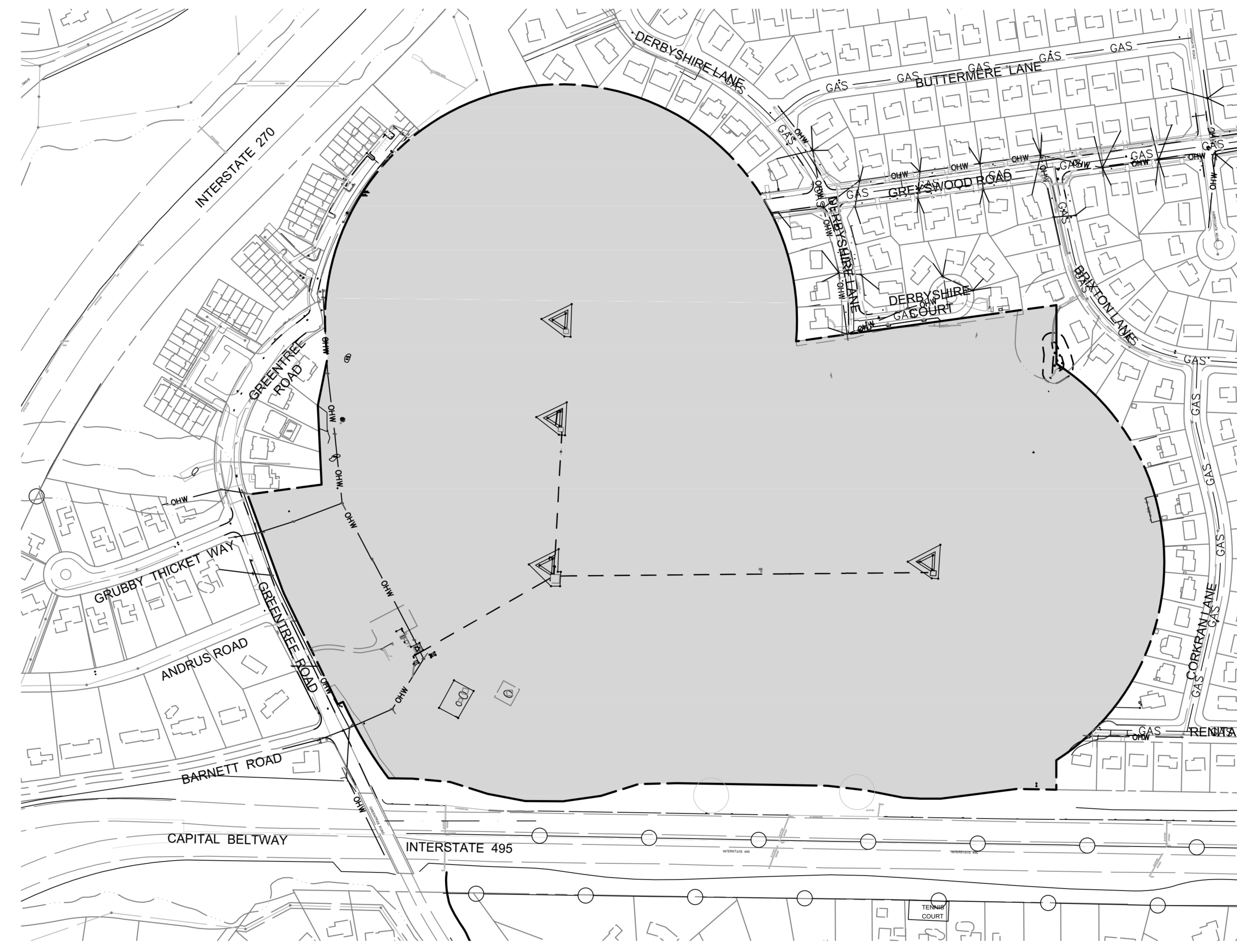
If you have any questions regarding these actions, please feel free to contact David Kuykendall at 240-777-4332.

Sincerely,

Majid G. Etheridge
Majid G. Etheridge, Manager
Water Resources Section
Division of Land Development Services

MCE: CN 281996 Amalyn Bethesda.dwg
CC: N. Braunstein
SM File # 281936

ESD: Required/Provided 203828 of / 203813 of
PE: Required/Reviewed 1/271/0
STRUCTURAL: 0 of 0
WAIVED: 0.0 ac.



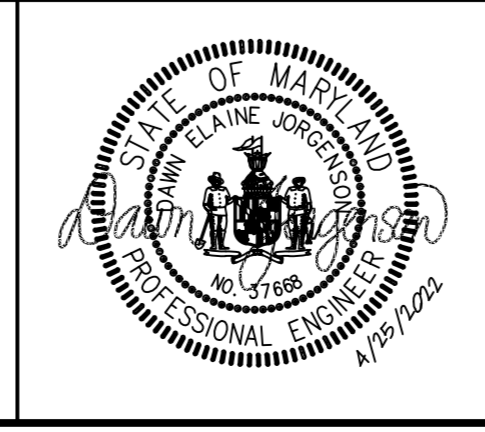
Sheet Index		
Sheet Number	Sheet Title	File Name
1	Cover Sheet	SMSDR0001.pdf
2	Overall Drainage Area Map	SMSDR0002.pdf
3	Overall Stormwater Management Plan	SMSDR0003.pdf
4	SWM Drainage Plan	SMSDR0004.pdf
5	SWM Drainage Plan	SMSDR0005.pdf
6	SWM Drainage Plan	SMSDR0006.pdf
7	SWM Plan	SMSDR0007.pdf
8	SWM Plan	SMSDR0008.pdf
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12	SWM Plan	SMSDR0012.pdf
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15	SWM Plan	SMSDR0015.pdf
16	SWM Plan	SMSDR0016.pdf
17	SWM Plan	SMSDR0017.pdf
18	Facility Design Charts	SMSDR0018.pdf
19	Off-Lot Facilities Drainage Area Map	SMSDR0019.pdf
20	SWM Vault & Details	SMSDR020.pdf
20A	SWM Vault & Details	SMSDR020A.pdf
21	Details and Sections	SMSDR0021.pdf

Revision to SDSM accepted for DPS
Mary Fertig
August 30, 2022

ESE CONSULTANTS
ENGINEERING • PLANNING • SURVEYING • ENVIRONMENTAL
ESE Consultants, Inc.
7164 Columbia Gateway Drive • Suite 230 • Columbia, MD 21046
T: 410-872-9105

REVISED:	DATE:	REVISED:	DATE:
1. SITE PLAN #20170178 REVISIONS - GREYSWOOD ROAD, BLOCK A LOTS & SWM VALUITS REVISIONS	3/2022		

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.
Dawn Jorgenson
LICENSE NO. 07168
07/19/2025
EXPIRATION DATE



APPLICANT:
WCTL AMALYN LLC
c/o TOLL BROS., INC.
6731 COLUMBIA GATEWAY DRIVE, SUITE 120
COLUMBIA, MARYLAND 21046
ATTN: MR. MATT CAPECE
PHONE: 410-872-9105
FAX: 410-872-9141

MISS UTILITY NOTE
CALL "MISS UTILITY" AT 1-800-257-7777, FORTY-EIGHT (48) HOURS PRIOR TO THE START OF WORK. 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.

COVER
AMALYN BETHESDA
PARCEL N 495, PLAT 16552 L.34166 F. 342
ELECTION DISTRICT NO. 7 BETHESDA, MONTGOMERY COUNTY, MD
WSSC MAP 212NW07, GRID B4-6, C4-6
TAX MAP GP 342, GRID GP42

DATE:	MARCH 2022
DESIGN:	RAH/DEJ
DRAWN:	SNM
SCALE:	1" = 200'
JOB NO.:	3891.E0001
SHEET NO.:	01 OF 21