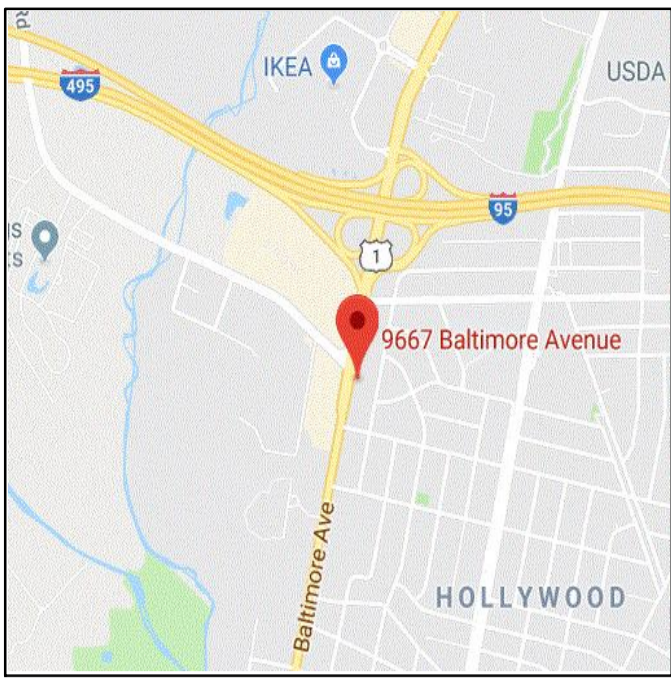


COVER SHEET
RTE 1 PLAZA

Lots 1-5 & 36-40, Block "12"
9667 BALTIMORE AVE
BERWYN MD 20740



VICINITY MAP
SCALE: 1"=2000'

GENERAL NOTES

- 1. Legal Description: Lots 1-5 & 36-40, Block "12", Plat Book RNR 2@Plat 18
- 2. Tax Map : 25 ; Grid : E-2
- 3. W.S.S.C. 200' Sheet Number : 212 NE 04
- 4. Purpose of Subdivision: New Hotel
- 5. Prior Approvals: SE 0670
- 6. Property Area (Gross): 32,168 SF OR 0.7385 AC
Property Area (Net): 27,168 SF OR 0.6237 AC
- 7. Net Area outside PMA : N/A
- 8. Acreage of Environmental Regulated Area : N/A
- 9. Acreage of 100 YR Floodplain : N/A
- 10. Acreage of Road Dedication : 5,000 Sf OR 0.1148 AC
- 11. Existing Zoning: C-S-C, Overlay Zone: DDO ; Use: Commercial
- 12. Proposed Property Use : Commercial (Hotel)
- 13. Proposed Unit Types : N/A
- 14. Density Calculations : N/A
- 15. Minimum Lot Size Required: N/A
- 16. Minimum Lot Width @ Street: N/A, @ Building: N/A
- 17. Sustainable Growth Tier : Yes ; Tier 1
- 18. Military Installation Overlay Zone : No
- 19. Interim Land Use Control Zone (ILUC): No
- 20. Center or Corridor Location: No
- 21. Existing Floor Area: N/A
Proposed Floor Area: N/A
- 22. SWM Concept Plan # 39046-2019, dated , 2019.
- 23. Water Supply : Public ; Water Category : W-3
- 24. Sewer Supply : Public ; Sewer Category : S-3
- 25. Aviation Policy Area : N/A
- 26. Mandatory Park Dedication: No
- 27. Site in or adjacent to an easement held by the Maryland Environmental Trust, The Maryland Agricultural Land Preservation Foundation, or any other land trust or organization: NO
- 28. Historic District : N/A
- 29. This site is exempt from the Woodland Conservation Ordinance.
- 30. Site within the Chesapeake Bay Critical Area: NO
- 31. Wetlands Or Perennial Streams : N/A
- 32. Approved NRI-xxx-2019 Dated x-xx-2019
- 33. Site in or adjacent to an easement held by the Maryland Environmental Trust, The Maryland Agricultural Land Preservation Foundation, or any other land trust or organization: NO
- 34. Gateway Sign Or Entrance Feature Proposed : N/A
- 35. Nearest Fire Department Station : Branchville Company, College Park
- 36. Nearest Police Station : Berwyn Heights Police Station

DPIE-Final Plan BMP SUMMARY TABLE

Project Name: RTE 1 PLAZA			Concept No.:		Permit No.:	Pmt Issue Date:		Cons Cmpl Date:			Maint Agrmt L/F:				Total Site Acreage:0.74 AC		
POI	LABEL	NAME	MD NORTH	MD EAST	LAND USE	CONSTRUCTION PURPOSE	DRAINAGE AREA (AC)	TOTAL IMPERVIOUS AREA (AC)	NEW IMPERVIOUS AREA (AC)	EXISTING IMPERVIOUS AREA (AC)	PERCENT IMPERVIOUS	Rv	TARGET P _e (IN)	TARGET VOL (FT ³)	DESIGN VOL (FT ³)	RCN	ON_OFF_SITE
1	1	GRASS SWALE	490679	1332893	COMMERCIAL	HOSPITALITY	0.05	0.02	0.02	0.052	28.08%	0.30	1.8	161.8	161.8	77	ON SITE
2	2	MICRO BIO RETENTION #1	490561	1332988	COMMERCIAL	HOSPITALITY	0.45	0.43	0.43	0.45	94.39%	0.90	2.0	2940.3	1677.5	70	ON SITE
											TOTAL ESD PROVIDED				1839.3	CF	
											REQUIRED ESD FOR ENTIRE SITE				1820.9	CF	

SOIL CHARACTERISTICS

Map Symbol	Map Unit Name	K-Factor	Hydric Rating	Hydrological Soil Group	Drainage Class
RuB	Russett-Christiana-Urban land complex, 0 to 5 percent slopes	-	Non-Hydric	D	Moderately Well Drained

GENERAL INFORMATION TABLE

Zoning (Zone)	CSC/DDO
Aviation Policy Area (APA)	N/A
Tax Grid (TMG)	25 E-2
WSSC Grid (Sheet 200)	212 NE 04
Planning Area (Plan Area)	66
Election District (ED)	21st
Councilmanic District (CD)	1st
General Plan 2002 Tier (Tier)	Developed
Traffic Analysis Zone (COG) (TAZ-COG)	677
PG Traffic Analysis Zone (TAZ-PG)	914

CERTIFICATE OF COMPLIANCE

I HEREBY CERTIFY THAT THIS PLAN CONFORMS TO THE REQUIREMENTS OF SUBTITLE 32, DIVISION 2 OF THE CODE OF PRINCE GEORGE'S COUNTY WATER RESOURCES PROTECTION AND GRADING CODE; AND THAT I OR MY STAFF HAVE INSPECTED THIS SITE AND THAT DRAINAGE FLOWS FROM THIS SITE ONTO DOWNHILL PROPERTIES HAVE BEEN ADDRESSED IN SUB-STANTIAL ACCORDANCE WITH APPLICABLE CODES.

TOTAL AREA BEING DISTURBED= 0.83 Ac

INDEX OF SHEETS

Sheet	Description
SHEET 01	COVER SHEET
SHEET 02	EXISTING CONDITION PLAN
SHEET 03	PROPOSED SITE/PARKING LAYOUT
SHEET 04	SITE DEVELOPMENT CONCEPT/ESD PLAN
SHEET 05	OFFSITE DA MAP AND STORM DRAIN PIPE
SHEET 06	ESD PROFILES, SECTIONS AND DETAILS
SHEET 07	STORM DRAIN PIPE PROFILE

* Stabilization practices on all projects must be in accordance with the requirements of COMAR 26.17.1.06 G regulations by January 9, 2013, regardless of when an erosion and sediment control plan was approved.

Following initial soil disturbance or re-disturbance, permanent or temporary stabilization must be completed within:

a) Three (3) calendar days as to the surface of all perimeter dikes, swales, ditches, perimeter slopes, and all slopes steeper than 3 horizontal to 1 vertical (3:1); and

b) Seven (7) calendar days as to all other disturbed or graded areas on the project site not under active grading.

PROFESSIONAL CERTIFICATION

I hereby certify that these documents 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. 20444, Expiration Date: 5/9/20.

SITE DATA

GROSS TRACT AREA	0.74 AC
EXISTING 100-YR FLOOD PLAIN	0.00 AC
NET TRACT AREA	0.74 AC
EXISTING WOODLAND IN THE FLOOD PLAIN	0.00 AC
EXISTING WOODLAND IN THE NET TRACT AREA	0.00 AC
EXISTING WOODLAND TOTAL	0.00AC
EXISTING PMA	0.00 AC
REGULATED STREAMS (LINEAR FEET OF CENTERLINE)	0.00 LF
TOTAL WETLAND AREA	0.00 AC
TOTAL WETLAND BUFFER AREA	0.00 AC

- LEGEND
- EXISTING CONTOUR
 - EX. CONTOURS
 - PROPERTY LINE
 - EXISTING BUILDINGS
 - STREET CENTER LINE
 - EXISTING EDGE OF PAVING
 - EXISTING CURB & GUTTER
 - EXISTING WATER MAIN
 - EXISTING SEWER MAIN
 - EXISTING GAS LINE
 - EXISTING ELECTRIC LINE
 - EXISTING WOOD FENCE
 - EXISTING METAL FENCE
 - LOD- LIMIT OF DISTURBANCE
 - PROPOSED SD PIPE
 - PROPOSED CURB & GUTTER
 - PROPOSED DA DIVIDE
 - PROPOSED CONTOUR
 - DRAINAGE DIVIDE FOR MICRO BIO-RETENTION
 - DRAINAGE DIVIDE FOR STORM DRAIN INLETS
 - DRAINAGE DIVIDE FOR GRASS SWALE
 - GRASS SWALE
 - PROPOSED BUILDING

Prince George's County Maryland
Department of Permitting, Inspections & Enforcement
APPROVED PLAN SET

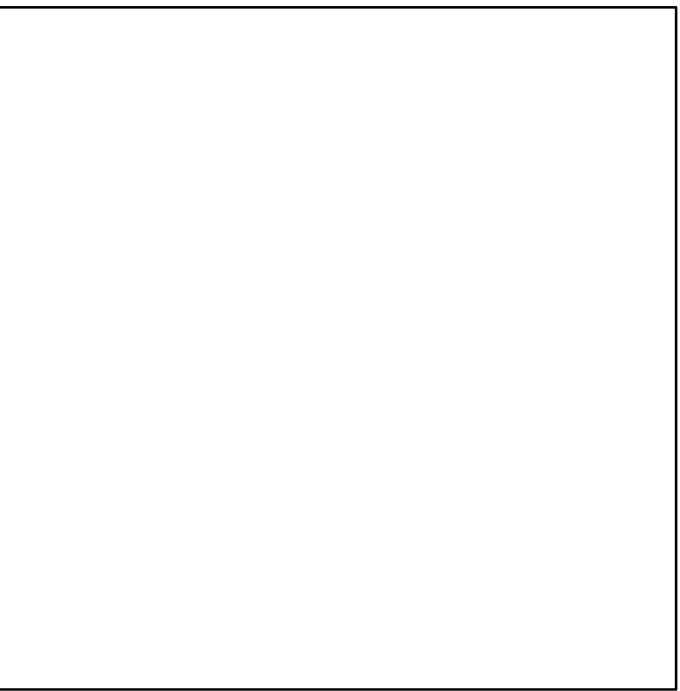
The Department of Permitting, Inspections and Enforcement has completed a review of this document for code compliance. As required by State Code, the design professional(s) responsible for the preparation and content of this document must provide a record copy of these documents with their original seal, signature and date.

Case Name: HOLLYWOOD ON THE HILL, LOTS 1-5, 36-40, BLOCK 12
Case Number (Plan Approval #): 39046-2019-0
Case Type: SWM
Issuance Date: 3/19/2020
Address: 9667 BALTIMORE AVE COLLEGE PARK, Maryland 20740
Lot(s) and Block(s): LOTS 1-5, 36-40, BLOCK 12
Reviewed by NGA

APPROVED BY:
Rey De Guzman

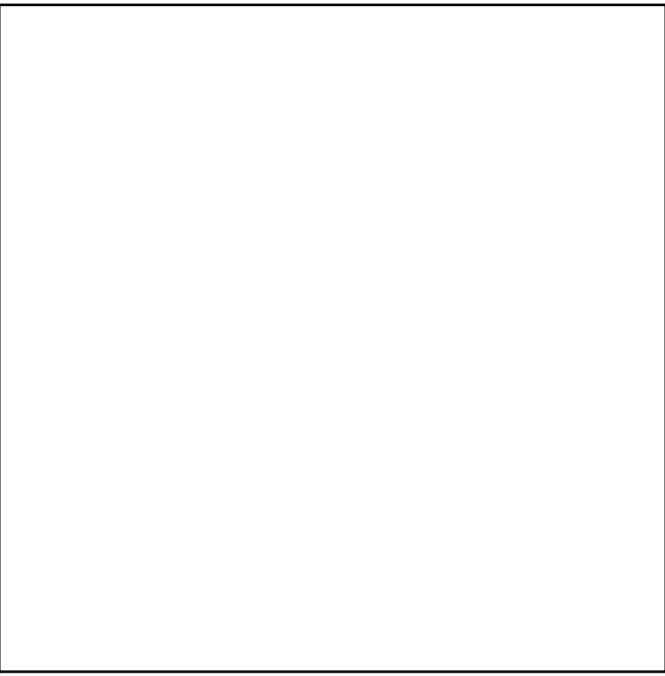
DPIE
DEPARTMENT OF PERMITTING, INSPECTIONS AND ENFORCEMENT

E.F. NAME:	REVISIONS				APPLIED CIVIL ENGINEERING INC. ENGINEERING * PLANNING * SURVEYING * LAND DEVELOPMENT & PERMIT PROCESSING 9470 ANNAPOLIS ROAD, SUITE 414 LANHAM, MARYLAND 20706 TEL. (301) 459-5932		OWNER/APPLICANT/DEVELOPER	COVER SHEET	
DESIGNED: ZS DATE: March 2019	DATE	BY	COLLEGE PARK SERVICES LLC 9667 BALTIMORE AVE College Park, MD 20740 240 535-7301				9667 BALTIMORE AVE Lots 1-5 & 36-40, Block "12" RTE 1 PLAZA		
DRAWN:							BERWYN (21TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND		
CHECKED: ZS DATE: March 2019									
APPROVED:									
SCALE: 1"=20'			CONTRACT No.: -	SHEET 1 OF 7					



SCALE: 1"=2000'

- | | | | | | | | |
|--------|--------|---------------|---|-------|---|----|---|
| SCALE: | 1"=20' | CONTRACT No.: | - | SHEET | 2 | OF | 7 |
|--------|--------|---------------|---|-------|---|----|---|



N.T.S

Supp. 1

SCALE:	As Shown	CONTRACT No.:	—	SHEET	6	OF	7
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