



Civil Engineers
Land Planners
Landscape Architects
Land Surveyors

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OWNER/DEVELOPER:

KRE PROPERTY OWNER, LLC
C/O DONOHOE DEVELOPMENT CO.
7101 WISCONSIN AVENUE
SUITE 700
BETHESDA, MD 20814



Table with 3 columns: NO., DESCRIPTION, DATE. Contains revision information.

TAX MAP HM343 WSSC 207N004

PLAT 9126

7TH ELECTION DISTRICT
MONTGOMERY COUNTY
MARYLAND

LOT 21
BLOCK 1
FRIENDSHIP HEIGHTS

PROJ. MGR PGL

DRAWN BY PGL

SCALE AS SHOWN

DATE 09.23.2021

SKETCH PLAN

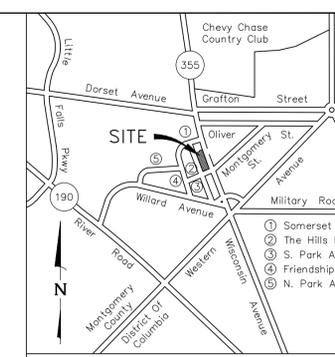
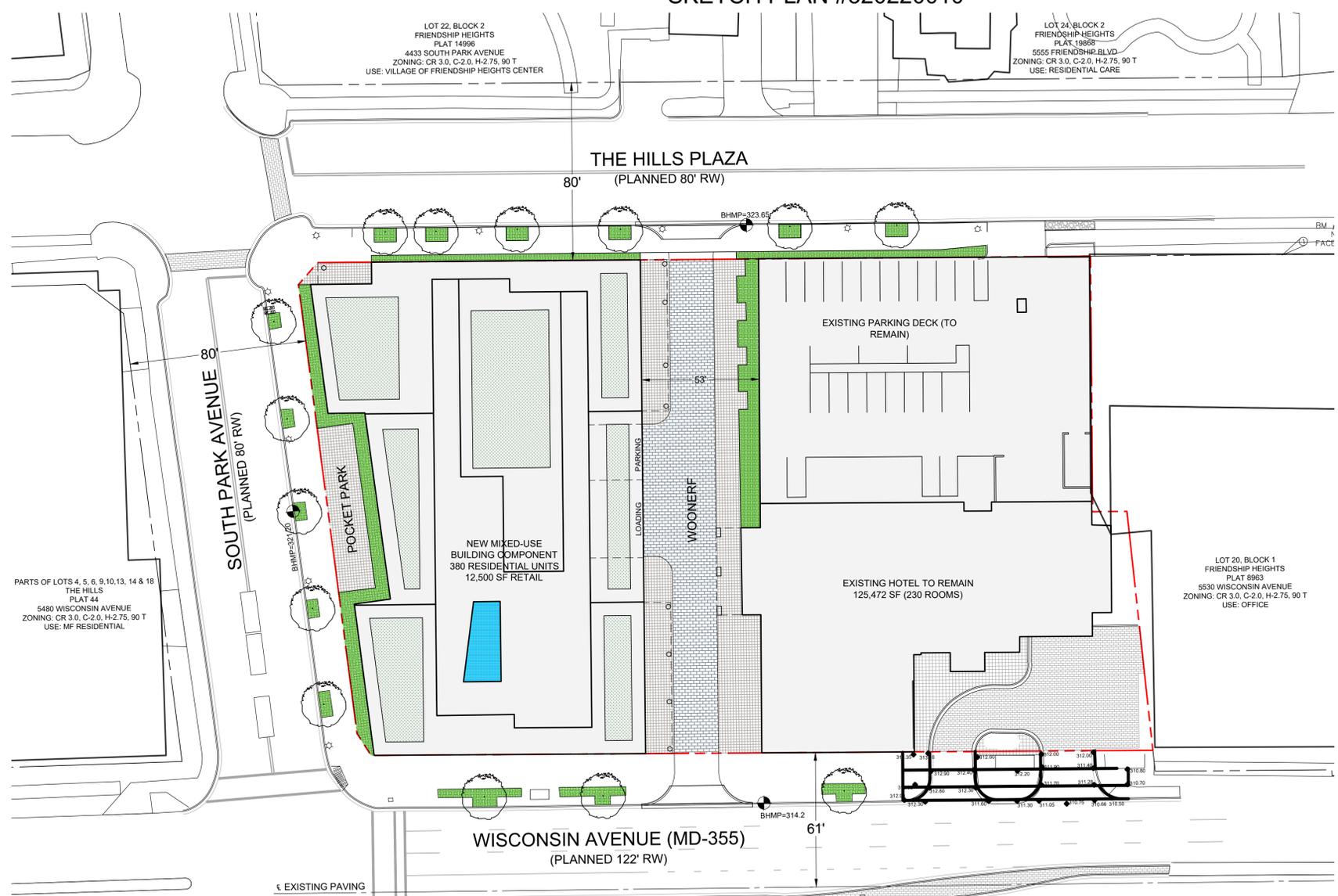
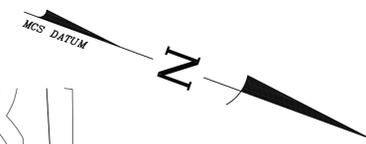
SK-000

PROJECT NO. 04.242.31

SHEET NO. 1 OF 1

5500 WISCONSIN AVENUE

SKETCH PLAN #320220010



VICINITY MAP
SCALE 1"=2000'

Table with 2 columns: SUBJECT PROPERTY, SITE DATA. Contains project details like lot numbers, area, and zoning.

CR3.0 C-2.0 R-2.75 H-90 T ZONE DEVELOPMENT STANDARDS

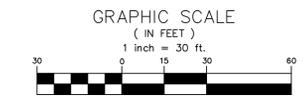
Table comparing development standards (Public Benefit Points, Minimum Public Open Space, etc.) between permitted/required and proposed scenarios.

- 1. BONUS DENSITY (22%) IS PROPOSED IN ACCORDANCE WITH 59-4.5.2.C.2 FOR PROVIDING 15.0% MPDUS...
2. BUILDING HEIGHT IS MEASURED IN ACCORDANCE WITH 59-4.5.2.D.2.4 RESULTING IN A MAXIMUM BUILDING HEIGHT OF 185 FEET...
3. FINAL BUILDING HEIGHT, SETBACKS AND NUMBER OF PARKING SPACES PROVIDED TO BE DETERMINED AT SITE PLAN...

Table for Preliminary Vehicle Parking Calculations (Minimum Required) showing use, density, metric, and requirement.

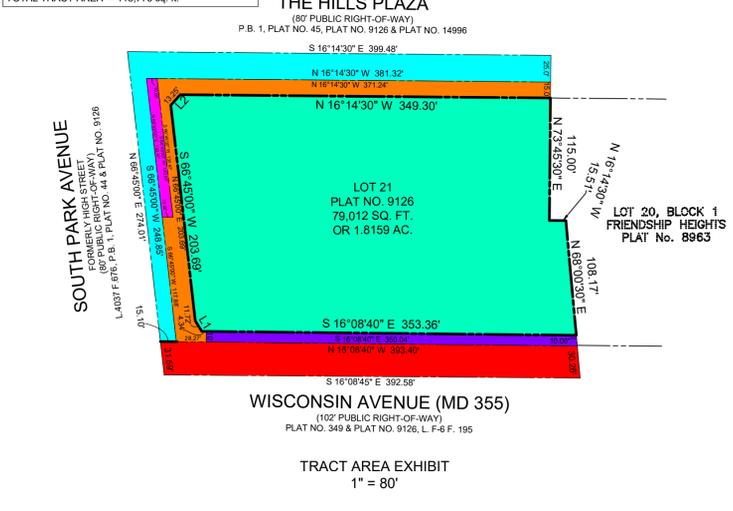
Table for Preliminary Vehicle Parking Calculations (Maximum Allowed) showing use, density, metric, and requirement.

Table for Preliminary Bicycle Parking Calculations (Minimum) showing use, density, metric, and requirement.



GENERAL SKETCH PLAN NOTE
UNLESS SPECIFICALLY NOTED ON THIS PLAN DRAWING OR IN THE PLANNING BOARD CONDITIONS OF APPROVAL, THE BUILDING FOOTPRINTS, BUILDING HEIGHTS, SETBACKS, ON-SITE PARKING, SITE CIRCULATION, AND SIDEWALKS SHOWN ON THIS SKETCH PLAN ARE ILLUSTRATIVE...

TRACT AREA TABULATION table listing dedication areas and their respective square footages.



MAJOR PUBLIC FACILITIES, QUALITY BUILDING AND SITE DESIGN, EXCEPTIONAL DESIGN, STRUCTURED PARKING, AFFORDABLE HOUSING, DIVERSITY OF USES AND ACTIVITIES, CONNECTIVITY AND MOBILITY, PROTECTION & ENHANCEMENT OF THE NATURAL ENVIRONMENT, PUBLIC BENEFIT POINT CALCULATIONS, and PUBLIC BENEFIT POINTS SUMMARY.