

# WESTWOOD SHOPPING CENTER

7TH ELECTION DISTRICT  
BETHESDA, MARYLAND

Applicant / Owner:  
Equity One (Northeast Portfolio) LLC  
c/o Regency Centers, L.P.

**Regency  
Centers.**

1919 Gallows Road, Suite 1000  
Vienna, VA 22182  
703-442-4302  
Sam Steibel

**EYA**

Residential Developer:  
The Neighborhoods of EYA  
4800 Hampden Lane, Suite 300  
Bethesda, MD 20814  
301-634-8600  
Jack Lester

**LINOWES  
AND BLOCHER LLP**  
ATTORNEYS AT LAW

Attorney:  
Linowes and Blocher LLP  
7200 Wisconsin Avenue, Suite 800  
Bethesda, MD 20814  
301-654-0504  
Erin Girard

**J•B•A**  
Johnson • Bernat • Associates, Inc.

Civil Engineer:  
Johnson Bernat Associates, Inc.  
205 N. Frederick Avenue, Suite 100  
Gaithersburg, MD 20877  
301-953-1133  
Kevin Johnson

**mv+a**

Architect:  
Mushinsky Voztke Associates | MV+A  
1200 G Street, NW, Suite 250  
Washington, DC 20005  
202-682-2822  
Jim Voztke

**LandDesign**

Landscape Architect:  
LandDesign  
200 South Peyton Street  
Alexandria, VA 22314  
703.594.7784  
Gabriela Canamar



Traffic Consultant:  
Wells + Associates  
8730 Georgia Avenue, Suite 200  
Silver Spring, MD 20910  
301-971-3415  
Nancy Randall

**PRELIMINARY PLAN NO.  
120170170**

## STORMWATER MANAGEMENT CONCEPT PLAN

MAY 14, 2018

DRAWN BY: AMB CHECKED BY: KJJ

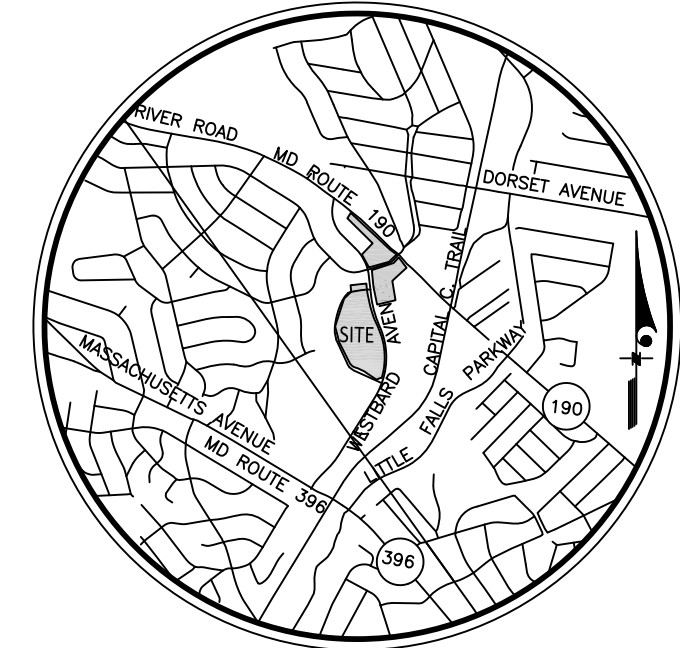
REV. ISSUE DATE

REV.	ISSUE	DATE

DRAWING  
STAMP

SHEET  
NUMBER

**SWM-1**



VICINITY MAP  
1"=2000'

### SITE DATA:

TRACT AREAS:	1.01 ACRES
PARCEL 360	11.68 ACRES
LOT A-E	12.40 ACRES
TOTAL	25.09 ACRES

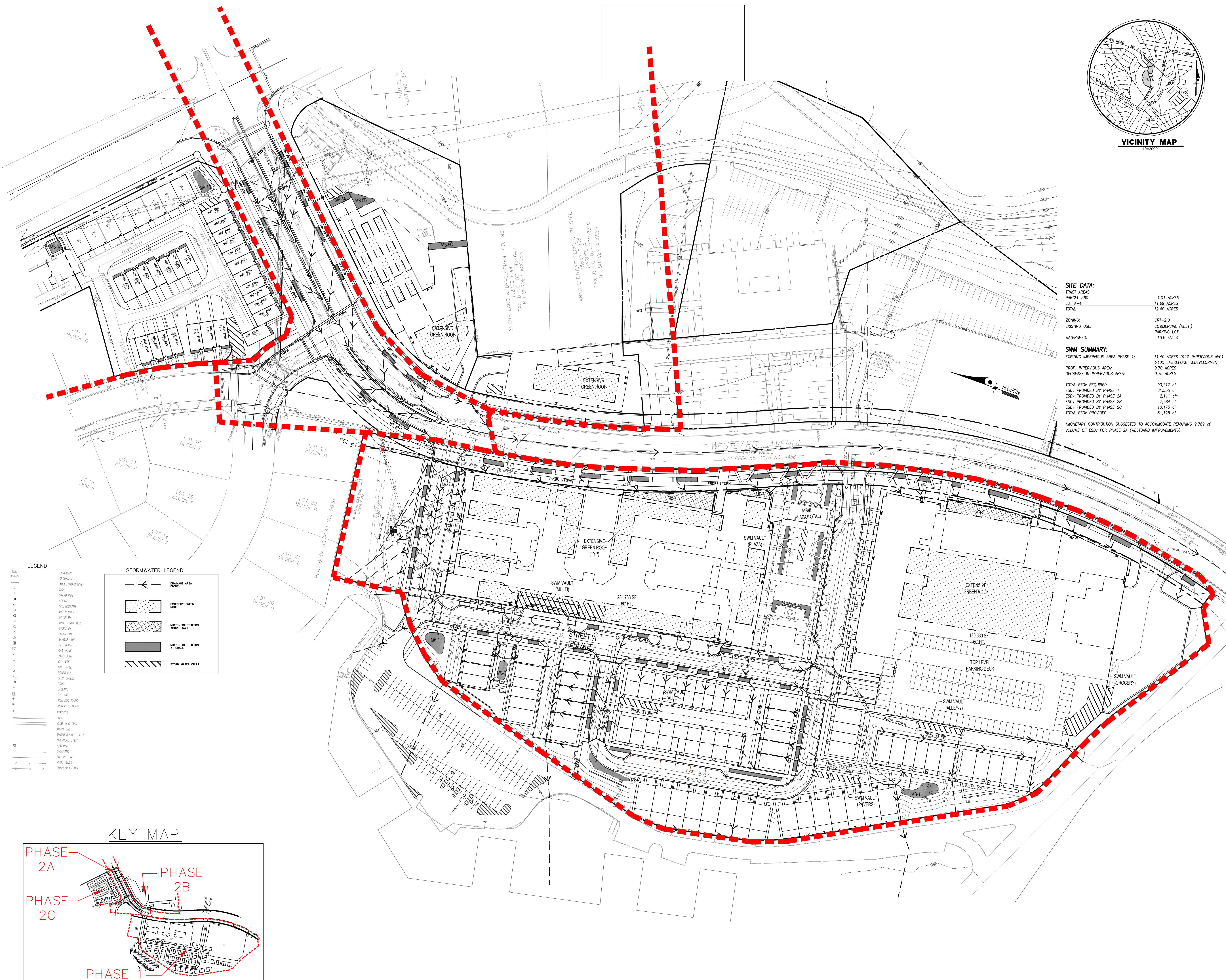
ZONING: CRT-2.0  
EXISTING USE: COMMERCIAL (REST.)  
PARKING LOT  
WATERSHED: LITTLE FALLS

**SWM SUMMARY:**

EXISTING IMPERVIOUS AREA PHASE 1:	11.40 ACRES (82% IMPERVIOUS AV)
PROJ. IMPERVIOUS AREA	>40% THEREFORE REDEVELOPMENT
DECREASE IN IMPERVIOUS AREA:	9.70 ACRES
	0.79 ACRES

TOTAL ESDV REQUIRED: 90,217 cf  
ESDV PROVIDED BY PHASE 1: 61,555 cf  
ESDV PROVIDED BY PHASE 2A: 2,111 cf  
ESDV PROVIDED BY PHASE 2B: 7,294 cf  
ESDV PROVIDED BY PHASE 2C: 10,175 cf  
TOTAL ESDV PROVIDED: 81,125 cf

\*MONETARY CONTRIBUTION SUGGESTED TO ACCOMMODATE REMAINING 9,789 cf OF VOLUME OF ESDV FOR PHASE 2A (WESTBARD IMPROVEMENTS)



**LEGEND**

- SEWER
- WATER
- STREET
- DRIVEWAY
- OVERHEAD UTILITY
- WALKWAY
- CONCRETE
- ASPHALT
- GRAVEL
- DIRT
- WOOD FENCE
- CHAIN LINK FENCE

**STORMWATER LEGEND**

←	DRAINAGE AREA
[Pattern]	EXTENSIVE GREEN ROOF
[Pattern]	MISC. RETENTION AT GRADE
[Pattern]	MISC. RETENTION AT GRADE
[Pattern]	STORM WATER VAULT

**KEY MAP**

