



**MONTGOMERY COUNTY PLANNING DEPARTMENT**  
THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION


**MCPB**  
**Item # 1B**  
**9-12-2013**

**MEMORANDUM**

**DATE:** September 3, 2013

**TO:** Montgomery County Planning Board

**VIA:** Catherine Conlon, Supervisor  
D.A.R.C. Division  
(301) 495-4542

**FROM:** Stephen Smith, Senior Planner   
D.A.R.C. Division  
(301) 495-4522

**SUBJECT:** Informational Maps and Summary of Record Plats for the Planning Board  
Agenda for September 12, 2013

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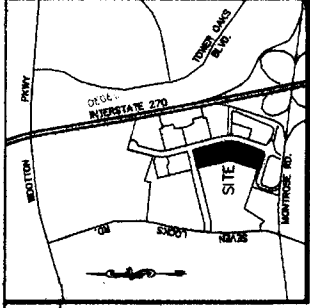
The following record plats are recommended for APPROVAL, subject to the appropriate conditions of approval of the preliminary plan and site plan, if applicable, and conditioned on conformance with all requirements of Chapter 50 of the Montgomery County Code. Attached are specific recommendations and copies of plan drawings for the record plat. The following plats are included:

220130880 **Wheel of Fortune**  
220131130 **Woodmont**  
220131230 **Knowles Estates**  
220131490 **Country Club Village – Wynkoop Estates**

**Plat Name: Wheel of Fortune**  
**Plat #: 220130880**

**Location:** Located in the southwest quadrant of the intersection of Cadbury Avenue and Park Potomac Avenue  
**Master Plan:** Potomac Subregion Master Plan  
**Plat Details:** I-3 zone; 2 parcels  
Community Water, Community Sewer  
**Owner:** Park Potomac Condominiums 3, LLC et al

The subdivision plat has been reviewed by M-NCPPC staff as documented on the attached Plat Review Checklist. Staff has determined that the plat complies with Preliminary Plan No. 12003029A (MCPB Resolution No. 07-160) and with Site Plan No. 82004015I (Certified Site Plan dated August 29, 2013), as approved by the Board, and that any minor modifications reflected on the plat do not alter the intent of the Board's previous approval of the aforesaid plans.



TOP TABULATIONS			
NO.	TITLE/EMEND.	TOTAL AREA OF TRANSMISSION	TOTAL
1	20-773	6,054.04	1
2	10-3795-10-071	14,000.00	2
3	10-3795-10-071	14,000.00	2
4	10-3795-10-071	14,000.00	2
5	10-3795-10-071	14,000.00	2
6	10-3795-10-071	14,000.00	2
7	10-3795-10-071	14,000.00	2
8	10-3795-10-071	14,000.00	2
9	10-3795-10-071	14,000.00	2
10	10-3795-10-071	14,000.00	2
11	10-3795-10-071	14,000.00	2
12	10-3795-10-071	14,000.00	2
13	10-3795-10-071	14,000.00	2
14	10-3795-10-071	14,000.00	2
15	10-3795-10-071	14,000.00	2
16	10-3795-10-071	14,000.00	2
17	10-3795-10-071	14,000.00	2
18	10-3795-10-071	14,000.00	2
19	10-3795-10-071	14,000.00	2
20	10-3795-10-071	14,000.00	2
21	10-3795-10-071	14,000.00	2
22	10-3795-10-071	14,000.00	2
23	10-3795-10-071	14,000.00	2
24	10-3795-10-071	14,000.00	2
25	10-3795-10-071	14,000.00	2
26	10-3795-10-071	14,000.00	2
27	10-3795-10-071	14,000.00	2
28	10-3795-10-071	14,000.00	2
29	10-3795-10-071	14,000.00	2
30	10-3795-10-071	14,000.00	2
31	10-3795-10-071	14,000.00	2
32	10-3795-10-071	14,000.00	2
33	10-3795-10-071	14,000.00	2
34	10-3795-10-071	14,000.00	2
35	10-3795-10-071	14,000.00	2
36	10-3795-10-071	14,000.00	2
37	10-3795-10-071	14,000.00	2
38	10-3795-10-071	14,000.00	2
39	10-3795-10-071	14,000.00	2
40	10-3795-10-071	14,000.00	2

**CADBURY AVENUE**  
70' WIDE RIGHT-OF-WAY  
PLAT NO. 23029

**ANSIN CIRCLE DRIVE**  
PRIVATE STREET  
PLAT NO. 23032

**PARCEL KK**  
87,319 SQ. FT. OR  
2.00457 ACRES

**PARK POTOMAC AVENUE**  
70' WIDE RIGHT-OF-WAY  
PLAT NOS. 23028 & 23030

**PARCEL LL**  
89,984 SQ. FT. OR  
2.06538 ACRES

PLAT NO.

PLAT NO.

PLAT NO.

PLAT NO.

PLAT NO.

**OWNER'S CERTIFICATE**  
I, the undersigned, owner of the property shown and described herein, hereby certify that the plan of subdivision and the information contained therein are true and correct and that I have no knowledge of any other person claiming an interest in the property shown and described herein.

**SURVEYOR'S CERTIFICATE**  
I, the undersigned, a duly licensed professional surveyor, hereby certify that I have personally examined the plan of subdivision and the information contained therein and that I believe the same to be true and correct and that I have no knowledge of any other person claiming an interest in the property shown and described herein.

**NOTARIES**  
I, the undersigned, a duly licensed notary public, hereby certify that I have personally examined the plan of subdivision and the information contained therein and that I believe the same to be true and correct and that I have no knowledge of any other person claiming an interest in the property shown and described herein.

**NOTARIES**  
I, the undersigned, a duly licensed notary public, hereby certify that I have personally examined the plan of subdivision and the information contained therein and that I believe the same to be true and correct and that I have no knowledge of any other person claiming an interest in the property shown and described herein.

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**SUBDIVISION RECORD PLAT**  
**PARCELS "KK" AND "LL", BLOCK "H" WHEEL OF FORTUNE**  
BEING A RESUBDIVISION OF LOTS PARCELS J, J AND K, BLOCK H ROCKVILLE (4TH) ELECTION, DISTRICT MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 50' DATE: JULY 11, 2013

**FOR PUBLIC WATER AND SEWER ONLY**  
MARYLAND NATIONAL CAPITAL PARK & PLANNING COMMISSION  
MONTGOMERY COUNTY PLANNING BOARD

**APPROVED:**  
CHAIRMAN  
ASST. SECRETARY

**DEPARTMENT OF PERMITTING SERVICES**  
MONTGOMERY COUNTY, MARYLAND

**APPROVED:**  
DIRECTOR

**DATE:** 7-11-13

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# RECORD PLAT REVIEW SHEET

Plat Name: Wheel of Fortune Plat Number: 220130880  
 Plan Name: Park Potomac Plan Number: 12003029A  
 Plat Submission Date: 12/5/2012  
 DRD Plat Reviewer: W. Meyer  
 DRD Prelim Plan Reviewer: R. Weaver Checked: WM Date 1/10/13

## Background Review:

Signed Preliminary Plan - Date 7/25/08 Checked: Initial WM Date 1/10/13  
 Planning Board Resolution No. 07-160 Resolution Mailing Date 4/30/08  
 Site Plan Required? Yes  No  Verified By: (WM) (initial)  
 Site Plan Name: Park Potomac Site Plan Number: 82004015F  
 Site Plan Signature Set - Date 8-29-13 Checked: Initial SD Date 8-30-2013  
 Planning Board Resolution No. 12-90  
 Site Plan Reviewer Check: Initial WM Date 1/10/12

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

Agency Reviews	Reviewer	Date Sent	Due Date	Date Rec'd	Comments
Environment	<u>Evelyn Gibson</u>	<u>5/12</u>	<u>12/21/12</u>	<u>12/6/12</u>	<u>Comment on Capt</u>
Research	<u>Bobby Fleury</u>			<u>12/10/12</u>	<u>OIS</u>
SHA	<u>Corren Giles</u>				
PEPCO					
Parks	<u>Doug Powell</u>				
DRD	<u>Kelona Clark</u>				

## Final DRD Review:

Consultant Notified (Final Mark-up): Initial WM Date 5/22/13  
 Final Mylar & DXF/DWG Received: Initial WM Date 8/30/13  
 Final Mylar Review Complete: Initial WM Date 9/3/13

## Board Approval of Plat:

Plat Agenda: Initial WM Date 9/12/13

Planning Board Approval: \_\_\_\_\_

Chairman's Signature: \_\_\_\_\_

## MCDPS Approval of Plat:

Consultant 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 Plat Books for Rest. Division: \_\_\_\_\_

Complete Reproduction: \_\_\_\_\_

Notify Consultant to Seal Plats: \_\_\_\_\_

Surveyor's Seal Complete: \_\_\_\_\_

Sent to Courthouse for Recordation: \_\_\_\_\_

Recordation Info Entered in o Hansen: \_\_\_\_\_

No. \_\_\_\_\_



