CONSTRUCTION DOCUMENTS

CHICK-FIL-A CLARKSBURG

FOR

PROPOSED

Chick-fil-A

W/ DRIVE-THRU

LOCATION OF SITE

22705 CLARKSBURG ROAD

MONTGOMERY COUNTY

CLARKSBURG, MD 20871

2ND ELECTION DISTRICT

TM:EV23, PARCEL:N191,

LOT 1,

BLOCK:AN/CABIN BRANCH

STANDARD ABBREVIATIONS

FOR ENTIRE PLAN SET

AASHTO	AMERICAN ASSOCIATION OF STATE HIGHWAY AND TRANSPORTATION OFFICIALS
AC	ACRE / ACRES
AD	AREA DRAIN
ADA	ACCESSIBLE / AMERICANS WITH DISABILITIES ACT
AG	ABOVE GROUND
APPROX	APPROXIMATE
ARCH	ARCHITECTURAL
ASPH	ASPHALT
ASSF	AREA SUBJECT TO STORMWATER FLOWAGE
ASSOC	ASSOCIATION
BC	BOTTOM OF CURB
BF	BASEMENT FLOOR
BIO	BIOGARDEN
BIT	BITUMINOUS
BK	BLOCK
BL	BASELINE
BLDG	BUILDING
BM	BENCH MARK
BRL	BUILDING RESTRICTION LINE
BVW	BORDERING VEGETATIVE WETLAND
CB	CATCH BASIN
CF	CUBIC FEET
CI	CURB INLET
CIT	CHANGE IN TYPE
CL	CENTER LINE
CMP	CORRUGATED METAL PIPE
CO	CLEAN OUT
CONC	CONCRETE
CONN	CONNECTION
COORD	COORDINATE
CPP	CORRUGATED PLASTIC PIPE
CY	CUBIC YARD
DEC	DECORATIVE
DEP	DEPARTMENT OF ENVIRONMENTAL PROTECTION
DET	DETENTION
DIA	DIAMETER
DMH	DRAINAGE MANHOLE
DOM	DOMESTIC
DOT	DEPARTMENT OF TRANSPORTATION
DP	DESIGN POINT
DWL	DASHED WHITE LINE
DYL	DOUBLE YELLOW LINE
EG	EXISTING GRADE
ELEC	ELECTRIC
ELEV	ELEVATION
EOR	ENGINEER OF RECORD
EP / EOP	EDGE OF PAVEMENT
ES / EOS	EDGE OF SHOULDER
EW	END WALL
EX	EXISTING
FDC	FIRE DEPARTMENT CONNECTION
FEMA	FEDERAL EMERGENCY MANAGEMENT AGENCY
FES	FLARED END SECTION
FF	FINISH / FIRST FLOOR
FFE	FINISH / FIRST FLOOR ELEVATION
FG	FINISH GRADE
FH	FIRE HYDRANT
FM	FORCE MAIN
FO	FIBER OPTIC
G	GRADE
GC	GENERAL CONTRACTOR
GEO	GEOTECH/GEOTECHNICAL
GF / GFE	GARAGE FLOOR ELEVATION (AT DOOR)
GFA	GROSS FLOOR AREA
GH	GRADE HIGH (WALL)
GL	GRADE LOW (WALL)
GRT	GRATE
GT	GREASE TRAP
GV	GATE VALVE
HDPE	HIGH DENSITY POLYETHYLENE
HOR	HORIZONTAL
HP	HIGH POINT
HW	HEADWALL
ICS	INLET CONTROL STRUCTURE
INF	INFILTRATION
INT	INTERSECTION
INV	INVERT
LF	LINEAR FOOT
LOC	LIMIT OF CLEARING
LOD	LIMIT OF DISTURBANCE
LOS	LINE OF SIGHT
LOW	LIMIT OF WORK
LP	LOW POINT
LS	LANDSCAPE
LSA	LANDSCAPE AREA
MAX	MAXIMUM
ME	MATCH EXISTING
MEP	MECHANICAL, ELECTRICAL, AND PLUMBING
MH	MANHOLE
MIN	MINIMUM
MJ	MECHANICAL JOINT
MUTCD	MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES
NOAA	NATIONAL OCEANIC AND ATMOSPHERIC ADMINISTRATION
NRCS	NATIONAL RESOURCE CONSERVATION SERVICE
O&M	OPERATIONS AND MAINTENANCE
OC	ON CENTER
OCS	OUTLET CONTROL STRUCTURE
OGS	OIL AND GRIT SEPARATOR
ORD	ORDINANCE
PA / POA	POINT OF ANALYSIS
PC	POINT OF CURVATURE
PCCR	POINT OF CURVATURE, CURB RETURN
PERF	PERFORATED
PG	PROPOSED GRADE
PI	POINT OF INTERSECTION
POG	POINT OF GRADE
PP	POLYPROPYLENE PIPE
PROP	PROPOSED
PT	POINT OF TANGENCY
PTCR	POINT OF TANGENCY, CURB RETURN
PVI	POINT OF VERTICAL INTERSECTION
PVMT	PAVEMENT
PVT	POINT OF VERTICAL TANGENCY
R	RADIUS / RADII
R/W	RIGHT-OF-WAY / RIGHTS-OF-WAY
RCP	REINFORCED CONCRETE PIPE
RD	ROOF DRAIN
REGS	REGULATIONS
RELO	TO BE RELOCATED
REQ	REQUIRED
RET	RETENTION
RET WALL	RETAINING WALL
RETO	TO BE RETURNED TO OWNER
RG	RAIN GARDEN
S	SLOPE
SAN	SANITARY SEWER
SESC	SOIL EROSION AND SEDIMENT CONTROL
SF	SQUARE FEET
SHLO	STATE HIGHWAY LAYOUT
SMH	SANITARY MANHOLE
STA	STATION
STM	STORM WATER / STORM SEWER
SWL	SINGLE/SOLID WHITE LINE
SWPPP	STORMWATER POLLUTION PREVENTION PLAN
TBA	TO BE ABANDONED
TBR	TO BE REMOVED
TBV	TO BE VACATED
TC	TOP OF CURB
Tc	TIME OF CONCENTRATION
TD	TRENCH DRAIN
TELE	TELECOMMUNICATIONS / TELEDATA
TPF	TREE PROTECTION FENCE
TR	TO REMAIN
TRANS	TRANSITION
TYP	TYPICAL
UG	UNDERGROUND
UP	UTILITY POLE
USGS	UNITED STATES GEOLOGICAL SURVEY
VERT	VERTICAL
VIF	VERIFY IN FIELD
W	WIDE / WIDTH
W/L	WATER LINE
WM	WATER METER
WQU	WATER QUALITY UNIT
YD	YARD DRAIN
#	NUMBER
#:#	SLOPE EXPRESSED IN HORIZONTAL:VERTICAL IN FEET
±	PLUS OR MINUS
°	DEGREE
Ø	DIAMETER
'	FEET/FOOT
"	INCHES

STANDARD DRAWING LEGEND

FOR ENTIRE PLAN SET

EXISTING NOTE	TYPICAL NOTE TEXT	PROPOSED NOTE
	LIMIT OF WORK	LOW LOW
	LIMIT OF DISTURBANCE	LOD LOD
	SAWCUT LINE	
	ONSITE PROPERTY LINE / R.O.W. LINE	
	NEIGHBORING PROPERTY LINE / INTERIOR PARCEL LINE	
	EASEMENT LINE	
	SETBACK LINE	
	CONCRETE CURB & GUTTER	CURB AND GUTTER; SPILL / TRANSITION; DEPRESSED CURB AND GUTTER
	UTILITY POLE WITH LIGHT	
	POLE LIGHT	
	TRAFFIC LIGHT	
	UTILITY POLE	
	TYPICAL LIGHT	
	ACORN LIGHT	
	TYPICAL SIGN	
	PARKING COUNTS	X
170 / 169	CONTOUR LINE	190 / 187
TC 516.4 OR 516.4	SPOT ELEVATIONS	FF 517.00; TC 516.00 BC 515.50; MEJG 516.00
SAN #	SANITARY LABEL	SAN-100
STM #	STORM LABEL	A-100
SL	SANITARY SEWER LATERAL	SL
W	UNDERGROUND WATER LINE	W
E	UNDERGROUND ELECTRIC LINE	E
G	UNDERGROUND GAS LINE	G
OH	OVERHEAD WIRE	OH
T	UNDERGROUND TELEPHONE LINE	T
C	UNDERGROUND CABLE LINE	C
	STORM SEWER	
S	SANITARY SEWER MAIN	S
	HYDRANT	
S	SANITARY MANHOLE	
D	STORM MANHOLE	
WM	WATER METER	
WV	WATER VALVE	
	GAS VALVE	
	GAS METER	G
	TYPICAL END SECTION	
	HEADWALL OR ENDWALL	
	GRATE INLET	
	CURB INLET	
	CLEAN OUT	
E	ELECTRIC MANHOLE	
T	TELEPHONE MANHOLE	
E#	ELECTRIC BOX	E
EP	ELECTRIC PEDESTAL	EP
	MONITORING WELL	
	TEST PIT	T-#
	BENCHMARK	
	BORING	B-#

GENERAL NOTES:

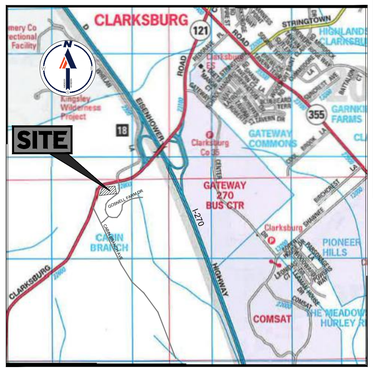
1. PROPERTY SIZE: 50.58 AC (OVERALL PROPERTY)
   3.11 AC OR 132,168 SF (CFA LOD)
2. ZONING: CRT
3. MDE WATERSHED: LITTLE SENECA CREEK, USE CLASS IV
4. SPECIAL PROTECTION AREA: CLARKSBURG SPA
5. AREA WITHIN SPA: 132,168 SF
6. PROPERTY INFORMATION: LOT 1, BLOCK AN, CABIN BRANCH
7. TYPE OF DEVELOPMENT: REDEVELOPMENT

APPLICANT / DEVELOPER

CHICK-FIL-A INC.
5200 BUFFINGTON RD.
ATLANTA, GA 30349
CONTACT: AUSTIN WHITLEY
PHONE: 470-599-9451

OWNER

SIMON/CLARKSBURG DEVELOPMENT LLC.
ADDRESS:
CLARKSBURG PREM OUTLETS
PO BOX 6120
INDIANAPOLIS IN 46206



LOCATION MAP

COPYRIGHT ADC THE MAP PEOPLE
PERMIT USE NO. 20602153-5
SCALE 1"=2000'

PREPARED BY

BOHLER

CONTACT: ROBERT KYTE

EMAIL: RKYTE@BOHLERENG.COM

DPS ZONING AND SITE PRE-CONSTRUCTION NOTE :

AN ON-SITE PRE-CONSTRUCTION MEETING IS REQUIRED TO BE SET UP WITH THE DEPARTMENT OF PERMITTING SERVICES (DPS), ZONING & SITE PLAN ENFORCEMENT DIVISION BEFORE ANY BUILDING CONSTRUCTION ACTIVITY OCCURS ON-SITE. THE OWNER OR HIS DESIGNEE WHO HAS SIGNATURE AUTHORITY, AND GENERAL CONTRACTOR MUST ATTEND THE PRE-CONSTRUCTION MEETING WITH THE DPS SITE PLAN ENFORCEMENT INSPECTOR. A COPY OF THE CERTIFIED SITE PLAN IS REQUIRED TO BE ON-SITE AT ALL TIMES. TO SCHEDULE A SITE PLAN INSPECTION WITH DPS, ZONING AND CODE COMPLIANCE SECTION (ZCCS), PLEASE CONTACT BRIAN KEELER, 240-581-4485.

ISSUED FOR CONSTRUCTION

SIGNATURE DATE SIGNATURE DATE

SIGNATURE DATE

THIS DOCUMENT IS NOT ISSUED BY BOHLER ENGINEERING FOR CONSTRUCTION WITHOUT THREE (3) SIGNATURES

PROJECT #:

REVISION DATE:

HORIZONTAL AND VERTICAL DATUM

MD STATE PLANE 83/91
NGVD29

CONTACT INFORMATION:

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EMAIL: EMCWILLIAMS@BOHLERENG.COM

ARCHITECT:
E+H ARCHITECTS
750 OLD HICKORY BLVD.
SUITE 150-2
BRENTWOOD, TN 37027
PHONE: 615-377-3111
CONTACT: MATT NOLL
EMAIL: MATTN@EANDHARCH.COM

REFERENCES

ALTA/NSPS LAND TITLE SURVEY
BOHLER ENGINEERING
22805 CLARKSBURG ROAD
2ND ELECTION DISTRICT
MONTGOMERY COUNTY, MD
FIELD DATE: 05/20/22
DATED: 06/14/22
PROJECT NO.: DB220013

SITE PLAN (820140160)
BOHLER ENGINEERING
CLARKSBURG PREMIUM OUTLETS AT CABIN BRANCH
DATED: 02/08/24
CERTIFIED: 04/04/25
JOB NO.: MDB220013.00

SITE UTILITIES:
SANITARY SEWER
WASHINGTON SUBURBAN SANITARY COMMISSION (WSSC)
14501 SWEITZER LANE, LAUREL, MD 20707
DAVE MARGOLIS
301-206-8604

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DEPARTMENT OF PERMITTING SERVICES (DPS)
2425 REEDIE DRIVE, 7TH FLOOR
WHEATON, MD 20902
MARK ETHERIDGE
240-777-6338

TRAFFIC ENGINEERING
MARYLAND STATE HIGHWAY ADMINISTRATION
9300 KENILWORTH AVE., GREENBELT, MD 20770
KWESI WOODROFFE
301-513-7300

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SHEET INDEX

CONSTRUCTION SET		
SHEET TITLE	SHEET NUMBER	
CIVIL SHEETS		
COVER SHEET & LEGEND	C-000	C-000
GENERAL NOTES	C-001	C-001
EXISTING CONDITIONS / DEMOLITION PLAN	C-100	C-100
EXISTING CONDITIONS / DEMOLITION PLAN	C-101	C-101
SITE PLAN	C-200	C-200
SITE PLAN	C-201	C-201
GRADING AND STORM DRAIN PLAN	C-300	C-300
WSSC SITE UTILITY PLAN	C-301	1
WSSC SITE UTILITY PLAN	C-302	2
WSSC SITE UTILITY PLAN	C-303	3
SEDIMENT CONTROL DETAILS FOR UTILITY CONSTRUCTION	C-304	4
ADA COMPLIANCE PLAN	C-305	C-305
SC/SWM COVER SHEET	C-306	SC/SWM 1
SEDIMENT CONTROL PLAN PHASE 1	C-307	SC/SWM 2
SEDIMENT CONTROL PLAN PHASE 2	C-308	SC/SWM 3
SEDIMENT CONTROL DRAINAGE AREA MAP PLAN	C-309	SC/SWM 4
SEDIMENT CONTROL NOTES AND DETAILS	C-310	SC/SWM 5
SEDIMENT CONTROL NOTES AND DETAILS	C-311	SC/SWM 6
OVERALL SWM AND ESD DRAINAGE AREA MAP	C-312	SC/SWM 7
SWM PLAN - MB-46 AND MB-50	C-313	SC/SWM 8
SWM PLAN - MB-49, MB-48, MB/BS-47, AND BS-54	C-314	SC/SWM 9
SWM DETAILS AND MATERIALS SPECS	C-315	SC/SWM 10
SWM EASEMENT EXHIBIT	C-316	SC/SWM 11
SWM LANDSCAPE PLAN - MB-46 AND MB-50	C-317	SC/SWM 12
SWM LANDSCAPE PLAN - MB-49 & MB-48	C-318	SC/SWM 13
SWM LANDSCAPE PLAN - MB-47 & BS-47	C-319	SC/SWM 14
SWM LANDSCAPE PLAN - BS-54	C-320	SC/SWM 15
SWM LANDSCAPE DETAILS AND MATERIALS SPECS	C-321	SC/SWM 16
STORM DRAIN AND PAVING PLAN	C-322	C-322
STORM DRAIN PROFILES	C-323	C-323
STORM DRAIN AND SITE DETAILS	C-324	C-324
CFA STANDARD DETAILS	C-400	C-400
CFA STANDARD DETAILS	C-401	C-401
CFA STANDARD DETAILS	C-402	C-402
CFA STANDARD DETAILS	C-403	C-403
LANDSCAPE PLAN	LL-101	LL-101
LANDSCAPE DETAILS	LL-102	LL-102
LIGHTING PLAN	LL-103	LL-103
LIGHTING DETAILS	LL-104	LL-104
STRUCTURAL SHEETS		
GENERAL NOTES AND PLANS	S100	S100
SITE PLAN AND RETAINING WALL LOCATIONS	S101	S101
STRUCTURAL AND TYPICAL DETAILS	S102	S102
TYPICAL DETAILS	S103	S103
TYPICAL DETAILS	S104	S104

Chick-fil-A
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M.J. BIRKLAND

PROFESSIONAL ENGINEER
MARYLAND LICENSE No. 34261
PROFESSIONAL CERTIFICATION
I, MICHAEL J. BIRKLAND, 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. 34261, EXPIRATION DATE: 05/14/27

CHICK-FIL-A
CLARKSBURG
22705 CLARKSBURG ROAD,
MONTGOMERY COUNTY
CLARKSBURG, MD, 20871

FSR#05280

BUILDING TYPE / SIZE: P14-SE-X-2-2023
RELEASE: -

REVISION SCHEDULE

NO.	DATE	DESCRIPTION

CONSULTANT PROJECT #	MDB220013.00
PRINTED FOR	
DATE	12/05/2024
DRAWN BY	JC/ALJ
CHECKED BY	BK

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SHEET
COVER SHEET & LEGEND

SHEET NUMBER
C-000

Aug 19, 2025
H:\2022\MDB220013.00\CAD\DRAWINGS\PLAN SETS\IFC - CONSTRUCTION DOCUMENTS\MDB220013 - CNDS - C-----LAYOUT: C-000 - COVER SHEET