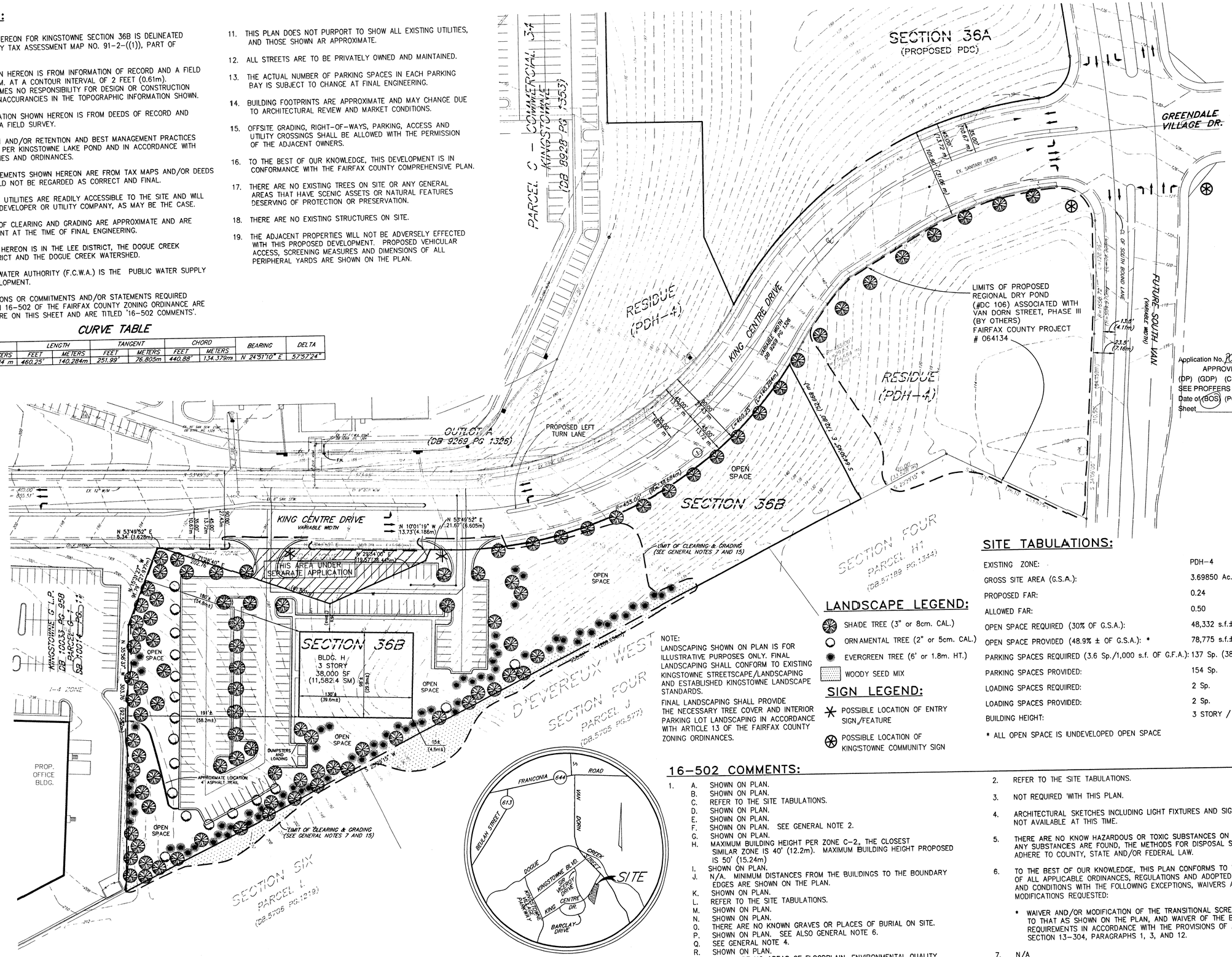
GENERAL NOTES:

1. THE PROPERTY SHOWN HEREON FOR KINGSTOWNE SECTION 36B IS DELINEATED ON THE FAIRFAX COUNTY TAX ASSESSMENT MAP NO. 91-2-((1)), PART OF PARCEL 26I.
2. THE TOPOGRAPHY SHOWN HEREON IS FROM INFORMATION OF RECORD AND A FIELD RUN SURVEY BY K.M.W.M. AT A CONTOUR INTERVAL OF 2 FEET (0.61m). BC CONSULTANTS ASSUMES NO RESPONSIBILITY FOR DESIGN OR CONSTRUCTION CHANGES CAUSED BY INACCURANCIES IN THE TOPOGRAPHIC INFORMATION SHOWN.
3. THE BOUNDARY INFORMATION SHOWN HEREON IS FROM DEEDS OF RECORD AND DOES NOT REPRESENT A FIELD SURVEY.
4. STORMWATER DETENTION AND/OR RETENTION AND BEST MANAGEMENT PRACTICES (BMP'S) ARE PROVIDED PER KINGSTOWNE LAKE POND AND IN ACCORDANCE WITH FAIRFAX COUNTY POLICIES AND ORDINANCES.
5. THE LOCATIONS OF EASEMENTS SHOWN HEREON ARE FROM TAX MAPS AND/OR DEEDS OF RECORD AND SHOULD NOT BE REGARDED AS CORRECT AND FINAL.
6. ALL NECESSARY PUBLIC UTILITIES ARE READILY ACCESSIBLE TO THE SITE AND WILL BE EXTENDED BY THE DEVELOPER OR UTILITY COMPANY, AS MAY BE THE CASE.
7. THE PROPOSED LIMITS OF CLEARING AND GRADING ARE APPROXIMATE AND ARE SUBJECT TO ADJUSTMENT AT THE TIME OF FINAL ENGINEERING.
8. THE PROPERTY SHOWN HEREON IS IN THE LEE DISTRICT, THE DOGUE CREEK SANITARY SEWER DISTRICT AND THE DOGUE CREEK WATERSHED.
9. THE FAIRFAX COUNTY WATER AUTHORITY (F.C.W.A.) IS THE PUBLIC WATER SUPPLY AGENT FOR THIS DEVELOPMENT.
10. STATEMENT OF CONDITIONS OR COMMITMENTS AND/OR STATEMENTS REQUIRED PURSUANT TO SECTION 16-502 OF THE FAIRFAX COUNTY ZONING ORDINANCE ARE ENUMERATED ELSEWHERE ON THIS SHEET AND ARE TITLED '16-502 COMMENTS'.
11. THIS PLAN DOES NOT PURPORT TO SHOW ALL EXISTING UTILITIES, AND THOSE SHOWN AR APPROXIMATE.
12. ALL STREETS ARE TO BE PRIVATELY OWNED AND MAINTAINED.
13. THE ACTUAL NUMBER OF PARKING SPACES IN EACH PARKING BAY IS SUBJECT TO CHANGE AT FINAL ENGINEERING.
14. BUILDING FOOTPRINTS ARE APPROXIMATE AND MAY CHANGE DUE TO ARCHITECTURAL REVIEW AND MARKET CONDITIONS.
15. OFFSITE GRADING, RIGHT-OF-WAYS, PARKING, ACCESS AND UTILITY CROSSINGS SHALL BE ALLOWED WITH THE PERMISSION OF THE ADJACENT OWNERS.
16. TO THE BEST OF OUR KNOWLEDGE, THIS DEVELOPMENT IS IN CONFORMANCE WITH THE FAIRFAX COUNTY COMPREHENSIVE PLAN.
17. THERE ARE NO EXISTING TREES ON SITE OR ANY GENERAL AREAS THAT HAVE SCENIC ASSETS OR NATURAL FEATURES DESERVING OF PROTECTION OR PRESERVATION.
18. THERE ARE NO EXISTING STRUCTURES ON SITE.
19. THE ADJACENT PROPERTIES WILL NOT BE ADVERSELY EFFECTED WITH THIS PROPOSED DEVELOPMENT. PROPOSED VEHICULAR ACCESS, SCREENING MEASURES AND DIMENSIONS OF ALL PERIPHERAL YARDS ARE SHOWN ON THE PLAN.

CURVE TABLE

CURVE	RADIUS		LENGTH		TANGENT		CHORD		BEARING	DELTA
	FEET	METERS	FEET	METERS	FEET	METERS	FEET	METERS		
1	455.00'	138.684 m	460.25'	140.284m	251.99'	76.805m	440.88'	134.379m	N 24°51'10" E	57°57'24"



VICINITY MAP
SCALE: 1" = 2,000'

NOTE:
LANDSCAPING SHOWN ON PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY. FINAL LANDSCAPING SHALL CONFORM TO EXISTING KINGSTOWNE STREETSCAPE/LANDSCAPING AND ESTABLISHED KINGSTOWNE LANDSCAPE STANDARDS.
FINAL LANDSCAPING SHALL PROVIDE THE NECESSARY TREE COVER AND INTERIOR PARKING LOT LANDSCAPING IN ACCORDANCE WITH ARTICLE 13 OF THE FAIRFAX COUNTY ZONING ORDINANCES.

LANDSCAPE LEGEND:

- SHADE TREE (3" or 8cm. CAL.)
- ORNAMENTAL TREE (2" or 5cm. CAL.)
- EVERGREEN TREE (6' or 1.8m. HT.)
- WOODY SEED MIX

SIGN LEGEND:

- POSSIBLE LOCATION OF ENTRY SIGN/FEATURE
- POSSIBLE LOCATION OF KINGSTOWNE COMMUNITY SIGN

SITE TABULATIONS:

EXISTING ZONE:	PDH-4
GROSS SITE AREA (G.S.A.):	3.69850 Ac. or 1.49673 Ha.
PROPOSED FAR:	0.24
ALLOWED FAR:	0.50
OPEN SPACE REQUIRED (30% OF G.S.A.):	48,332 s.f.± (4,490 s.m.±)
OPEN SPACE PROVIDED (48.9% ± OF G.S.A.): *	78,775 s.f.± (7,318 s.m.±)
PARKING SPACES REQUIRED (3.6 Sp./1,000 s.f. OF G.F.A.):	137 Sp. (38,000 s.f. OF G.F.A.)
PARKING SPACES PROVIDED:	154 Sp.
LOADING SPACES REQUIRED:	2 Sp.
LOADING SPACES PROVIDED:	2 Sp.
BUILDING HEIGHT:	3 STORY / 50' (15.24m) MAX.

* ALL OPEN SPACE IS UNDEVELOPED OPEN SPACE

16-502 COMMENTS:

1. A. SHOWN ON PLAN.
   B. SHOWN ON PLAN.
   C. REFER TO THE SITE TABULATIONS.
   D. SHOWN ON PLAN.
   E. SHOWN ON PLAN.
   F. SHOWN ON PLAN. SEE GENERAL NOTE 2.
   G. SHOWN ON PLAN.
   H. MAXIMUM BUILDING HEIGHT PER ZONE C-2, THE CLOSEST SIMILAR ZONE IS 40' (12.2m). MAXIMUM BUILDING HEIGHT PROPOSED IS 50' (15.24m)
   I. SHOWN ON PLAN.
   J. N/A. MINIMUM DISTANCES FROM THE BUILDINGS TO THE BOUNDARY EDGES ARE SHOWN ON THE PLAN.
   K. SHOWN ON PLAN.
   L. REFER TO THE SITE TABULATIONS.
   M. SHOWN ON PLAN.
   N. SHOWN ON PLAN.
   O. THERE ARE NO KNOWN GRAVES OR PLACES OF BURIAL ON SITE.
   P. SHOWN ON PLAN. SEE ALSO GENERAL NOTE 6.
   Q. SEE GENERAL NOTE 4.
   R. SHOWN ON PLAN.
   S. THERE ARE NO AREAS OF FLOODPLAIN, ENVIRONMENTAL QUALITY CORRIDORS OR RESOURCE PROTECTION AREAS ON SITE.
   T. DEVELOPMENT SCHEDULE AND PHASING TO BE DETERMINED AS MARKET CONDITIONS ALLOW.
2. REFER TO THE SITE TABULATIONS.
3. NOT REQUIRED WITH THIS PLAN.
4. ARCHITECTURAL SKETCHES INCLUDING LIGHT FIXTURES AND SIGNS ARE NOT AVAILABLE AT THIS TIME.
5. THERE ARE NO KNOW HAZARDOUS OR TOXIC SUBSTANCES ON SITE. IF ANY SUBSTANCES ARE FOUND, THE METHODS FOR DISPOSAL SHALL ADHERE TO COUNTY, STATE AND/OR FEDERAL LAW.
6. TO THE BEST OF OUR KNOWLEDGE, THIS PLAN CONFORMS TO THE PROVISIONS OF ALL APPLICABLE ORDINANCES, REGULATIONS AND ADOPTED STANDARDS AND CONDITIONS WITH THE FOLLOWING EXCEPTIONS, WAIVERS AND/OR MODIFICATIONS REQUESTED:
   - WAIVER AND/OR MODIFICATION OF THE TRANSITIONAL SCREENING TO THAT AS SHOWN ON THE PLAN, AND WAIVER OF THE BARRIER REQUIREMENTS IN ACCORDANCE WITH THE PROVISIONS OF ARTICLE 13, SECTION 13-304, PARAGRAPHS 1, 3, AND 12.
7. N/A
8. N/A

RECEIVED
DEPARTMENT OF PLANNING AND ZONING
JUL 26 2000
ZONING EVALUATION DIVISION

BC Consultants
Planners • Engineers • Surveyors • Landscape Architects
12700 Fair Lakes Circle, Suite 100, Fairfax, VA 22033
(703)449-8100 (703)449-8106 (Fax)
BCcon@bccon.com

COMMONWEALTH OF VIRGINIA — DENNIS D. DIXON — No. 882 — CERTIFIED LANDSCAPE ARCHITECT

Application No. PCA-C-448-2 Staff C. Lewis
APPROVED DEVELOPMENT PLAN
(DP) (GDP) (CDP) (FDP)
SEE PROFFERS DATED 6-21-00
Date of (BOS) (PC) approval 7-24-00
Sheet 1 of 4

PCA/FDPA

KINGSTOWNE SECTION 36B

LEE DISTRICT
FAIRFAX COUNTY, VIRGINIA

BC REVISIONS
REVISED: FEBRUARY 24, 2000
REVISED: MAY 17, 2000

OWNER AND APPLICANT:
KINGSTOWNE COMMERCIAL, L.P.
2900 Linden Lane
Suite 300
Silver Spring, MD 20910

DESIGNED BY: DDD
DRAFTED BY: DDD
CHECKED BY: PLR
DATE: NOVEMBER 15, 1999
SCALE: HOR. 1"= 50' VERT. N/A
SHEET 1 OF 4
CO. NO.
FILE NO. 99005-08 (36B)
CADD NAME: P36B-PDC.DWG
PREFS: P36BMAS PKPDTDPO

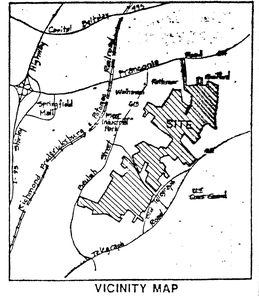
KINGSTOWNE

FAIRFAX COUNTY, VIRGINIA

LEGEND

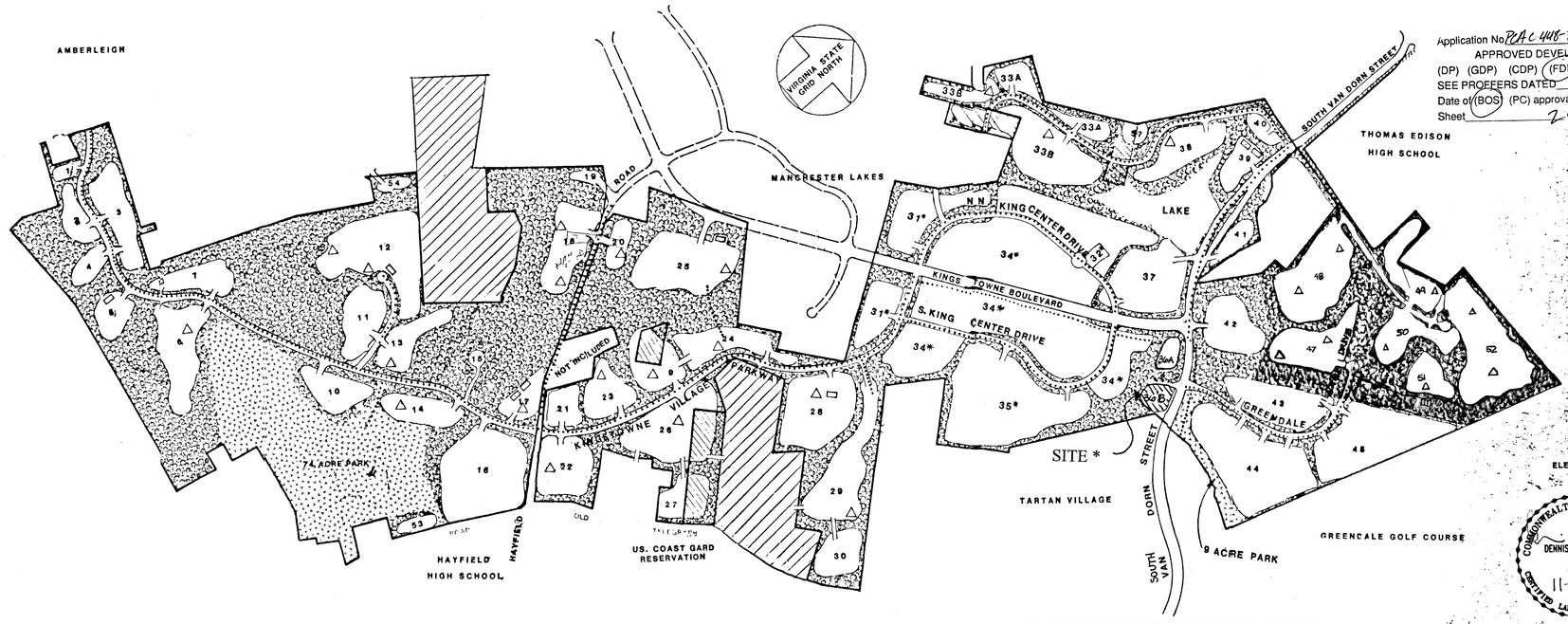
- INDICATES PROPERTY CURRENTLY ZONED R-1 *
- INDICATES OPEN SPACE
- INDICATES PROPOSED PARK
- △ INDICATES TOT LOT
- ..... INDICATES TRAIL SYSTEM
- ▭ INDICATES MULTI USE COURT

*PARCELS CURRENTLY ZONED R-1:
91-4-001-52A
91-2-001-4
91-2-001-12
91-2-004-29
91-4-001-1
91-4-001-19



VICINITY MAP
1" = 2000'

BASE PREPARED FROM FAIRFAX COUNTY TOPOGRAPHY COMPILED BY SURVEY AND DESIGN, INC. FROM AERIAL PHOTOGRAPHY, MARCH, 1972. CONTOUR INTERVAL=5' AND INFORMATION PREPARED BY: DEWBERRY & DAVIS AND LONG & BROWN ASSOCIATES



Application No PCA C 448-22 Staff C. Lewis
APPROVED DEVELOPMENT PLAN
(DP) (GDP) (CDP) (FDP)
SEE PROFFERS DATED 6-21-00
Date of (BOS) (PC) approval 7-24-00
Sheet 2 of 4

COMMONWEALTH OF VIRGINIA
DENNIS D. DIXON
No. 882
CERTIFIED LANDSCAPE DESIGNER
11-15-99

* THE USE IN SECTION 36B CHANGES FROM PLANT NURSERY TO COMMERCIAL (OFFICE).

FOR INFORMATIONAL PURPOSES ONLY

OWNER / DEVELOPER

GREENDALE DEVELOPMENT COMPANY, INC
1301 BEVERLY ROAD
McLEAN, VA 22101
(703) 821 - 2500

1. THE PROPERTY SHOWN ON THIS DEVELOPMENT PLAN IS IN THE LEE SERVICE DISTRICT, THE DOGUE CREEK SANITARY SEWER DISTRICT, AND THE DOGUE CREEK WATER SHED.
2. TOPO BY OTHERS (C.I. = 5') KMWM ASSUMES NO RESPONSIBILITY FOR DESIGN OR CONSTRUCTION CHANGES CAUSED BY INACCURACIES IN SAID TOPO INFORMATION SHOWN HEREON.
3. THE FAIRFAX COUNTY WATER AUTHORITY (F.C.W.A.) IS THE PUBLIC WATER SUPPLY AGENCY FOR THIS DEVELOPMENT.
4. BOUNDARY INFORMATION SHOWN IS BY KMWM.
5. STORMWATER, DETENTION AND/OR RETENTION AND/OR BEST MANAGEMENT PRACTICES (BMPs), IF APPLICABLE, WILL BE PROVIDED IN ACCORDANCE WITH FAIRFAX COUNTY POLICIES AND ORDINANCES UNLESS MODIFIED BY PROFFERED CONDITION AND/OR WAIVER.
6. LOCATION OF EASEMENTS SHOWN HEREON ARE BASED ON INFORMATION AVAILABLE FROM TAX MAPS AND/OR DEEDS OF RECORD, NOT FROM ACTUAL FIELD LOCATIONS OR TITLE SEARCH, AND THUS SHOULD NOT BE REGARDED AS A CORRECT OR FINAL LOCATION.
7. A WAIVER OF THE 600 FEET LIMITATION ON PRIVATE STREETS IS HEREBY REQUESTED.
8. STATEMENT OF CONDITIONS OR COMMITMENTS AND/OR STATEMENTS REQUIRED PURSUANT TO SECTIONS 16-502 WILL BE SUBMITTED SEPARATELY.
9. ALL RECREATIONAL ROUTES SHALL COMPLY WITH FAIRFAX COUNTY STANDARDS.
10. NOTWITHSTANDING THE PROVISIONS OF SECTION 2-412, DECKS SHALL BE PERMITTED TO BE CONSTRUCTED ON EACH DWELLING UNIT.
11. THE INDIVIDUAL BUILDING SHAPE AND CONFIGURATION WILL VARY BASED ON FINAL ENGINEERING DESIGN.
12. THIS PLAN DOES NOT PURPORT TO SHOW ALL EXISTING UNDERGROUND UTILITIES AND THOSE SHOWN ARE NECESSARILY APPROXIMATE.
13. FOR TYPICAL SETBACK DETAIL, SEE SHEET 2. (FDP)
14. DATUM: U.S.G.S., 5 FOOT CONTOUR INTERVAL.
15. THIS PLAN DOES NOT NECESSARILY SHOW UTILITIES AS THEY ARE TO BE CONSTRUCTED FOR EACH INDIVIDUAL SECTION. INDIVIDUAL CONSTRUCTION SITE PLANS & PROFILES WILL BE SUBMITTED IN THE FUTURE FOR CONSTRUCTION PURPOSES. KMWM ASSUMES NO RESPONSIBILITY FOR CONSTRUCTION WITH THESE PLANS.

THE PARCELS AFFECTED BY THIS APPLICATION ARE:

91-2-((1)), PART OF PARCEL 261

WE HEREBY REQUEST A WAIVER OF THE REQUIREMENT THAT UNITS BE A MAXIMUM OF 600 FEET FROM A DEDICATED STREET FOR SECTIONS: 6, 9, 12, 14, 18, 22, 23, 24, 25, 26, 27, 28, 30, 33B, 38, 42, 47, 48, 51, AND 52.

EXCEPT FOR THE MULTI-FAMILY BUILDING IN SECTION 42, THE RESIDENTIAL UNITS PROPOSED IN KINGTOWNE WILL NOT EXCEED FORTY (40) FEET. THE MAXIMUM HEIGHT OF THE MULTI-FAMILY BUILDING IN SECTION 42 IS 120 FEET

STANDARD TRANSITIONAL SCREENING NOTE

ALL TRANSITIONAL SCREENING YARDS AND BARRIERS SHALL COMPLY WITH THE REQUIREMENTS OF ARTICLE 13 OF THE FAIRFAX COUNTY ZONING ORDINANCE.

PUBLIC UTILITIES (I.E., SANITARY SWER TRUNK LINES, WATER DISTRIBUTION MAINS, TELEPHONE AND ELECTRIC SERVICE) ARE PRESENTLY AVAILABLE OR ACCESSIBLE TO THE SITE, AND WILL BE CONSTRUCTED OR EXTENDED BY THE DEVELOPER AND/OR THE UTILITY COMPANY AS MAY BE APPROPRIATE.

Proffer 11

SECTION	USE/UNIT	PARKING SPACES REQUIRED	PARKING SPACES PROVIDED	FLOOR AREA RATIO (F.A.R.)
1	DAY CARE CENTER	35	35	0.10
2	22 SINGLE FAMILY DETACHED	44	44	
3	61 SINGLE FAMILY DETACHED	122	122	
4	21 SINGLE FAMILY DETACHED	42	42	
5	30 SINGLE FAMILY ATTACHED	60	60	
6	73 SINGLE FAMILY ATTACHED	146	146	
7	66 SINGLE FAMILY ATTACHED	132	132	
9	130 MULTI-FAMILY	195	195	
10	84 MULTI-FAMILY	126	126	
11	62 SINGLE FAMILY ATTACHED	124	124	
12	283 SINGLE FAMILY ATTACHED	566	566	
13	74 SINGLE FAMILY ATTACHED	148	154	
14	126 MULTI-FAMILY	189	189	
15	W.M.O.A. LANDSCAPING FACILITY	--	--	
16	103 SINGLE FAMILY DETACHED	206	206	
17	REC. CENTER & DAY CARE	50	50	0.03 & 0.06
18	196 MULTI-FAMILY	294	300	
19	PUBLIC FACILITY			
20	72 MULTI-FAMILY	108	119	
21	42 SINGLE FAMILY ATTACHED	86	91	
22	88 SINGLE FAMILY ATTACHED	176	184	
23	79 SINGLE FAMILY ATTACHED	158	158	
24	124 SINGLE FAMILY ATTACHED	248	252	
25	384 MULTI-FAMILY	576	576	
26	224 SINGLE FAMILY ATTACHED	448	460	
27	100 SINGLE FAMILY ATTACHED	200	200	
28	210 MULTI-FAMILY	315	325	
29	170 SINGLE FAMILY ATTACHED	340	340	
30	69 SINGLE FAMILY ATTACHED	138	138	

SECTION	USE/UNIT	PARKING SPACES REQUIRED	PARKING SPACES PROVIDED	FLOOR AREA RATIO (F.A.R.)
31*	RESIDENTIAL	--	--	
33*	OFFICE PARK	--	--	
33A	55 SINGLE FAMILY DETACHED	110	110	
33B	197 SINGLE FAMILY ATTACHED	394	420	
34*	OFFICE AND RESIDENTIAL	--	--	
35*	INDUSTRIAL PARK	--	--	
36B	COMMERCIAL	--	--	0.24
37	184,000 SQ. FT. COMMERCIAL	890	890	0.15
38	168 MULTI-FAMILY	252	260	
39	RECREATION CENTER	50	50	0.03
40	38 SINGLE FAMILY ATTACHED	88	162	
41	DAY CARE CENTER	26	26	0.05
42	75 SINGLE FAMILY DETACHED	150	150	
43	76 SINGLE FAMILY DETACHED	152	152	
44	62 SINGLE FAMILY DETACHED	124	124	
45	116 SINGLE FAMILY DETACHED	232	232	
46	RECREATION CENTER	19	19	
47	62 SINGLE FAMILY ATTACHED	124	124	
48	170 SINGLE FAMILY ATTACHED	340	340	
49	62 SINGLE FAMILY ATTACHED	124	124	
50	99 SINGLE FAMILY ATTACHED	198	200	
51	51 SINGLE FAMILY ATTACHED	102	102	
52	208 SINGLE FAMILY ATTACHED	418	427	
53	CHURCH SITE	106	106	0.12
54	12 SINGLE FAMILY DETACHED	24	24	
57	5 SINGLE FAMILY DETACHED	10	10	

TOTAL UNITS: 4,469

* SECTIONS 31,32,34,35, AND 36A ARE UNDER SEPARATE ZONING APPLICATIONS AND ARE NOT PART OF THIS PDH APPLICATION.

KINGSTOWNE

ZONE: PDH-4.0

SITE AREA: 893.7 Acres

FLOOD PLAIN: 49.0 Acres
MARINE CLAY: 212.0 Acres
OPEN SPACE PROVIDED:* 444.0 Acres

Common Open Space (Area outside of landbays)	335 Acres
Vepco Easement Area (53 Acres @ 50%)	26 Acres
Park Land	74 Acres
Stream Valley Park Land	9 Acres
*Total Open Space	444 Acres

DENSITY:

Flood Plain + Marine Clay = 261 Acres (29%)
30% of Site (893.7) = 268 Acres

Therefore, no deduction for marine clay or flood plain.

4.0 Dwelling Units per Acre x 893.7 Acres = 3,575 Units
Maximum 25% Bonus** = 894 Units
Total Units 4,469 Units

OPEN SPACE BONUS

POS Site Area Required (893.7 Acres x 0.2 = 179 Acres)
Provided: 444 Acres

444 - 179 = 148%

Site x 4.0 (893.7 x 4.0) = 3574.8 Units x 0.004 x 148 = 2116 Units

25% Max Bonus Units Allowed = 894 Units

ADDITIONAL BONUSES

In addition to the open space bonus, Kingstowne has provided additional design features, amenities and/or recreational facilities such as:

Bifurcated Road Landscaping
14 Acre Recreational Lake
Adult Recreation Center
2 Community Recreation Centers
Hiking/Jogging Trails
Community Entrances Features
74 Acre Park
9 Acre Stream Valley Park
Special Landscaping Along Vepco Line Crossings
26 Tot Lots
15 Multi-Use Courts
8 Tennis Courts
2 Softball Fields
4 Soccer Fields
1 Practice Soccer Fields
1 Practice Tennis Court
1 Swimming Pools
3 Basketball Courts

PLUS OTHER FACILITIES (IE SOFA)

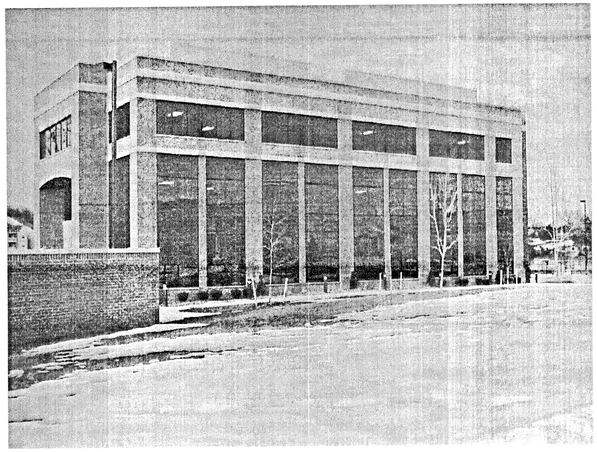
COMMONWEALTH OF VIRGINIA
WILSON C. BERRY
No. 4215
REGISTERED PROFESSIONAL ENGINEER

MAY 17, 2000
FEBRUARY 24, 2000

KMWM
CORPORATION OF VIRGINIA
ENGINEERS . PLANNERS . SURVEYORS
8317-C BACKLICK ROAD · ANNANDALE · VIRGINIA 22003 PHONE (703) 942-0226

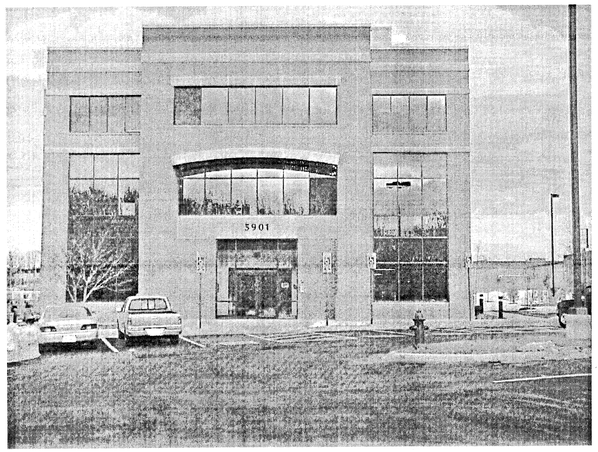
PROFFERED CONDITION AMENDMENT
KINGSTOWNE (PDH-4) SECTION 36B
LEE DISTRICT - FAIRFAX COUNTY, VIRGINIA

SCALE: 1"=600'
DATE NOVEMBER 15, 1999
FILE NO. 99005-08(36B)
SHEET 2 OF 4



REAR ELEVATION

NO SCALE

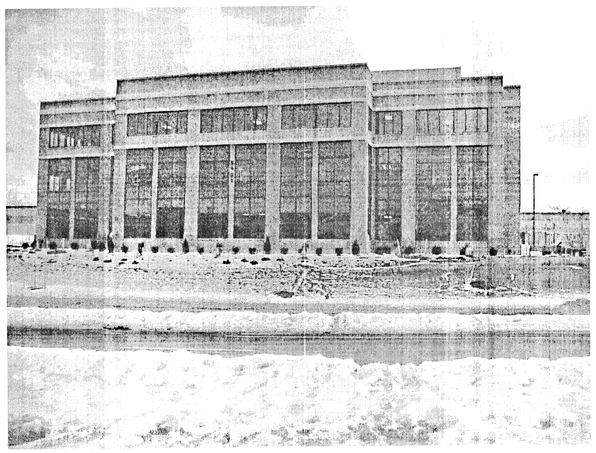


SIDE ENTRANCE ELEVATION

NO SCALE

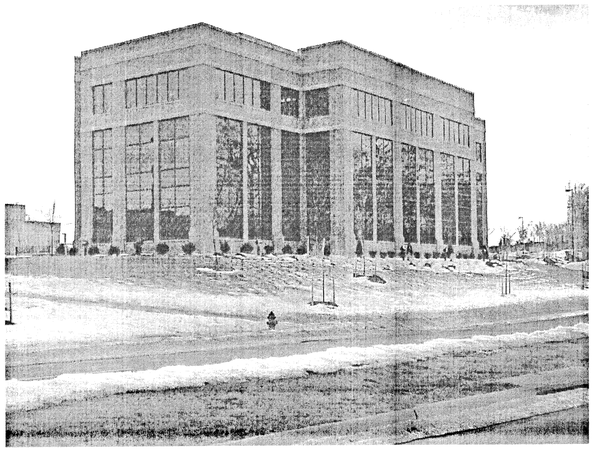
BOLLARD LIGHT

NO SCALE



FRONT ELEVATION

NO SCALE



SIDE ELEVATION

NO SCALE

UP-LIGHT

NO SCALE

THIS SHEET FOR ILLUSTRATIVE PURPOSES ONLY

Application No. RZA C-448-22 Staff C Lewis
APPROVED DEVELOPMENT PLAN
(DP) (GDP) (CDP) (FDP)
SEE PROFFERS DATED 6-21-00
Date of (BOS) (PC) approval 7-24-00
Sheet 3 of 4

BC Consultants
Planners • Engineers • Surveyors • Landscape Architects
12700 Fair Lakes Circle, Suite 100, Fairfax, VA 22033
(703)449-8100 (703)449-8108 (Fax)
BCcon@bccon.com

COMMONWEALTH OF VIRGINIA
DENNIS D. DIXON
No. 882
CERTIFIED LANDSCAPE ARCHITECT

ELEVATIONS

KINGSTOWNE SECTION 36B

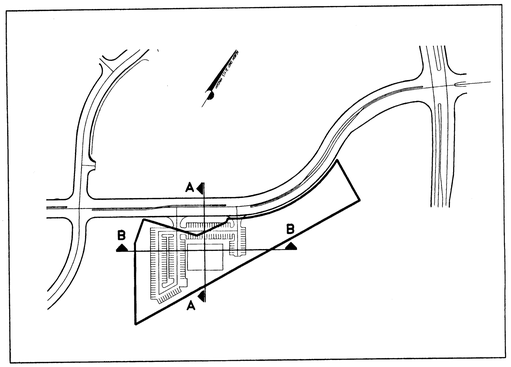
LEE DISTRICT
FAIRFAX COUNTY, VIRGINIA

BC REVISIONS
MAY 17, 2000

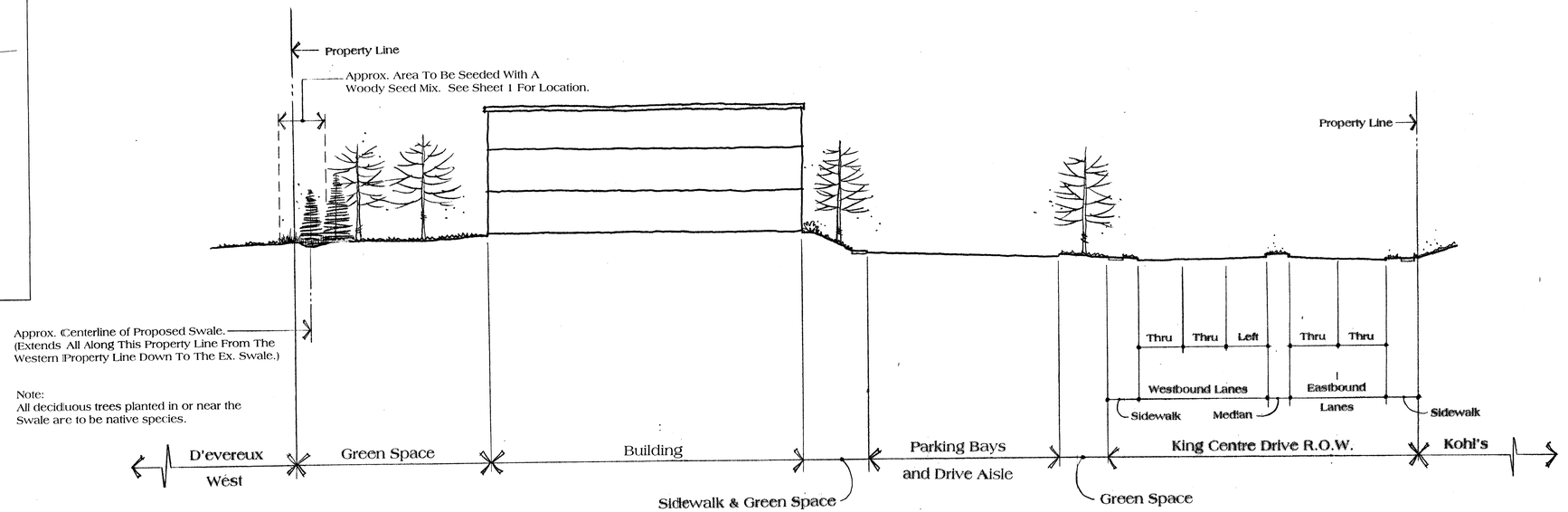
OWNER AND APPLICANT:
KINGSTOWNE COMMERCIAL, L.P.
2900 Linden Lane
Suite 300
Silver Spring, MD 20910

DESIGNED BY: DDD
DRAFTED BY: DDD
CHECKED BY: PLR
DATE: FEBRUARY 24, 2000
SCALE: HOR. N/A
VERT. N/A
SHEET 3 OF 4
CO. NO.
FILE NO. 99005.08(36B)
CADD NAME: KINGELEV.DWG

XREFS:



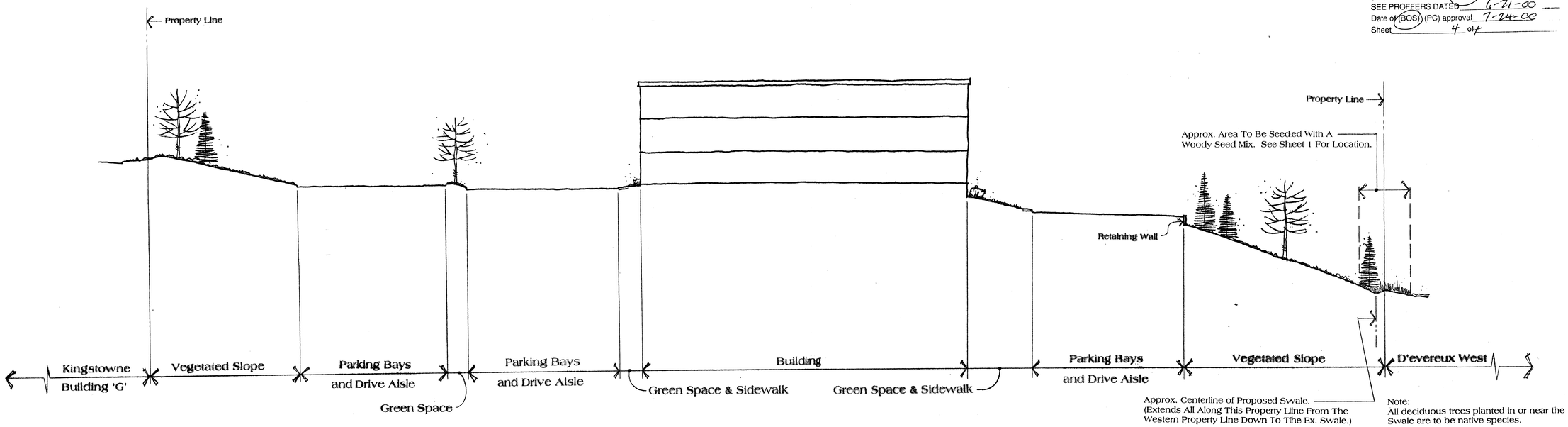
SECTION REFERENCE PLAN
NO SCALE



Section A – A

Scale: 1" = 20'

Application No.: PCA C-448-22 C-Lewis
APPROVED DEVELOPMENT PLAN
(DP) (GDP) (CDP) (FDP)
SEE PROFFERS DATED 6-21-00
Date of (BOS) (PC) approval 7-24-00
Sheet 4 of 4



Section B – B

Scale: 1" = 20'

THIS SHEET FOR ILLUSTRATIVE PURPOSES ONLY

BC Consultants
Planners • Engineers • Surveyors • Landscape Architects
12700 Fair Lakes Circle, Suite 100, Fairfax, VA 22033
(703)449-8100 (703)449-8108 (Fax)
BCcon@bccon.com

COMMONWEALTH OF VIRGINIA DENNIS D. DIXON No. 022 CERTIFIED LANDSCAPE ARCHITECT 2-25-00

SECTIONS

KINGSTOWNE SECTION 36B

LEE DISTRICT
FAIRFAX COUNTY, VIRGINIA

BC REVISIONS
REVISED MAY 17, 2000

OWNER AND APPLICANT:
KINGSTOWNE COMMERCIAL L.P.
2900 Linden Lane
Suite 300
Silver Spring, MD 20910

DESIGNED BY: DDD
DRAFTED BY: DDD
CHECKED BY: PLR
DATE: FEBRUARY 24, 2000
SCALE: HOR. AS NOTED VERT. N/A
SHEET 4 OF 4
CO. NO.
FILE NO. 99005-08 (36B)
CADD NAME: P36B-SEC.DWG

XREFS: