

SHEET INDEX		
SHEET	MCDCPS FILE No.	TITLE
1	SMCO0001	Conceptual Plan View & Typical Details
2	SMCO0002	Drainage Area Map

LEGEND	
LIMITS OF DISTURBANCE	— CC —
PROPERTY LINE	—
EX. CONTOUR	— 320 —
EX. CURB & GUTTER	—
EX. STORM DRAIN	— Ex. 15" RCP —
EX. WALK	—
EX. OHV	— OHV —
EX. SEWER	— S —
EX. WATER	— W —
EX. ELECTRIC	— E —
EX. TREE	—
EX. SIGN	—
EX. GAS	— G —
NEW CONTOUR	— 320 —
NEW STORM DRAIN	—
NEW CURB & GUTTER	—
NEW WALK	—
EXISTING DRAINAGE DIVIDE	—
NEW DRAINAGE DIVIDE	—
EXISTING BUILDING	—
PROPOSED BUILDING	—



VICINITY MAP
SCALE 1"=2000'

SWM Concept Summary - Lot 5	
Design Engineer Contact Info:	Eric Lang, eLang@mhgs.com
General Property Information	
SM File No.	STORMWATERS-XXXXXX
Type of Concept	Preliminary Stormwater Management Concept
MNCP/PC Process/No.	Site Plan No. XXXXXXX
Property Address:	12330 PARKLAWN DR, ROCKVILLE, MD 20850-2627
Property Legal Description	Lot 5, Block 'F', Washington Rockville Industrial Park
Property Size:	0.89 Ac
Total Concept Area:	0.87 Ac
Zoning(s):	Existing II-1.0 Proposed II-2.0
Watershed and Stream Class:	Rock Creek (02140206) / Use Class I
Special Protection Area:	N/A
100 YR Floodplain:	N/A
Ex. % Impervious / New or Redevelopment	88% / Impervious
SWM Summary:	
Target PE / Proposed PE:	1.80' / 1.83'
Target ESDv / Provided ESDv:	4967 cf / 4743 cf
ESD Measures:	Planter Box Micro-bioretenion
Structural Storage Required/Provided:	N/A
Structural Measures:	N/A
Waiver Request: QL / QN / Both	None
Provided ESDv + Structural Storage + Requested to be Waived:	4743 cf
Other Information:	N/A

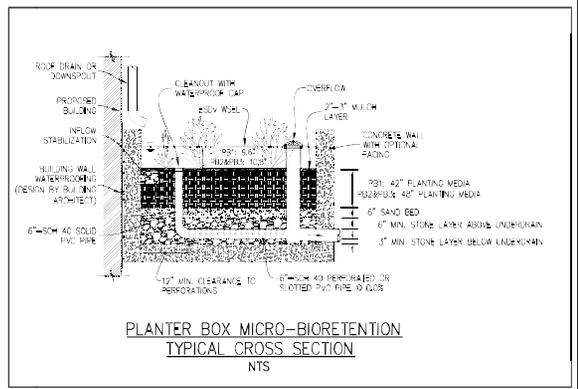
MHG
Civil Engineers
Land Planners
Landscape Architects
Land Surveyors

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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. 18995 Exp. Date: 06/22/2025

OWNER:
405 SELF STORAGE LLC
C/O WINDY SEASIDE
640 LOFTS STRAND LANE
ROCKVILLE, MD 20850



REVISIONS NO.	DESCRIPTION	DATE

TAK MAP H012 W55C 218 MAY 08
PLAT 10863
4TH ELECTION DISTRICT
MONTGOMERY COUNTY
MARYLAND

LOT 5
BLOCK "F"
WASHINGTON ROCKVILLE
INDUSTRIAL PARK

PROJ. MGR KGD
DRAWN BY EYL
SCALE AS NOTED
DATE 11/21/2025

PRELIMINARY
STORMWATER CONCEPT

SMCO0001
PROJECT NO. 2024.220.12
SHEET NO. 1 OF 1

FOR UTILITY LOCATIONS
CONTACT "ONE CALL" AT 811
AT LEAST 48 HOURS
PRIOR TO CONSTRUCTION

Know what's below.
Call before you dig.