

Plat Name: Wheel of Fortune

Plat #: 220090390

Location: Located on the north side of Montrose Road at the intersection with Park Potomac Avenue

Master Plan: Potomac

Plat Details: O-M and I-3 zones; 2 parcels
Community Water, Community Sewer

Applicant: Park Potomac Development, LLC

The record plat has been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Record Plat Review Sheet. Staff has determined that the record plat complies with Preliminary Plan No. 12003029A (MCPB Resolution 07-160 dated October 2, 2007) and with Site Plan No. 82004015B (MCPB Resolution 07-159 dated September 19, 2007), as approved by the Board, and that any minor modifications on the plat do not alter the intent of the Board's previous approval the aforesaid plans.

RECORD PLAT REVIEW SHEET

Plat Name: Wheel of Fortune Plat Number: 220090390
 Plan Name: Fortune Parc Plan Number: 12003029A
 Plat Submission Date: 9-3-08
 DRD Plat Reviewer: S. Smith
 DRD Prelim Plan Reviewer: R. Weaver Checked: RAW Date: 12/6/09

Initial DRD Review:

Signed Preliminary Plan - Date 7/25/08 Checked: Initial SJS Date 9/30/08
 Planning Board Opinion - Date 10/2/07 Checked: Initial SJS Date 9/30/08
 Site Plan Req'd for Development? Yes No Verified By: SJS (initial)
 Site Plan Name: Fortune Parc Site Plan Number: 82004015B
 Planning Board Opinion - Date 9-19-07 Checked: Initial SJS Date 9/20/08
 Site Plan Signature Set - Date 11-8-07 Checked: Initial SJS Date 10-1-08
 Site Plan Reviewer Plat Approval: Checked: Initial _____ Date _____

Review Items: Lot # & Layout Lot Area Zoning ok Bearings & Distances ok
 Coordinates Plan # Road/Alley Widths ok Easements ok Open Space N/A
 Non-standard BRLs N/A Adjoining Land Vicinity Map Septic/Wells N/A
 TDR note N/A Child Lot note N/A Surveyor Cert Owner Cert Tax Map

| Agency Reviews Req'd | Reviewer | Date Sent | Due Date | Date Rec'd | Comments |
|----------------------|---------------------|------------------|----------------|----------------|---------------------|
| Environment | <u>D. Johnson</u> | <u>9/10/2008</u> | <u>9/26/08</u> | <u>9/24/08</u> | <u>No REVISIONS</u> |
| Research | <u>Bobby Fleury</u> | ↓ | ↓ | <u>9-11-08</u> | <u>OK</u> |
| SHA | <u>Doug Mills</u> | ↓ | ↓ | _____ | _____ |
| PEPCO | <u>Steve Baxter</u> | ↓ | ↓ | _____ | _____ |
| Parks | <u>Doug Powell</u> | ↓ | ↓ | <u>9/23/08</u> | <u>No Comments</u> |
| DRD | <u>Nellie Carey</u> | ↓ | ↓ | _____ | _____ |

Final DRD Review:

DRD Review Complete: _____
 (All comments rec'd and incorporated into mark-up)
 Engineer Notified (Pick up Mark-up): _____
 Final Mylar w/Mark-up & PDF Rec'd: _____

| | |
|------------|----------------|
| Initial | Date |
| <u>SJS</u> | <u>2/26/09</u> |
| <u>SJS</u> | <u>1/22/09</u> |
| <u>SJS</u> | <u>2/11/09</u> |

Board Approval of Plat:

Plat Agenda: _____
 Planning Board Approval: _____
 Chairman's Signature: _____

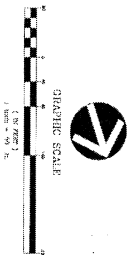
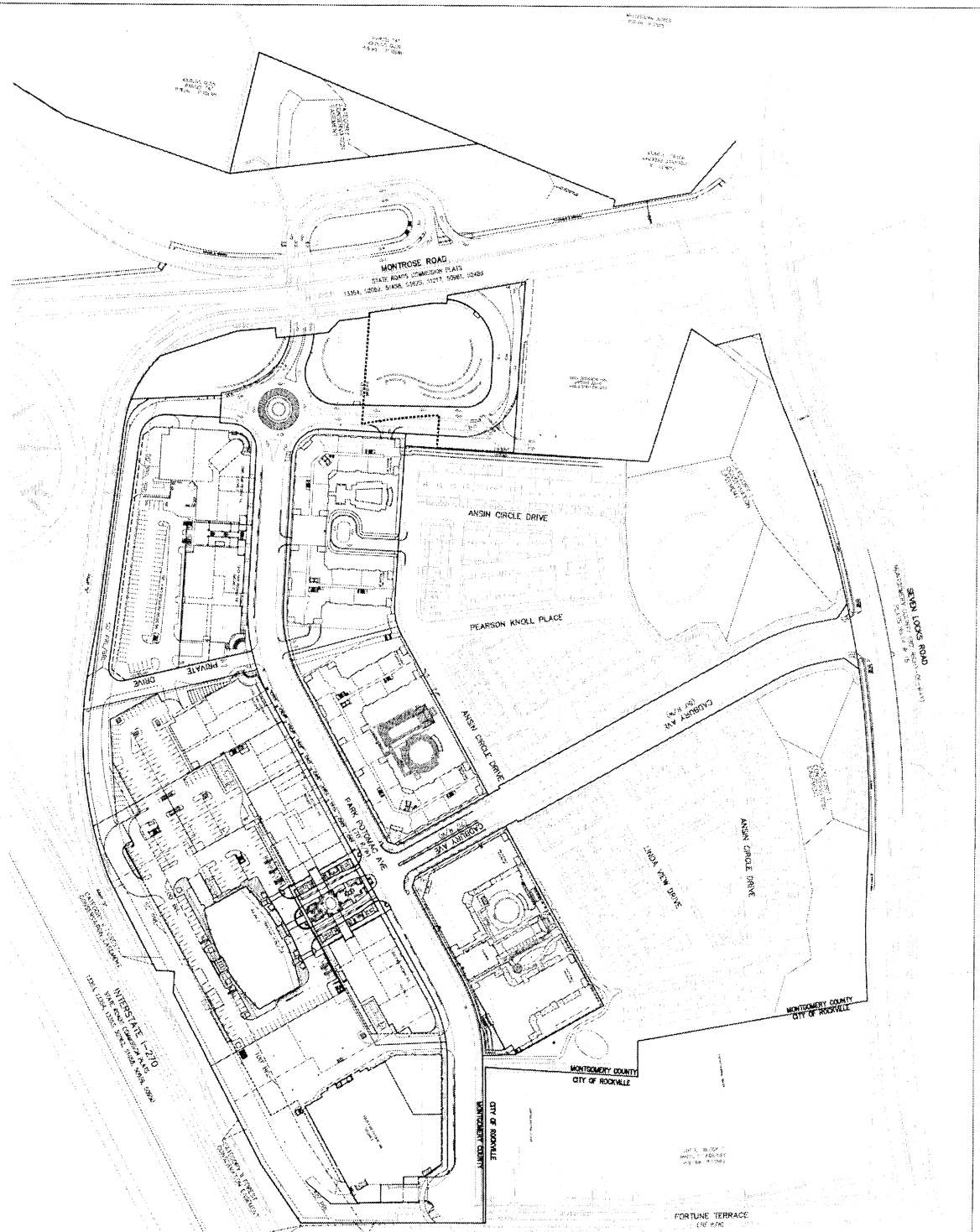
DPS Approval of Plat:

Engineer Pick-up for DPS Signature: _____
 Final Mylar for Reproduction Rec'd: _____

Plat Reproduction:

Addressing: _____
 File Card Update: _____
 Final Zoning Book Check: _____
 Update Address Books with Plat #: _____
 Update Green Books for Resubdivision: _____
 Notify Engineer to Seal Plats: _____
 Engineer Seal Complete: _____
 Complete Reproduction: _____
 Sent to Courthouse for Recordation: _____

No. _____



DEVELOPER'S CERTIFICATE
 I, the undersigned, hereby certify that the information provided herein is true and correct to the best of my knowledge and belief, and that I am the owner of the property described herein.
 Signature: _____
 Title: _____
 Date: _____

MUNICIPAL APPROVAL STAMP
 City of Rockville
 Planning Department
 Approved by: _____
 Date: _____



COMPOSITE SITE PLAN

PARK POTOMAC SITE PLAN
MULTI FAMILY/COMMERCIAL
 PARCELS 1, 6, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100
 BLOCK 11
 4TH ELECTION DISTRICT
 MONTGOMERY COUNTY, MARYLAND

VIA
 ENGINEER: _____
 ARCHITECT: _____
 SURVEYOR: _____
 DATE: _____