

PLAT NO. 220081590

Shaare Tefila Congregation

Located on the west side of Georgia Avenue (MD 97), 375 feet south of Tavenner Court
R-200 zone, 1 lot

Community Water, Community Sewer

Master Plan Area: Olney

Trustees of Shaare Tefila, Applicant

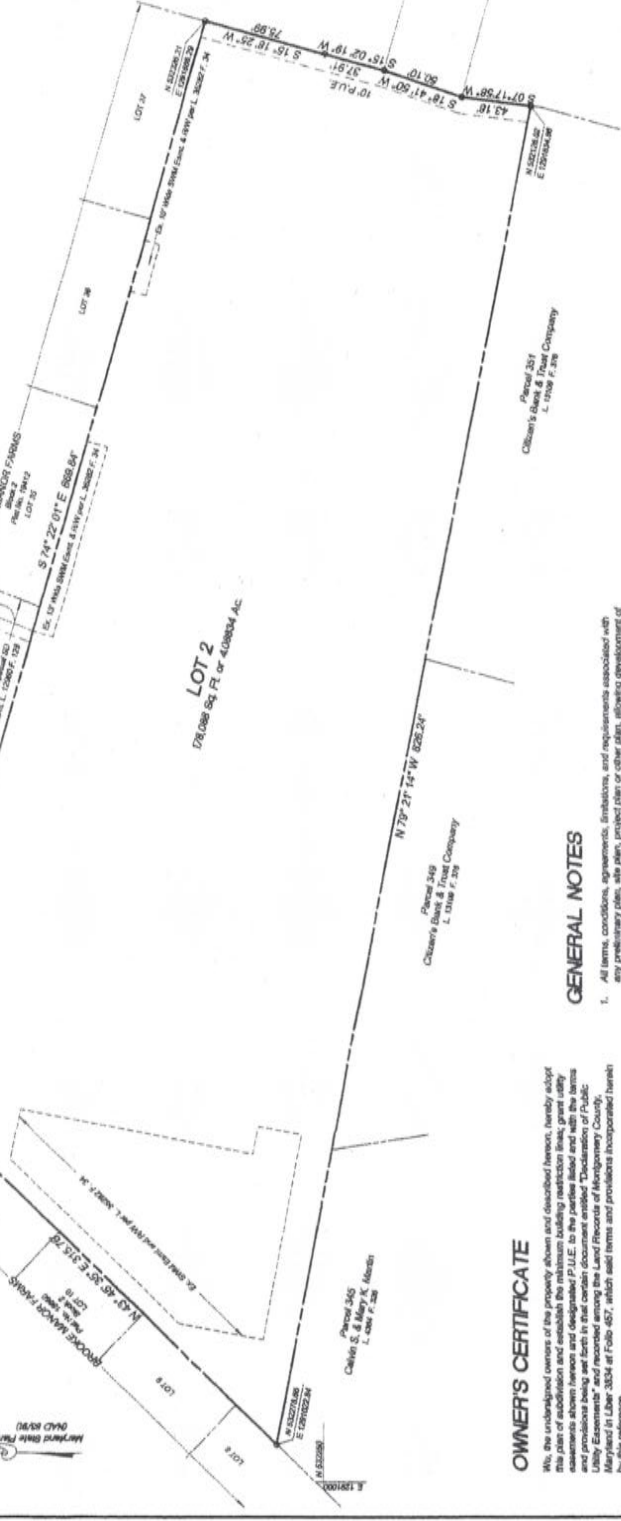
The record plat has been reviewed by M-NCPPC staff and other applicable agencies as documented on the attached Record Plat Review Sheet. Staff has determined that the record plat complies with Preliminary Plan No. 120060560 (MCPB Resolution 06-109 dated January 17, 2007), as approved by the Board, and that any minor modifications on the plat do not alter the intent of the Board's previous approval the aforesaid plan.



VICINITY MAP
SCALE: 1"=500'

PLAT NO.
E 129177

PLAT TABULATION
Number of Lots: 1
Area of Subdivision: 4.08834 Ac.
Area of Dedication: 0
Total Area Shown on Plat: 4.08834 Ac.



OWNER'S CERTIFICATE

We, the undersigned owners of the property shown and described hereon, hereby adopt this plan of subdivision and establish the minimum building restriction lines, street utility lines, and other lines and conditions shown hereon, and we agree to be bound by the terms and provisions hereof and to defend and hold harmless the Surveyor, the Planning Board and the Board of Public Works of Montgomery County, Maryland in Liber 3034 of Folio 457, which said terms and provisions incorporated herein by this reference.

As the owners of this subdivision, we, our successors and assigns, shall cause property corner markers to be set by a registered Maryland land surveyor, in accordance with Section 20-24 (a) (2) of the Montgomery County Code.

There are no suits, actions at law, leases, liens, mortgages or trusts affecting the property shown hereon, except certain debts of, and, the parties in interest hereto have hereto indicated their assent.

BY: TRUSTEES OF SHAARE TEFLA

5/19/08 *John Miller* John Miller, Trustee
5/19/08 *John Miller* John Miller, Trustee
5/19/08 *John Miller* John Miller, Trustee
5/19/08 *John Miller* John Miller, Trustee
5/19/08 *John Miller* John Miller, Trustee

GENERAL NOTES

- All terms, conditions, agreements, covenants, and requirements associated with any other plat, or any other plat, which are incorporated by reference into this plat, shall survive and not be extinguished by the incorporation of this plat, unless expressly contemplated by the plan as approved. The official public files for any plat shall be maintained in the Planning Board and available for public review during normal business hours.
- This subdivision record plat is not intended to show any matter affecting the title to the property, but is intended to replace an examination of the title to the property. The subdivision record plat is not intended to replace an examination of the title to the property, but is intended to replace an examination of the title to the property.
- The property shown hereon is identified on Tax Map G-01 H-543 (G-01 H-543).
- This lot shown hereon is limited to the uses and conditions as required by the Preliminary Plan No. 1200005500. Any proposed changes will require further Planning Board review and approval.
- There is no 100 Year Flood Plain affecting this property.
- This lot shown hereon is zoned R-200.
- All existing and proposed development on this property is subject to the standards under Montgomery County Zoning Ordinance, R-200 Zoning Classification.
- The approval of this plat is predicated on the adequacy and availability of public water and sewer.
- The property shown hereon is subject to the requirements of Montgomery County Forest Conservation Law Chapter 22A, including approval of Final Forest Conservation Plan and appropriate agreement prior to issuance of a subdivision control permit.
- This subdivision plat replaces Plat No. 20776, which was erroneously recorded in Montgomery County, Maryland on January 22, 2006 without authorization of M-NCPPC.

SURVEYOR'S CERTIFICATE

I hereby certify that the plan shown hereon is correct to the best of my professional knowledge, belief and information and that the lot shown hereon is a subdivision of all the lands conveyed to Trustees of Shaare Tefila by Galle Shearman by deed dated September 15, 2003 and recorded in the Records of Montgomery County, Maryland in Liber 282841 of Folio 132.

I further certify that once engaged as described in the Owner's Certificate hereon, all property corner markers shown thereon "O" will be set as shown on the plat and in accordance with the provisions of Section 20-24 (a) (2) of the Montgomery County Code.

The total area of this plat is 178,088 square feet or 4.08834 acres of land, more or less as calculated to public use.

David R. Schreier 5-16-08
David R. Schreier
Professional Land Surveyor
Md. Reg. No. 11015



RECORDED: _____
PLAT NO.: _____

APPROVED: _____
DIRECTOR

APPROVED: _____
ASST. SECRETARY/TREASURER

20-8159 MARYLAND NATIONAL CAPITAL PARK AND PLANNING COMMISSION
MONTGOMERY COUNTY PLANNING BOARD

MONTGOMERY COUNTY, MARYLAND
DEPARTMENT OF PERMITTING SERVICES

SHAARE TEFLA CONGREGATION
ELECTION DISTRICT NO. 8
MONTGOMERY COUNTY, MARYLAND
SCALE: 1"=50' MAY, 2008
A. MORTON THOMAS AND ASSOCIATES, INC.
CONSULTING ENGINEERS
12750 THRESHOOK PARKWAY, ROCKVILLE, MARYLAND 20852
301-981-2545 (TELE) 301-981-0841 (FAX)
AMT NO. 895-095-0085

RECORD PLAT REVIEW SHEET

Plat Name: Shaare Tefila Congregation Plat Number: 220081590
 Plan Name: Shaare Tefila Congregation Plan Number: 120060560
 Plat Submission Date: 4-9-08
 DRD Plat Reviewer: S. Smith
 DRD Prelim Plan Reviewer: C. Conlan Checked: CAC Date 5/14/08

Initial DRD Review:

Signed Preliminary Plan – Date 2/13/07 Checked: Initial SJS Date 5/13/08
 Planning Board Opinion – Date 1/07 Checked: Initial SJS Date 5-13-08
 Site Plan Req'd for Development? Yes No Verified By: SJS (initial)
 Site Plan Name: _____ Site Plan Number: _____
 Planning Board Opinion – Date _____ Checked: Initial _____ Date _____
 Site Plan Signature Set – Date _____ Checked: Initial _____ Date _____
 Site Plan Reviewer Plat Approval: Checked: Initial _____ Date _____

Review Items: Lot # & Layout Lot Area Zoning Bearings & Distances
 Coordinates Plan # Road/Alley Widths 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>A. Lindsey</u>	<u>4-9-08</u>	<u>4-23-08</u>	<u>4-11-08</u>	<u>No Revisions</u>
Research	<u>Bobby Fleury</u>	<u>↓</u>	<u>↓</u>	<u>4-15-08</u>	<u>OK</u>
SHA	<u>Doug Mills</u>	<u>↓</u>	<u>↓</u>	<u>—</u>	<u>—</u>
PEPCO	<u>Steve Baxter</u>	<u>↓</u>	<u>↓</u>	<u>—</u>	<u>—</u>
Parks	<u>Doug Powell</u>	<u>↓</u>	<u>↓</u>	<u>—</u>	<u>—</u>
DRD	<u>Nellie Carey</u>	<u>↓</u>	<u>↓</u>	<u>4-11-08</u>	<u>OK</u>

Final DRD Review:

DRD Review Complete: Initial SJS Date 6-5-08
 (All comments rec'd and incorporated into mark-up)
 Engineer Notified (Pick up Mark-up): SJS 5/13/08
 Final Mylar w/Mark-up & PDF Rec'd: SJS 5-27-08

Board Approval of Plat:

Plat Agenda: SJS 6-19-08
 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. _____

