



**MONTGOMERY COUNTY, MARYLAND**  
 DEPARTMENT OF PUBLIC WORKS AND TRANSPORTATION  
 DEPARTMENT OF PERMITTING SERVICES

**SIGHT DISTANCE EVALUATION**

Facility/Subdivision Name: Sandy Spring Missing Middle Pilot Project Preliminary Plan Number: 1-20220050

Street Name: Skymeadow Way Master Plan Road Classification: Business District (B-26)

Posted Speed Limit: 25 mph

Street/Driveway #1 ( Exit/Entrance ) Street/Driveway #2 ( \_\_\_\_\_ )

Sight Distance (feet)	OK?	Sight Distance (feet)	OK?
Right <u>65</u>	<u>NO</u>	Right _____	_____
Left <u>190</u>	<u>NO</u>	Left _____	_____

Comments: \_\_\_\_\_  
Left limited by intersection  
Right limited by horizontal curve  
 \_\_\_\_\_  
 \_\_\_\_\_

**GUIDELINES**

Classification or Posted Speed (use higher value)	Required Sight Distance in Each Direction*
Tertiary - 25 mph	150'
Secondary - 30	200'
<b>Business - 30</b>	<b>200'</b>
Primary - 35	250'
Arterial - 40	325'
(45)	400'
Major - 50	475'
(55)	550'

Sight distance is measured from an eye height of 3.5' at a point on the centerline of the driveway (or side street) 6' back from the face of curb or edge of traveled way of the intersecting roadway where a point 2.75' above the road surface is visible. (See attached drawing)

\*Source: AASHTO

**ENGINEER/ SURVEYOR CERTIFICATE**

I hereby certify that this information is accurate and was collected in accordance with these guidelines.

*Aaron B. Long*                      03/04/2022  
 Signature                                      Date

31196  
 PLS/P.E. MD Reg. No.

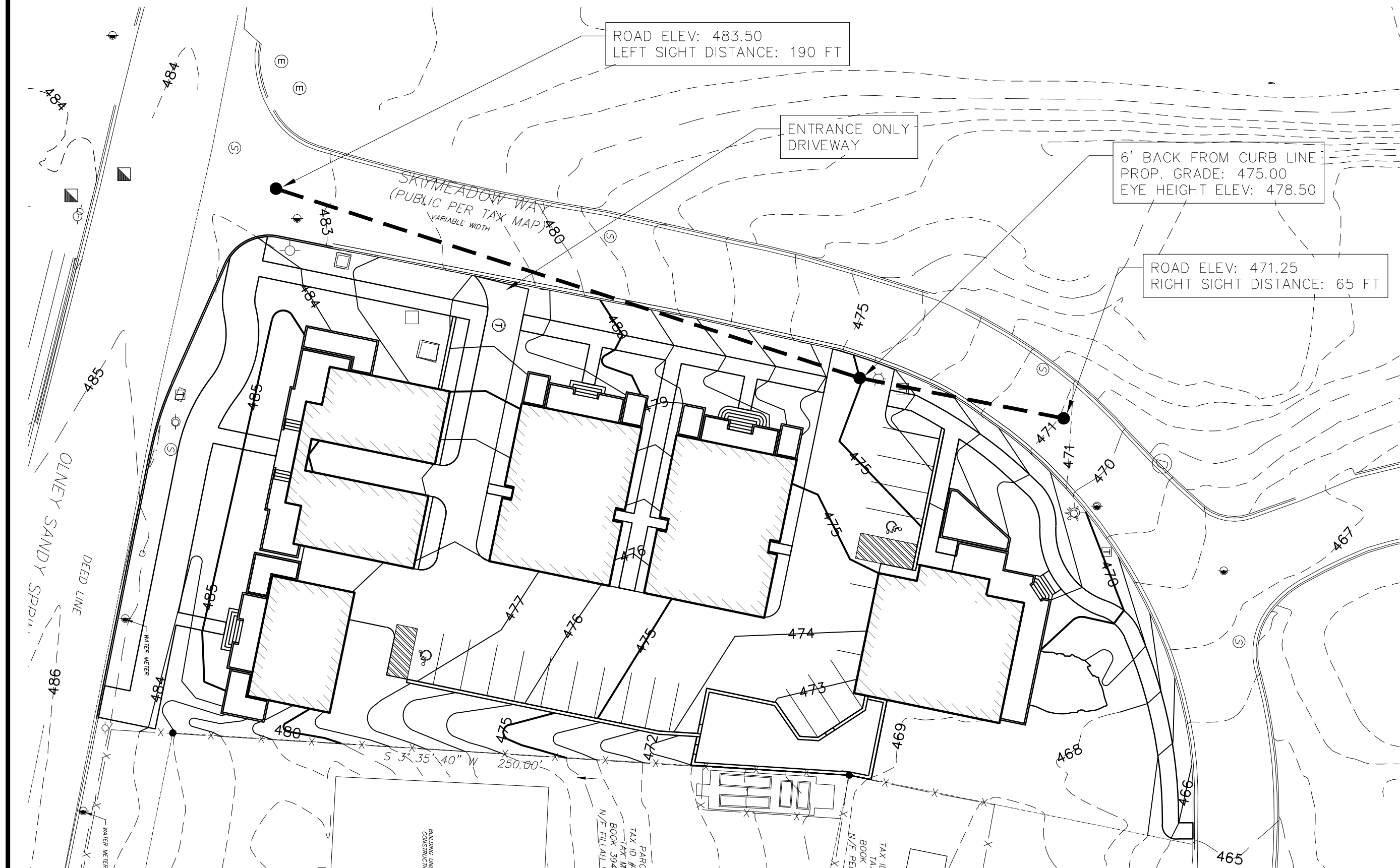
<b>Montgomery County Review:</b>	
<input type="checkbox"/>	Approved
<input type="checkbox"/>	Disapproved:
By:	_____
Date:	_____

ROAD ELEV: 483.50  
LEFT SIGHT DISTANCE: 190 FT

ENTRANCE ONLY  
DRIVEWAY

6' BACK FROM CURB LINE  
PROP. GRADE: 475.00  
EYE HEIGHT ELEV: 478.50

ROAD ELEV: 471.25  
RIGHT SIGHT DISTANCE: 65 FT



**SANDY SPRING  
MISSING MIDDLE PILOT  
PROJECT**  
17901 SKYMEADOW WAY  
SANDY SPRING, MD 20860

**OWNER**  
HOUSING OPPORTUNITIES COMMISSION  
10400 DETRICK AVENUE  
KENSINGTON, MD 20895  
CONTACT: JAY SHEPHERD, (240) 627-9437

MARK	DATE	DESCRIPTION

PROJECT NO: 20-0166.002  
SCALE: 1" = 30'  
DESIGNED BY: ASC  
DRAWN BY: ASC  
CHECKED BY: ABS

**SIGHT DISTANCE  
PLAN**

**SD-101**

