

Plat Name: **Woodside Park**

Plat #: **220210040**

Location: Located in the southeast quadrant of the intersection of Spring Street and Georgia Avenue (MD 97).

Master Plan: Silver Spring CBD Sector Plan

Plat Details: CR zone; 1 lot

Owner: Silver Spring Apartments, LLC

The subdivision plat has been reviewed by M-NCPPC staff and determined to be in compliance with Preliminary Plan No. 120180100 (MCPB Resolution No. 18-111) and with Site Plan No. 820180100 (Certified Site Plan dated October 30, 2020), 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.

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TRANSPORTATION SERVICES
LANDSCAPE ARCHITECTURE
SUSTAINABLE DESIGN
PLANNING AND DESIGN
LAND SURVEYING
PROJECT MANAGEMENT

14

REVISIONS

REV	DATE	COMMENTS
1	03/20/18	FOR PRELIMINARY REVIEW
2	03/20/18	FOR PRELIMINARY REVIEW
3	03/20/18	FOR PRELIMINARY REVIEW
4	03/20/18	FOR PRELIMINARY REVIEW
5	03/20/18	FOR PRELIMINARY REVIEW
6	03/20/18	FOR PRELIMINARY REVIEW
7	03/20/18	FOR PRELIMINARY REVIEW
8	03/20/18	FOR PRELIMINARY REVIEW
9	03/20/18	FOR PRELIMINARY REVIEW
10	03/20/18	FOR PRELIMINARY REVIEW

NOT APPROVED FOR CONSTRUCTION

THIS PROJECT HAS NOT BEEN REVIEWED BY THE CITY OF ATLANTA AND IS NOT A FINAL DESIGN. IT IS THE RESPONSIBILITY OF THE CLIENT TO OBTAIN ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.

PROJECT:
#120181000
8737 GEORGIA AVENUE

FOR:
SCBA SILVER SPRING APARTMENTS, LLC

LOCATION OF SITE:
8737 GEORGIA AVENUE
NORTHEAST CORNER OF SPRING STREET AND GEORGIA AVENUE
BLOCK 8 LOT 104

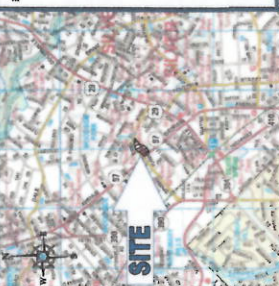
BOHLER
1501 MILL CREEK BLVD., SUITE 100
DUBLIN, GA 31009
PH: 404.487.1111
WWW.BOHLENGROUP.COM

B.L. FOX
REGISTERED PROFESSIONAL ENGINEER
NO. 10000
STATE OF GEORGIA

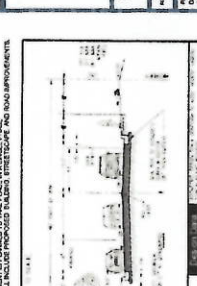
PRELIMINARY PLAN

SHEET NUMBER: 4 OF 4

REVISION 4 - 01/20/20

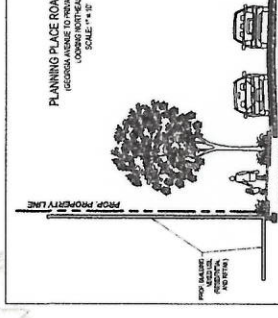
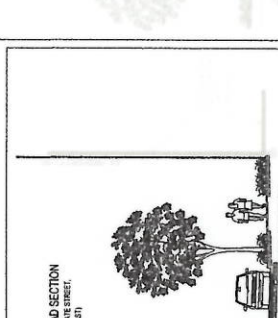
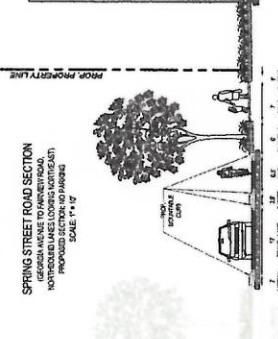
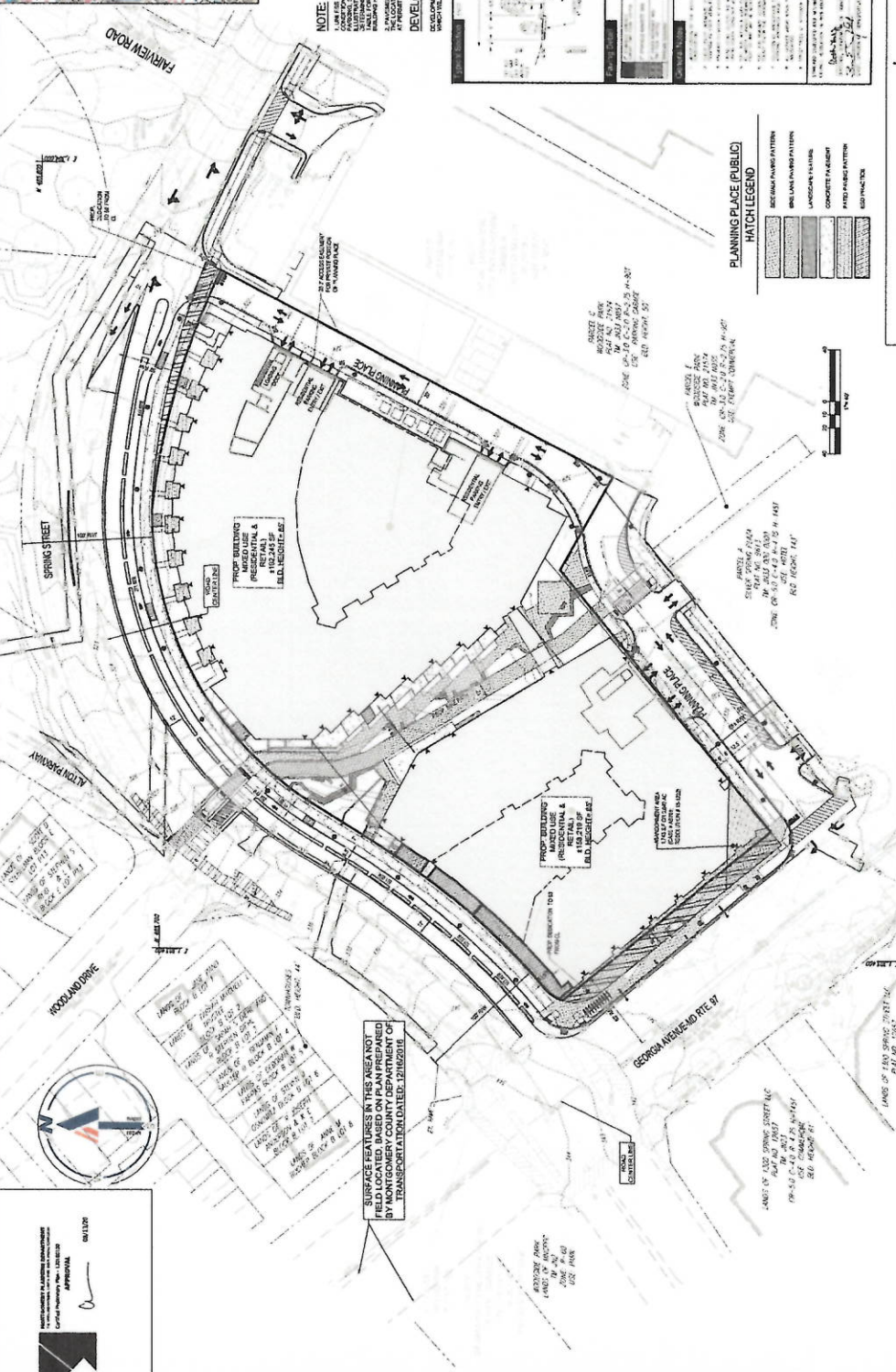
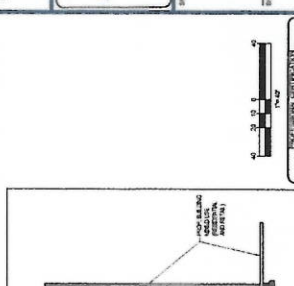


NOTE:
THE DEVELOPMENT IS PLANNED TO TAKE PLACE IN A SINGLE PHASE, WHICH WILL INCLUDE PROPOSED BUILDING, STREETSCAPE, AND ROAD IMPROVEMENTS.



PLANNING PLACE (PUBLIC) HATCH LEGEND

PLANNING PLACE (PUBLIC) HATCH	DESCRIPTION
[Hatch Pattern]	PROPOSED PARKING PATTERNS
[Hatch Pattern]	PROPOSED LANDSCAPE PATTERNS
[Hatch Pattern]	PROPOSED STREETSCAPE PATTERNS
[Hatch Pattern]	PROPOSED BUILDING PATTERNS
[Hatch Pattern]	PROPOSED FENCE PATTERNS



PROJECT DATA TABLE: CR-3.0, C-2.0, R-2.75

ITEM	DESCRIPTION	REQUIREMENT	PROPOSED
1	LOT AREA	10,000 SQ. FT.	10,000 SQ. FT.
2	LOT COVERAGE	40%	40%
3	SETBACKS	10 FT. FRONT, 5 FT. SIDE, 10 FT. REAR	10 FT. FRONT, 5 FT. SIDE, 10 FT. REAR
4	STREET FRONTAGE	100 FT.	100 FT.
5	STREET FRONTAGE	100 FT.	100 FT.
6	STREET FRONTAGE	100 FT.	100 FT.
7	STREET FRONTAGE	100 FT.	100 FT.
8	STREET FRONTAGE	100 FT.	100 FT.
9	STREET FRONTAGE	100 FT.	100 FT.
10	STREET FRONTAGE	100 FT.	100 FT.

BOHLER
SPECIALTY ENGINEERING & ARCHITECTURE
1000 N. 10TH AVE., SUITE 100
DENVER, CO 80202
303.733.1000
www.bohlereng.com

REVISIONS

NO.	DATE	COMMIT
1	10/20/18	FOR REVIEW
2	11/01/18	FOR REVIEW
3	11/01/18	FOR REVIEW
4	11/01/18	FOR REVIEW

NOT APPROVED FOR CONSTRUCTION

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8787 GEORGIA AVENUE

SCORP SILVER SPRING APARTMENTS, LLC

LOCATION: 8787 GEORGIA AVENUE, SUITE 100, DENVER, CO 80231

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DENVER, CO 80202
303.733.1000
www.bohlereng.com

SITE PLAN

8787 GEORGIA AVENUE

C-7

8787 GEORGIA AVENUE



RECREATION CALCULATION TABLE (# 6972)

Demand, Supply & Adequacy Report

Project Location: 8787 Georgia Avenue

Category	Area (sq ft)	Population	Recreation Demand
Single-Family Residential	10,000	250	100
Multi-Family Residential	10,000	250	100
Commercial	10,000	250	100
Office	10,000	250	100
Public	10,000	250	100
Total	50,000	1,250	500

Existing Office Park Facilities and their Supply Points

Facility	Area (sq ft)	Population	Recreation Demand
Office Park A	10,000	250	100
Office Park B	10,000	250	100
Office Park C	10,000	250	100
Office Park D	10,000	250	100
Office Park E	10,000	250	100
Total	50,000	1,250	500

Proposed Office Park Facilities and their Supply Points

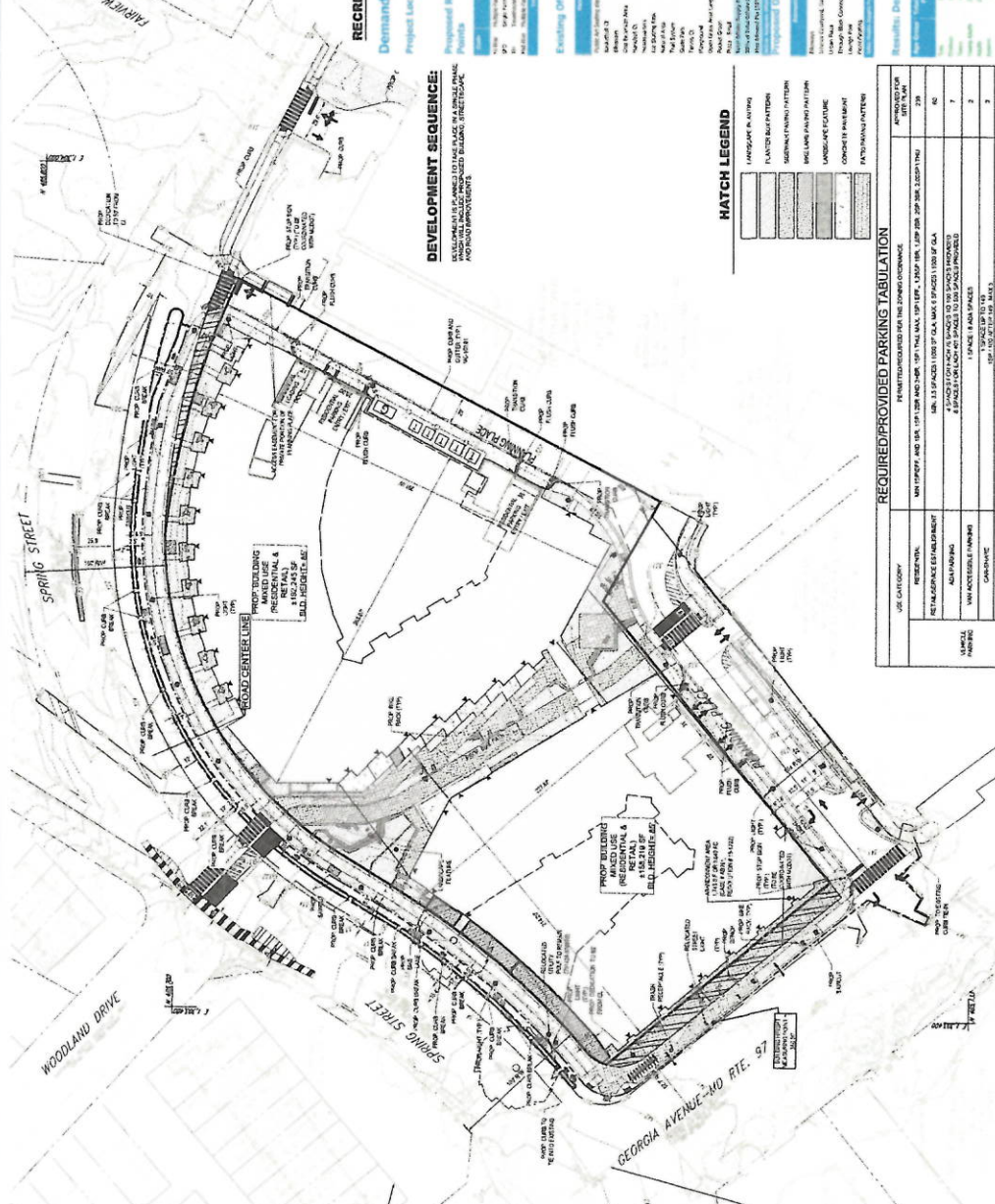
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Results: Demand, Supply & Adequacy

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REQUIRED PROVIDED PARKING TABULATION

USE CATEGORY	AREA (sq ft)	POPULATION	RECREATION DEMAND
Single-Family Residential	10,000	250	100
Multi-Family Residential	10,000	250	100
Commercial	10,000	250	100
Office	10,000	250	100
Public	10,000	250	100
Total	50,000	1,250	500

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DEVELOPMENT SEQUENCE:

1. PREPARE SITE PLAN AND LANDSCAPE ARCHITECTURE

2. OBTAIN PERMITS FROM CITY AND COUNTY

3. CONSTRUCT PARKING LOT AND DRIVEWAYS

4. CONSTRUCT BUILDING FOUNDATION AND WALLS

5. CONSTRUCT BUILDING ROOF AND INTERIOR

6. CONSTRUCT BUILDING EXTERIOR AND LANDSCAPE

NOTES:

1. ALL DIMENSIONS ARE IN FEET AND INCHES.

2. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.

3. ALL DIMENSIONS ARE TO CENTERLINE UNLESS OTHERWISE NOTED.

4. ALL DIMENSIONS ARE TO EXTERIOR FACE UNLESS OTHERWISE NOTED.

5. ALL DIMENSIONS ARE TO INTERIOR FACE UNLESS OTHERWISE NOTED.

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EXISTING OFFICE PARK FACILITIES AND THEIR SUPPLY POINTS

Facility	Area (sq ft)	Population	Recreation Demand
Office Park A	10,000	250	100
Office Park B	10,000	250	100
Office Park C	10,000	250	100
Office Park D	10,000	250	100
Office Park E	10,000	250	100
Total	50,000	1,250	500

PROPOSED OFFICE PARK FACILITIES AND THEIR SUPPLY POINTS

Facility	Area (sq ft)	Population	Recreation Demand
Office Park A	10,000	250	100
Office Park B	10,000	250	100
Office Park C	10,000	250	100
Office Park D	10,000	250	100
Office Park E	10,000	250	100
Total	50,000	1,250	500