



**Department of Permitting Services
Fire Department Access and Water Supply Comments**

DATE: 17-Jan-24
TO: Tim Longfellow
Gutschick Little & Weber, PA
FROM: Marie LaBaw
RE: Clarksburg Town Center
82007022I

PLAN APPROVED

1. Review based only upon information contained on the plan submitted **17-Jan-24** .Review and approval does not cover unsatisfactory installation resulting from errors, omissions, or failure to clearly indicate conditions on this plan.
2. Correction of unsatisfactory installation will be required upon inspection and service of notice of violation to a party responsible for the property.

***** 10/24/2024 Add gas pumps under CU2025-02 *****



FIRE CODE ENFORCEMENT

Fire Department Access Review

Review based only upon information contained on this plan. Does not cover unsatisfactory layout resulting from omissions, errors or failure to clearly indicate conditions on this plan. Correction of such unsatisfactory layout to afford required access will be required if found upon inspection after installation

BY: SAC FM: 43 DATE: 10/23/2024

October 22, 2024

Marie LaBaw, P.E.
Department of Permitting Services
Fire Department Access and Water Supply
2425 Reddie Drive, 7th Floor
Wheaton, Maryland 20902

Re: Conditional Use Plan No. 2025-02
Clarksburg Town Cener – Weis Gas Pumps - Fire Access Plan

Ms. LaBaw:

The following is a description of the items that have been revised as part of the Conditional Use Plan No. CU2025-02. The proposed conditional use plan proposes to add Gas Pumps to existing Parcel K.

The previously approved Plan for the Commercial development was approved on January 17, 2024 (associated with Site Plan Amendment No. 82007022I), but did not include the Gas Pumps at that time. We are now processing the Conditional Use application under Case # CU2025-02 and wanted to seek your approval. The attached Fire Access Plan has been updated to show the gas pumps, and this is the extent of the changes to the previously approved plan.

In summary, the proposed changes to the previous approval and additions contained within Conditional Use Plan No. CU2025-02 meet fire department access code requirements and do not negatively impact the currently approved plans. The proposed Amendment conforms to the requirements of the Montgomery County Regulations, Fire Safety Code Section 22.00.05.

Based on the above, the applicant respectfully requests your approval of this application.

Sincerely,

Tim M. Longfellow, P.E.
Principal

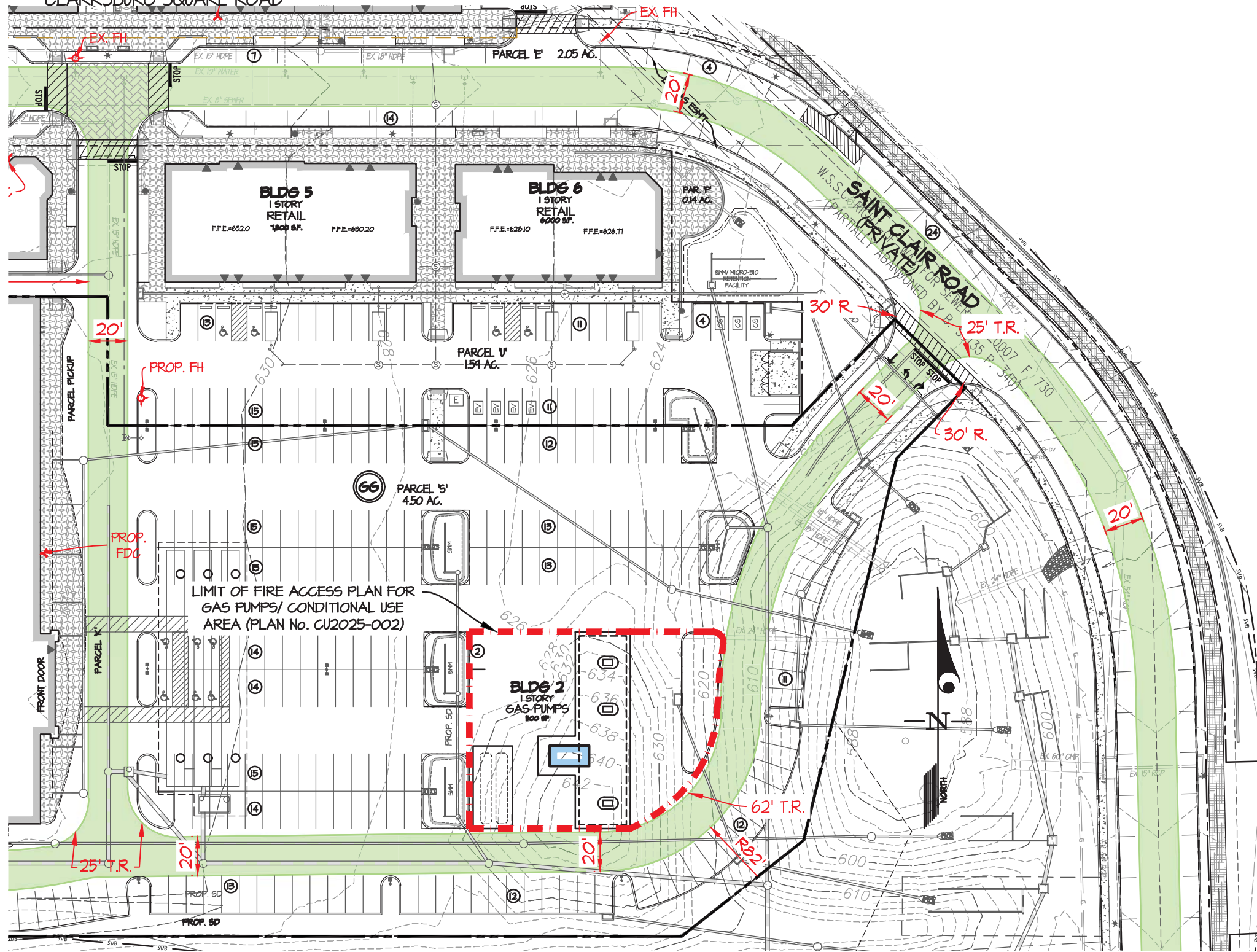


I hereby certify that these plans were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the state of Maryland.

License no.: 29914

Expiration date: January 20, 2026

NOTE: APPROX. 500' TO THE WEST IS CLARKSBURG SQUARE ROAD



NOTE: 275' TO THE SOUTH IS STRINGTOWN ROAD

FIRE CODE ENFORCEMENT

Fire Department Access Review

Review based only upon information contained on this plan. Does not cover unsatisfactory layout resulting from omissions, errors or failure to clearly indicate conditions on this plan. Correction of such unsatisfactory layout to afford required access will be required if found upon inspection after installation

BY: SAC FM: 43 DATE: 10/23/2024

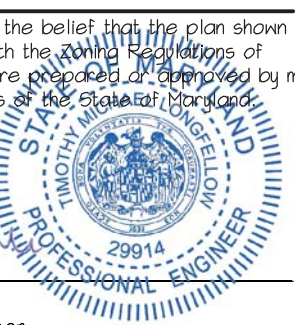
PROFESSIONAL CERTIFICATION

I hereby certify that to the best of my knowledge, information and the belief that the plan shown hereon: is true and correct; has been prepared in accordance with the Zoning Regulations of Montgomery County, Maryland. I hereby certify that these plans were prepared or approved by me, and that I am a duly licensed Professional Engineer under the laws of the State of Maryland.

License No.: 29914
Expiration Date: January 20, 2026

10/24/2024
Date

[Signature]
Tim Longfellow
Professional Engineer
Gutschick, Little & Weber, P.A.



GLW
PLANNING | ENGINEERING | SURVEYING
3909 NATIONAL DRIVE | SUITE 250 | BURTONSVILLE, MD 20866 | GLWPA.COM
PHONE: 301-421-4024 | BALT: 410-880-1820 | DC&VA: 301-989-2524 | FAX: 301-421-4186

DES. KAB	PREPARED FOR:
DRN. KAB	CTC RETAIL, L.C.
CHK. TML	c/o ELM STREET DEVELOPMENT
	1355 BEVERLY RD, SUITE 240
	MCLEAN, VA 22101
	ATTN: KATHRYN L. KUBIT
	703-734-9730

WEIS GAS PUMPS
PARCEL 'S'
Ex. Parcel K - Plat No. 25584

CLARKSBURG TOWN CENTER

G. L. W. No.	23136
ZONING	CR1-0.75 C-0.25, R-0.5, H-65T
TAX MAP/GRID	EW-42
DATE	OCT. 2024
SCALE	1"=60'
SHEET	1 OF 1