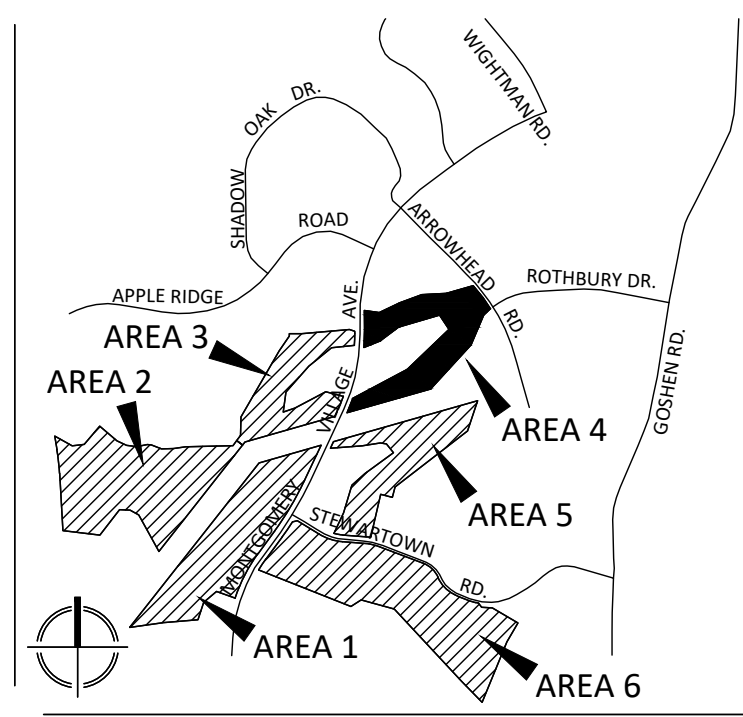


**PLAN LEGEND**

	PROPERTY LINES		PROPOSED WATER LINE		EXISTING GAS POLE		BUILDING HEIGHT MEASURING POINT
	EXISTING CABLE TELEVISION CONDUIT		PROPOSED SANITARY SEWER WITH STRUCTURE		EXISTING LIGHT POLE		PROPOSED BIKE RACKS
	EXISTING EDGE OF PAVEMENT		PROPOSED STORM DRAIN		EXISTING PHONE PEDESTAL		PROPOSED LIGHTS
	EXISTING FENCE LINE		PROPOSED STORM WATER EASEMENT		EXISTING PHONE MANHOLE		PROPOSED PEDESTRIAN LIGHTS
	EXISTING NATURAL GAS CONDUIT		PROPOSED LIMITS OF DISTURBANCE		EXISTING UTILITY POLE		PROPOSED PARKING LABELS
	EXISTING OVERHEAD WIRES		EXISTING SANITARY LABEL		EXISTING SANITARY MANHOLE		PROPOSED CONCRETE PATH
	EXISTING TELEPHONE CONDUIT		EXISTING STORM DRAIN MANHOLE		EXISTING TRAFFIC SIGNAL POLE		PROPOSED ASPHALT PATH
	EXISTING PUBLIC UTILITIES EASEMENTS		EXISTING ELECTRICAL JUNCTION BOX		EXISTING CABLE TELEVISION PEDESTAL		PROPOSED FIRE HYDRANT
	EXISTING SANITARY SEWER CONDUIT		EXISTING ELECTRICAL MANHOLE		EXISTING UNKNOWN UTILITY MANHOLE		DOOR LOCATION
	EXISTING STORM DRAIN CONDUIT		EXISTING FIRE DEPARTMENT CONNECTION		EXISTING BUILDING RESTRICTION LINE		PROPOSED SWM FACILITY
	EXISTING WATER CONDUIT		EXISTING GAS MANHOLE		EXISTING RIGHT-OF-WAY		PROPOSED SWM FACILITY WITH CHEEK WALL AND CURB CUT
	EXISTING ZONE LIMITS						PROPOSED RETAINING WALL
	STREAM VALLEY BUFFER						PROPOSED STORM DRAIN
	100 YEAR FLOODPLAIN						PROPOSED MAIL BOX
	100 YEAR FLOODPLAIN BUFFER						
	520						
	524						



**VICINITY MAP**  
SCALE: 1" = 2000'



**PREPARED FOR:**  
USL2 MR  
MONTGOMERY VILLAGE BUSINESS TRUST  
c/o MONUMENT REALTY  
750 17th STREET, NW, SUITE 1100  
WASHINGTON, DC 20006  
202.777.2010  
RUSSELL HINES

**DESIGN CONSULTANTS**

**ARCHITECTS**  
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SILVER SPRING, MD 20910  
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**TRAFFIC ENGINEER**  
WELLS + ASSOCIATES  
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KEVIN BERGER

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JOSH SLOAN

**CIVIL ENGINEER**  
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GERMANTOWN MD, 20874  
301.916.4100  
MIKE GOODMAN

REVISIONS	DATE
DRC COMMENTS	08/09/17
REVIEWERS	08/31/17
COMMENTS	

PROFESSIONAL SEAL

STATE OF MARYLAND  
LANDSCAPE ARCHITECT

HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED REGISTERED LANDSCAPE ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.  
NAME: JOSHUA SLOAN, P.L.A. #1634  
LICENSE NUMBER: 1215  
EXPIRATION DATE: 12/31/2018

**BLOOM MV AREA I-VI**  
9TH ELECTION DISTRICT  
MONTGOMERY COUNTY, MARYLAND  
WSSC GRID: 227N009  
TAX MAP: FU342  
SP# 820170130

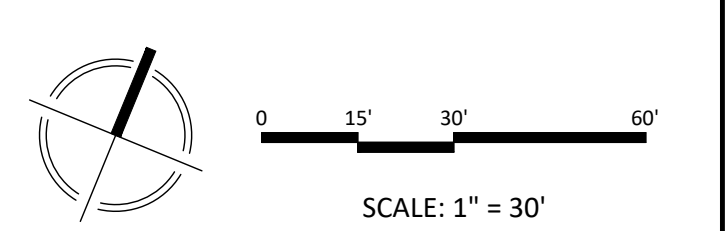
**AREA 4 DETAILED LANDSCAPE PLAN**

**DEVELOPER'S CERTIFICATE**  
The undersigned agrees to execute all the features of the Site Plan Approval No. 820170130, including Approval Conditions, Development Program, and Certified Site Plan.

Developer's Name: USL2 MR Montgomery Village Business Trust  
Contact Person: Russell Hines  
Address: 2200 K Street, NW, Suite 600, Washington, DC 20006  
Phone: 202.777.2010  
Signature: \_\_\_\_\_ Date: \_\_\_\_\_

**DRAWN BY:** PJS  
**DESIGNED BY:** DLK - JS - SCM  
**DATE ISSUED:** May 5, 2017  
**VIKA PROJECT:** VM1920  
**DRAWING NO.:**  
**SHEET NO.:** LA-16

NOTE: SCHEMATIC DESIGN FOR ENTITLEMENT ONLY.  
NOT FOR CONSTRUCTION OR BIDDING PURPOSES.



MATCHLINE SEE SHEET LA-18 AREA 4

MATCHLINE SEE SHEET LA-17 AREA 4