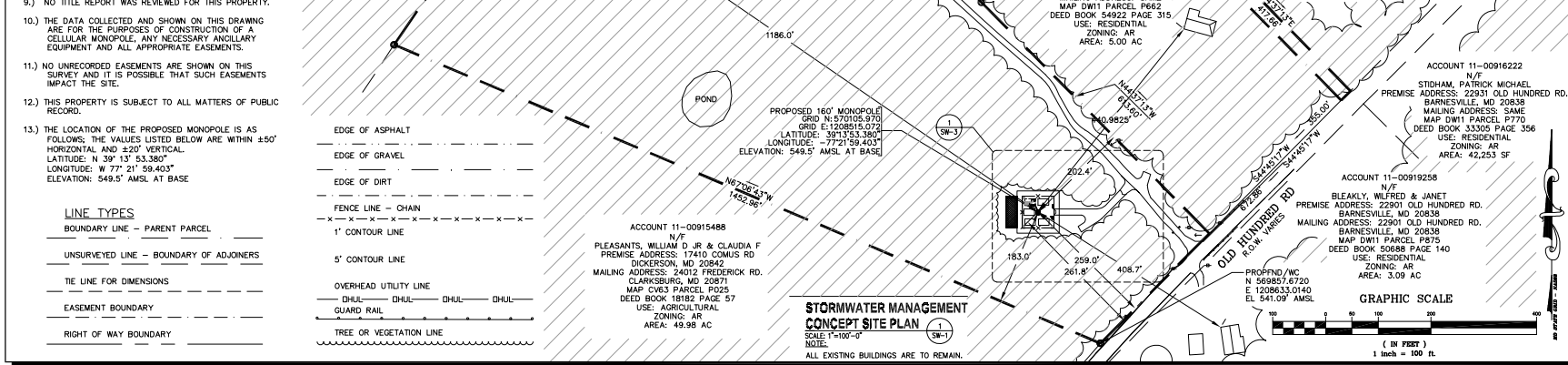


MONOPOLE SETBACKS		
	PROPOSED	MIN. REQUIRED
FRONT YARD (EAST)	299.0'	180'
REAR YARD (WEST)	1188.0'	160'
SIDE YARD (NORTH)	202.4'	150'
SIDE YARD (SOUTH)	183.0'	160'
CLOSEST DWELLING	408.7'	300'
CLOSEST ROAD	261.8'	N/A

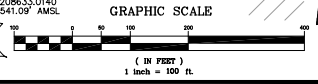
- SURVEY NOTES**
- SITE NAME: BRELAND - TCG BARNESVILLE
 - THIS IS NOT A BOUNDARY SURVEY AND IS NOT TO BE USED FOR THE TRANSFER OF PROPERTY.
 - THE SUBJECT PARCEL INFORMATION:
OWNER: BRELAND, RONALD L. & JUANITA W.
PREMISES ADDRESS: 22900 OLD HUNDRED RD
BARNESVILLE, MD 20838
MAILING ADDRESS: 22900 OLD HUNDRED RD
BARNESVILLE, MD 20838
COUNTY: MONTGOMERY COUNTY
TAX MAP: DW11 PARCEL: P653
DISTRICT NUMBER: 11
ACCOUNT NUMBER: 0091638
ZONING: AR USE: RESIDENTIAL/HORSE FARM
 - THE RECORDED REFERENCES FOR THE SUBJECT PARCEL ARE AS FOLLOWS: DEED: LIBER 12501, FOLIO 125
 - THE DATUM'S ARE NAD 83 AND NAVD 88, AND THE BEARING BASE IS STATE GRID.
 - NO UNDERGROUND UTILITIES HAVE BEEN LOCATED, THE PRESENCE OF ANY SUCH UTILITIES MUST BE CONFIRMED BY THE CONTRACTOR BEFORE CONSTRUCTION.
 - NO WETLANDS HAVE BEEN DEFINED AND ANY AREAS SHOWN AS MARSH, PONDS OR DITCHES ARE DONE SO FROM VISIBLE SURFACE FEATURES AND IN NO WAY CONSTITUTE A DEFINED WETLAND.
 - THE FLOOD ZONE OF THE PROPOSED MONOPOLE IS AS FOLLOWS: FLOOD ZONE X, AREA OF MINIMUM FLOODING, SOURCE, FEMA FLOOD MAP FOR MONTGOMERY COUNTY, MD, COMMUNITY PANEL NUMBER 240310151D, REVISED, SEPTEMBER 29, 2006.
 - NO TITLE REPORT WAS REVIEWED FOR THIS PROPERTY.
 - THE DATA COLLECTED AND SHOWN ON THIS DRAWING ARE FOR THE PURPOSES OF CONSTRUCTION OF A CELLULAR MONOPOLE, ANY NECESSARY ANCILLARY EQUIPMENT AND ALL APPROPRIATE EASEMENTS.
 - NO UNRECORDED EASEMENTS ARE SHOWN ON THIS SURVEY AND IT IS POSSIBLE THAT SUCH EASEMENTS IMPACT THE SITE.
 - THIS PROPERTY IS SUBJECT TO ALL MATTERS OF PUBLIC RECORD.
 - THE LOCATION OF THE PROPOSED MONOPOLE IS AS FOLLOWS: THE VALUES LISTED BELOW ARE WITHIN ±50' HORIZONTAL AND ±20' VERTICAL.
LATITUDE: N 39° 13' 53.380"
LONGITUDE: W 77° 21' 59.493"
ELEVATION: 549.5' AMSL AT BASE

- LEGEND**
- FOUND PROPERTY CORNER
 - SET PROPERTY CORNER
 - △ BENCH MARKS
 - ⊕ UTILITY POLE
 - ⊙ SIGN
 - ☆ LIGHT POLE
 - ☐ TELEPHONE PEDESTAL
 - INDIVIDUAL TREE - DECIDUOUS
 - INDIVIDUAL TREE - CONIFER
 - ◇ TRANSFORMER

- LINE TYPES**
- BOUNDARY LINE - PARENT PARCEL
 - UNSURVEYED LINE - BOUNDARY OF ADJOINERS
 - THE LINE FOR DIMENSIONS
 - EASEMENT BOUNDARY
 - RIGHT OF WAY BOUNDARY
 - EDGE OF ASPHALT
 - EDGE OF GRAVEL
 - EDGE OF DIRT
 - FENCE LINE - CHAIN
 - 1' CONTOUR LINE
 - 5' CONTOUR LINE
 - OVERHEAD UTILITY LINE
 - DHUL - DHUL - DHUL - DHUL
 - GUARD RAIL
 - TREE OR VEGETATION LINE



STORMWATER MANAGEMENT CONCEPT SITE PLAN
SCALE: 1"=100'-0"
NOTE: ALL EXISTING BUILDINGS ARE TO REMAIN.



TCG BARNESVILLE SITE
22900 OLD HUNDRED ROAD
BARNESVILLE, MD 20838



SUBMITTALS

DATE	DESCRIPTION	REV.
09-30-22	SW CONCEPT PLAN	

PROJECT NO: 1163.001
DESIGNER:
ENGINEER:
THESE DRAWINGS ARE FORMATTED TO BE FULL-SIZE AT 22"x34" SCALE AS SHOWN ON PLAN DETAIL
TITLE: **STORMWATER MANAGEMENT CONCEPT PHASE OVERALL SITE PLAN**
SHEET NUMBER: **SW-1**