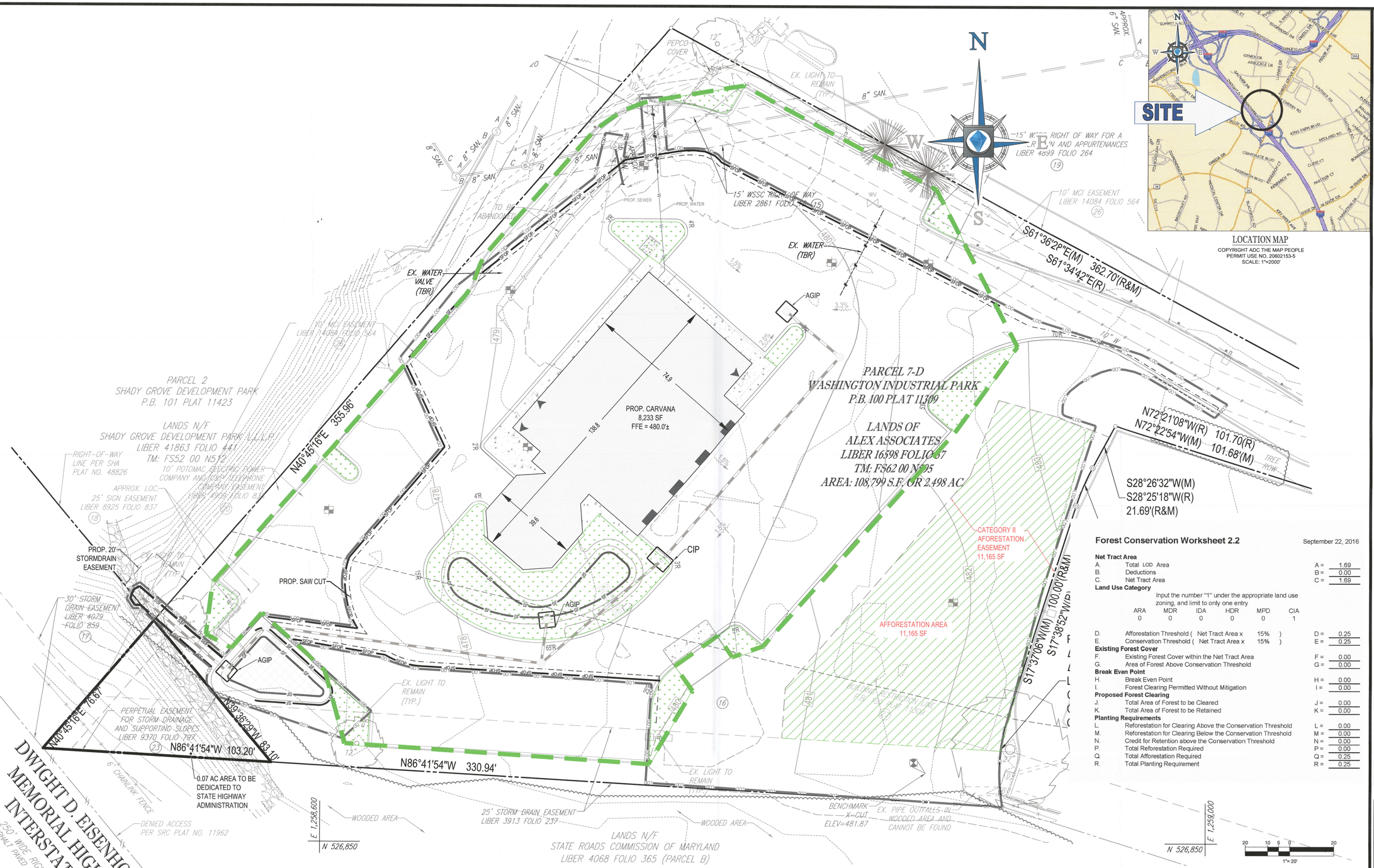


A MARYLAND REGISTERED PROFESSIONAL ENGINEER OR ARCHITECT SEAL AND SIGNATURE ON PLANS WILL BE ACCEPTED AS PRIMA FACIE EVIDENCE THAT PLANS ARE IN COMPLIANCE WITH APPLICABLE CODES AND REGULATIONS.

AFFORESTATION SUMMARY	
REQUIRED	11,042 SF (15% OF LOD)
	11,165 SF
TOTAL PROVIDED	11,165 SF (15.17% OF LOD)

LANDSCAPE SUMMARY	
PARKING AREA	65,378 SF
REQUIRED LANDSCAPE AREA	6,538 SF (10.00% OF PARKING AREA)
PROVIDED LANDSCAPE AREA	6,547 SF (10.01% OF PARKING AREA)

MINIMUM TREE SIZES FOR AFFORESTATION AREA		
TREE TYPE & SIZE	QUANTITY	NUMBER OF TREES NEEDED TO SATISFY REQUIREMENT
SHADE OR STREET TREES (2"-2.5" CALIPER)	100 TREES / ACRE	30 TREES IN PROPOSED AFFORESTATION AREA

SITE TABLE		
	SF	ACRES
LIMITS OF DISTURBANCE	73,616	1.69
NET TRACT AREA	105,851	2.43
AREA WITHIN 100 YR FLOODPLAIN	0	0
AREA OF EXISTING FOREST COVER	0	0
AREA OF PROPOSED FOREST COVER AND TREE RETENTION	0	0
AREA OF PROPOSED FOREST COVER CLEARING	N/A	N/A
AREA OF PROPOSED REFORESTATION AND AFFORESTATION	11,165	0.26

GENERAL NOTES

1. DEVELOPER/APPLICANT:
   CARVANA AUTO SUPERSTORES, INC.
   4020 E.INDIAN SCHOOL ROAD
   PHOENIX, AZ
   CONTACT: BRET SASSENBERG
   PHONE: (602) 692-4143
2. THIS PLAN IS BASED ON AN ALTA/ACSM TITLE SURVEY BY:
   "CARVANA, PARCEL 7-D,
   WASHINGTON INDUSTRIAL PARK,
   P.B. 100 PLAT 11309,
   15710 SHADY GROVE ROAD,
   CITY OF GAITHERSBURG
   MONTGOMERY COUNTY, MARYLAND"
   PREPARED BY BOHLER ENGINEERING
   DATE: 04/13/16
   PROJECT NO.: SB152157
3. THIS PLAN REFERENCES INFORMATION FROM THE APPROVED NRI/FSD FOR THE PROPERTY, PREPARED BY
4. PROPERTY IS PARCEL 7-D IN A PLAT OF SUBDIVISION KNOWN AS "WASHINGTONIAN INDUSTRIAL PARK AS RECORDED IN PLAT BOOK 100 AT PLAT 11309 AND BEING THE LANDS OF ALEX ASSOCIATES AS RECORDED IN LIBER 16598 FOLIO 37 ALL AMONG THE LAND RECORDS OF MONTGOMERY COUNTY, MARYLAND AND HAVING A TAX MAP NUMBER OF N595 0201 PER THE DEPARTMENT OF ASSESSMENTS.
5. NO FOREST STANDS EXIST ON-SITE.
6. THIS SITE IS SUBJECT TO THE MINIMUM AFFORESTATION REQUIREMENT OF 15% OR 16,553 SF. THE CITY OF GAITHERSBURG WILL COUNT TREES ON-SITE AND WITHIN THE RIGHT-OF-WAY AS CREDIT TOWARD THE AFFORESTATION REQUIREMENT, AND A $3 PER SF FEE-IN-LIEU (1:1 RATIO) WILL BE REQUIRED FOR ANY PLANTING SHORTAGES.
7. INVASIVE SPECIES AND REFUSE WILL BE REASONABLY REMOVED FROM FOREST CONSERVATION AREAS AND STREAM VALLEY BUFFERS PRIOR TO PLANTING.
8. THERE IS NO FOREST ON THE PROPERTY. LANDSCAPE TREES EXIST WITHIN THE PARKING ISLANDS AND ALONG THE PERIMETER OF THE PROPERTY, HOWEVER, NONE ARE OF SIGNIFICANT SIZE.
9. NO RARE, THREATENED, OR ENDANGERED SPECIES OF PLANTS OR ANIMALS WERE OBSERVED ON THE PROPERTY.
10. THE PROPERTY IS NOT WITHIN A SPECIAL PROTECTION AREA.

GENERAL NOTE:
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SCOPE PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

Forest Conservation Worksheet 2.2 September 22, 2016

Net Tract Area

A.	Total LOD Area	A =	1.69
B.	Deductions	B =	0.00
C.	Net Tract Area	C =	1.69

Land Use Category

Input the number "1" under the appropriate land use zoning, and limit to only one entry

ARA	MDR	IDA	HDR	MPD	CIA
0	0	0	0	0	1

D.	Afforestation Threshold (Net Tract Area x 15%)	D =	0.25
E.	Conservation Threshold (Net Tract Area x 15%)	E =	0.25

Existing Forest Cover

F.	Existing Forest Cover within the Net Tract Area	F =	0.00
G.	Area of Forest Above Conservation Threshold	G =	0.00

Break Even Point

H.	Break Even Point	H =	0.00
I.	Forest Clearing Permitted Without Mitigation	I =	0.00

Proposed Forest Clearing

J.	Total Area of Forest to be Cleared	J =	0.00
K.	Total Area of Forest to be Retained	K =	0.00

Planting Requirements

L.	Reforestation for Clearing Above the Conservation Threshold	L =	0.00
M.	Reforestation for Clearing Below the Conservation Threshold	M =	0.00
N.	Credit for Retention above the Conservation Threshold	N =	0.00
P.	Total Reforestation Required	P =	0.00
Q.	Total Afforestation Required	Q =	0.25
R.	Total Planting Requirement	R =	0.25

Planning Commission
ASDP-7407-2016
Exhibit #31

PROFESSIONAL CERTIFICATION
I, MATTHEW K. JONES, 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. 39999, EXPIRATION DATE: 3/15/2017

BOHLER™ ENGINEERING
SITE CIVIL AND CONSULTING ENGINEERING / LAND SURVEYING / LANDSCAPE ARCHITECTURE
SUSTAINABLE DESIGN / PERMITTING SERVICES / PROGRAM MANAGEMENT / TRANSPORTATION SERVICES
UPSTATE NEW YORK — PHILADELPHIA, PA — NORTHERN VIRGINIA
BOSTON, MA — PITTSBURGH, PA — RICHMOND, VIRGINIA
NEW YORK METRO — SOUTHEASTERN, PA — RALEIGH, NC
HARTFORD, CT — REHOBOTH BEACH, DE — CHARLOTTE, NC
NEW JERSEY — WILMINGTON, DE — AUSTIN, TX
SOUTHERN MARYLAND — SOUTH FLORIDA

THE INFORMATION, DESIGNS AND CONCEPTS OF THIS PLAN ARE PROPRIETARY AND FULL NOTE OF COPIES OR ANY PURPOSE WITHOUT PRIOR WRITTEN PERMISSION FROM BOHLER ENGINEERING. ALL APPROVED OR BUILT PROJECTS MUST BE REPORTED TO BOHLER ENGINEERING

REVISIONS

REV	DATE	COMMENT	BY
	7/18/16	100% SCHEMATIC	MMB
1	11/04/16	PER CITY COMMENTS	MMB

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE. IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL - 811
(WV 1-800-245-4848) (PA 1-800-242-1776) (DC 1-800-257-7777)
(VA 1-800-552-7001) (MD 1-800-257-7777) (DE 1-800-282-8555)

NOT APPROVED FOR CONSTRUCTION

PROJECT No.:	MB152157
DRAWN BY:	MB
CHECKED BY:	NBS
DATE:	6/21/16
SCALE:	1" = 20'
CAD I.D.:	FC1

PROJECT:
FOREST CONSERVATION PLAN
FOR
CARVANA
LOCATION OF SITE
15710 SHADY GROVE ROAD
MONTGOMERY COUNTY
GAITHERSBURG, MD 20877

BOHLER ENGINEERING
16701 MELFORD BLVD , SUITE 310
BOWIE, MARYLAND 20715
Phone: (301) 809-4500
Fax: (301) 809-4501
MD@BohlerEng.com

M.K. JONES
PROFESSIONAL ENGINEER

SHEET TITLE:
PRELIMINARY FOREST CONSERVATION PLAN

SHEET NUMBER:
1
OF 1

Ad # 12057320 Name CITY OF GAITHERSBURG FINANCE DEPT. Size 62 Lines P0010
Class 820 PO# ASDP-7407-2016 Authorized by Jasmine Forbes Account 1010122919

CERTIFICATE OF PUBLICATION

The Washington Post Company hereby certifies that it is the publisher of The Washington Post; that The Washington Post is a newspaper of general circulation, published daily in the City of Washington, District of Columbia; that The Washington Post has been so published continuously for more than one year prior to the date of first publication of the notice mentioned below; that the undersigned person is the duly authorized agent of The Washington Post Company to execute this certificate on its behalf; and that a notice of which the annexed is a true copy was printed and published in said newspaper on the following date(s) at a cost of $414.36 and was circulated in the Washington metropolitan area.

Published 2 time(s). Date(s):27 of October 2016
03 of November 2016

Account 1010122919

THE WASHINGTON POST

By

Nicole McKinney
BILLING MANAGER

NOTICE OF PUBLIC HEARING The Planning Commission of the City of Gaithersburg, Maryland, will conduct a public hearing on Schematic Development Plan ASDP-7407-2016 on WEDNESDAY NOVEMBER 16, 2016 AT 7:30 P.M. or as soon thereafter as this matter can be heard in the Council Chambers at 31 South Summit Avenue, Gaithersburg, Maryland. Application ASDP-7407-2016 request approval for an Amendment to the Schematic Development Plan. The application is requesting approval to demolish an existing restaurant building and construct a new 8,200 square foot Carvana automobile fulfillment center, which includes an associated seventy (70) foot tall car display tower. The subject property is located at 15710 Shady Grove Road and is zoned MXD (mixed use development). Further information may be obtained from the Planning and Code Administration Department at City Hall, 31 South Summit Avenue, between the hours of 8 a.m. and 5 p.m., Monday through Friday, or visit the City's website at: http://www.gaithersburgmd.gov/government/city-projects . Jasmine Forbes, Planner planning@gaithersburgmd.gov Planning and Code Administration

RECEIVED
NOV 07 2016
CITY OF GAITHERSBURG
FINANCE & ADMINISTRATION

Planning Commission
ASDP-74-7-2016
Exhibit #32

CITY OF GAITHERSBURG MARYLAND

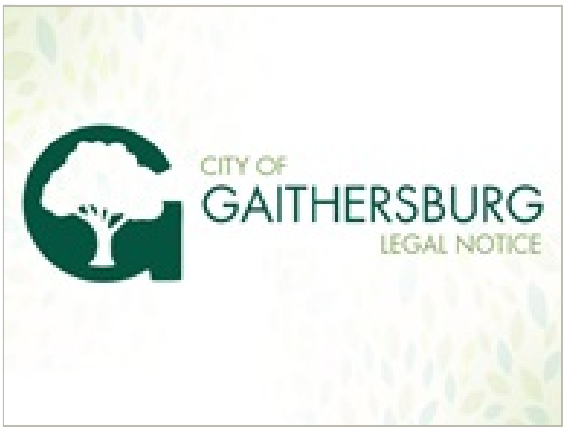
Notice:

- Veterans Day Closure Information
- Veterans Day Observance Information

Planning Commission Public Hearing Notice: Carvana, November 16, 2016

Email Print Share

Posted: October 14, 2016



The City of Gaithersburg Planning Commission will conduct a public hearing at the time and place noted below.

Meeting: **Planning Commission**
Application Type: **Amendment to Schematic Development Plan**
File Number: **ASDP-7407-2016**
Location: **15710 Shady Grove Road**
Applicant: **Vanessa Macdonald, Carvana**
Day/Date/Time: **Wednesday, November 16, 2016, 7:30 p.m.**
Place: **Council Chambers, Gaithersburg City Hall, 31 South Summit Avenue**

Application ASDP-7407-2016 has been filed requesting an amendment to the Schematic Development Plan. The Applicant is requesting approval to demolish an existing restaurant and construct a new 8,200 square foot Carvana automobile fulfilment center, which includes an associated seventy (70) foot tall car display tower. The subject property is located at 15710 Shady Grove Road and is zoned MXD (Mixed Use Development). Contact the Planning and Code Administration if you should have any questions and/or to learn more about this process and your ability to offer testimony and input.

Planning Commission
ASDP-7407-2016
Exhibit #33

Location

City Hall

31 South Summit Avenue
Gaithersburg, Maryland 20877-2038

Contact Information

Planning Services

301-258-6330
planning@gaithersburgmd.gov

Office Hours
Monday - Friday, 8 AM - 5 PM

CITY OF GAITHERSBURG MARYLAND

Notice:

- Veterans Day Closure Information
- Veterans Day Observance Information

Caravana ASDP-7407-2016

Email Print Share

Home / Government / City Projects / Caravana ASDP-7407-2016

Location

The subject property is located at 15710 Shady Grove Road and zoned MXD (Mixed Use Development). The property is adjacent to Interstate 270.

Proposal

Amendment to Schematic Development Plan (ASDP) Application, ASDP-7407-2016, has been submitted request approval to demolish an existing restaurant and to construct a new 8,200 square foot Carvana automobile fulfillment center , which includes a seventy (70) foot car display tower.

Planning Commission
ASDP-7407-2016
Exhibit #34

Status

A Public Hearing is scheduled before the Planning Commission on Wednesday, November 16, 2016 at 7:30 p.m. in the City Hall Council Chambers.

Contact Information

Planning Services

301-258-6330
planning@gaithersburgmd.gov

Office Hours
Monday - Friday, 8 AM - 5 PM

City of Gaithersburg
31 S. Summit Avenue
Gaithersburg MD 20877

Planning Commission
ASDP-7407-2016
Exhibit #35

NOTICE OF PUBLIC HEARING
PLANNING COMMISSION
NOVEMBER 16TH, 2016 at 7:30 PM
City Hall Council Chambers
31 S. Summit Avenue, Gaithersburg MD 20877

You are receiving this postcard to inform you of a proposal for change within 200 feet of your property or you have expressed an interest in the subject plan(s).

APPLICATION TYPE:	Amendment to Schematic Development Plan
FILE NUMBER:	ASDP-7407-2016
LOCATION:	15710 Shady Grove Road
PROPOSAL:	Construct an 8,200 square foot Carvana automobile fulfillment center a 70 foot height car display tower

For additional information, you may review the project file at the Planning and Code Administration offices located at City Hall, 31 S. Summit Avenue, Gaithersburg Maryland between the hours of 8:00 am and 5:00 pm Monday through Friday. You may also refer to the City web site at www.gaithersburgmd.gov or contact us via telephone at 301-258-6330.

owner_name_line_1	owner_name_line_2	owner_address_line_1
TRT 270 CENTER OWNER LLC		518 17TH ST, 17TH FLOOR
ALEX ASSOCIATES		C/O AUBINOE MANAGEMENT
SHADY GROVE DEV PARK LLLP		20457 SENECA MEADOWS PKWY
RED LOBSTER INNS OF AMERICA INC		C/O PROPERTY TAX 0010200
ISTAR BOWLING CENTERS II LP		C/O AMF BOWLING CENTERS INC
POTOMAC ENERGY HOLDINGS LLC		PO BOX 2810
	COMMUNITY MANAGEI	11300 ROCKVILLE PIKE SUITE 907
ALAN ROSEN		17017 SIOUX LN
ANDREA RIVERA	BRIGHTON WEST COND	PO BOX 87594
ANDREA UPTON	QUANTUM	5101 RIVER RD SUITE 101
ANDREW DRIER	QUANTUM	5101 RIVER RD SUITE 101
ANNIE GERALIS	VANGUARD MANAGEM	19538 AMARATH DR
APRIL DAY	COMMUNITY ASSOCIAT	18401 WOODFIELD RD STE H
BETH BRITTINGHAM	COMMUNITY MANAGEI	485 TSCHIFFELY SQUARE RD
BRIAN WEIBLINGER		147 APPLE BLOSSOM WAY
BRUCE BLUMBERG	ABARIS REALTY, INC.	7811 MONTROSE RD SUITE 110
CARLA JOHNSON	BENNINGTON HOA	29 GOODPORT LN
CHARLES VIA		313 SUMMIT HALL RD
CHERYL BERGER	ASSOCIATION BOOKEEP	849 QUINCE ORCHARD BLVD STE F
CLAUDE LUMPKINS	VISTA MANAGEMENT	1131 UNIVERSITY W BLVD SUITE 101
CRAIG CHUNG	THE MANAGEMENT GR(	20440 CENTURY BLVD
DAVID SAPOZNICK	SUMMIT MANAGEMEN	3833 FARRAGUT AVE
DEBBIE FLANDERS	POTOMAC OAKS COND(	780 QUINCE ORCHARD BLVD
ERIC DEHAVEN	COMMUNITY MANAGEI	11300 ROCKVILLE PIKE SUITE 907
EUGENIA MAYS	CLARITY ASSOCIATION M	PO BOX 86209
FLORINE HENDERSON	BRIGHTON WEST COND(	752 W SIDE DR
FRAN WINTER	RELDA SQUARE HOA PR	2 GLAZEBROOK CT
GARY SIMON	COMSOURCE MANAGEI	3414 MORNINGWOOD DR
GLENN LOVELAND	ABARIS REALTY, INC.	7811 MONTROSE RD SUITE 110
HELEN TRUPPO	VANGUARD MANAGEM	PO BOX 39
HERBERT DIAZ	COMSOURCE MANAGEI	3414 MORNINGWOOD DR
JACKIE SHAW		5 ANTIOCH RD
JEFF KIVITZ	MAIN STREET PROPERT\	9 PARK AVE
JIM KOSS	OAKBROOK MANAGEMI	P.O. BOX F
JOAN MEUNIER		944 WILD FOREST DR
JOANN SCHIMKE	WEST RIDING CITIZENS A	734 TIFFANY CT
JOSELYN WELLS	COMMUNITY ASSOCIAT	15742 CRABBS BRANCH WAY
JULIE HOFFMANN	IKO COMMUNITY MANA	3416 OLANDWOOD CT SUITE 210
KEVIN KAPP	VISTA MANAGEMENT	1131 UNIVERSITY W BLVD SUITE 101
L SCOTT WERTLIEB	VISTA MANAGEMENT	1131 UNIVERSITY W BLVD SUITE 101
LAURA ETCHISON	IKO COMMUNITY MANA	3416 OLANDWOOD CT SUITE 210
LISA FRANKLIN	PROCAM LLC	14904 NEW HAMPSHIRE AVE
LORI COHEN	FIRSTSERVICE RESIDENT	11351 RANDOM HILLS RD
MARC CERIO		112 TWELVE OAKS DR
MEREDITH METSCHULAT	PROPERTY MANAGEME	955 RUSSELL AVE STE A
MICHELE KENNEDY	COMSOURCE MANAGEI	3414 MORNINGWOOD DR

PATTY FLOYD	PAUL ASSOCIATES INC	6935 WISCONSIN AVE SUITE 400
PEGGY TOLAND	COMMUNITY ASSOCIAT	15742 CRABBS BRANCH WAY
PEYTON HARRIS	CAPITAL MANAGEMENT	12011 LEE JACKSON HWY SUITE 350
QUINN ODORIZZI	CMC PROPERTY MANAG	11300 ROCKVILLE PIKE SUITE 907
QUINNE ODORIZZI	THE MANAGEMENT GR(	20440 CENTURY BLVD
RAMON ESPIN	COMSOURCE MANAGEI	3414 MORNINGWOOD DR
RICHARD SKOBEL	MAIN STREET PROPERTI	9 PARK AVE
ROBERT FOGEL	ABARIS REALTY INC	7811 MONTROSE RD SUITE 110
RON GODSEY	M.T.M. MANAGEMENT	26223 RIDGE RD
RUCHITA PATEL	THE MANAGEMENT GR(	20440 CENTURY BLVD #100
SANDRA EWING	VANGUARD MANAGEM	PO BOX 39
SARA ROSSI	ALLIED REALTY CORP	7605 ARLINGTON RD SUITE 100
SEAN FARRELL	COMSOURCE MANAGEI	3414 MORNINGWOOD DR
SHIREEN AMBUSH	ABARIS REALTY	7811 MONTROSE RD SUITE 110
STEPHEN BELL		5 BARREL COOPER CT
STEVE LESKOWITZ	THE MANAGEMENT GR(	20440 CENTURY BLVD SUITE 100
TERRY CROMWELL	IKO COMMUNITY MANA	3416 OLANWOOD CT SUITE 210
TIMOTHY MULFORD	PROPERTY MANAGEME	955 RUSSELL AVE STE A
TOM ARMSTRONG		108 LONGDRAFT RD

owner_address_line_2	owner_address_city	owner_address_state	owner_address_zip_code
	DENVER	CO	80202
7507 ARLINGTON RD	BETHESDA	MD	20814
	GERMANTOWN	MD	20876
PO BOX 695019	ORLANDO	FL	32869
7313 BELL CREEK RD	MECHANICSVILLE	VA	23111
	LA PLATA	MD	20646
	ROCKVILLE	MD	20852
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20886
	BETHESDA	MD	20816
	BETHESDA	MD	20816
	GERMANTOWN	MD	20874
	GAITHERSBURG	MD	20879
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20878
	POTOMAC	MD	20854
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20877
	GAITHERSBURG	MD	20878
	SILVER SPRING	MD	20902
	GERMANTOWN	MD	20874
	KENSINGTON	MD	20895
	GAITHERSBURG	MD	20878
	ROCKVILLE	MD	20852
	MONTGOMERY VILLAG	MD	20886
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20878
	OLNEY	MD	20832
	POTOMAC	MD	20854
	GERMANTOWN	MD	20875
	OLNEY	MD	20832
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20877
	KENSINGTON	MD	20895
	GAITHERSBURG	MD	20879
	GAITHERSBURG	MD	20878
	DERWOOD	MD	20855
	OLNEY	MD	20832
	SILVER SPRING	MD	20902
	SILVER SPRING	MD	20902
	OLNEY	MD	20832
	SILVER SPRING	MD	20905
	FAIRFAX	VA	22030
	GAITHERSBURG	MD	20878
	GAITHERSBURG	MD	20879
	OLNEY	MD	20832

CHEVY CHASE	MD	20815
DERWOOD	MD	20855
FAIRFAX	VA	22033
ROCKVILLE	MD	20852
GERMANTOWN	MD	20874
ONEY	MD	20832
GAITHERSBURG	MD	20877
POTOMAC	MD	20854
DAMASCUS	MD	20872
GERMANTOWN	MD	20874
GERMANTOWN	MD	20875
BETHESDA	MD	20814
OLNEY	MD	20832
POTOMAC	MD	20854
GAITHERSBURG	MD	20878
GERMANTOWN	MD	20874
OLNEY	MD	20832
GAITHERSBURG	MD	20879
GAITHERSBURG	MD	20878

Planning Commission
ASDP-7407-2016
Exhibit #36

BC STEAK
Silver Birch Bar
RED LOBSTER
SIGN NOT POSTED
ON PROPERTY. SEE
ATTACHED MAP
PUBLIC MEETING
PLANNING COMMISSION
ASDP-7407-2016
AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN
WEDNESDAY
11/16/2016
10/19/2016

SIGN NOT POSTED
ON PROPERTY. SEE
ATTACHED MAP

PUBLIC MEETING

PLANNING COMMISSION

ASDP-7407-2016 — CARVANA
15710 SHADY GROVE ROAD

AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN

WEDNESDAY 11/16/2016 7:30 P.M.

GAITHERSBURG CITY HALL
31 SOUTH SUMMIT AVENUE

10/19/2016

PUBLIC MEETING
PLANNING COMMISSION
WEDNESDAY
10/19/2016

NO PARKING FIRE LANE

Gaithersburg
A CHARACTER COUNTS! CITY

PUBLIC MEETING

PLANNING COMMISSION

ASDP-7407-2016
FILE NO.

15710 CARVANA SHADY GROVE ROAD
LOCATION(S)

AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN
APPLICATION TYPE

WEDNESDAY
DAY

11/16/2016
DATE

7:30 P.M.

GAITHERSBURG CITY HALL
31 SOUTH SUMMIT AVENUE
www.gaithersburgmd.gov -301-258-6330

FIRE LANE

Gaithersburg
A CHARACTER COUNTS! CITY

PUBLIC MEETING

PLANNING COMMISSION

CARVANA

ASDP-7407-2016
FILE NO.

15710 SHADY GROVE ROAD
LOCATION(S)

AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN
APPLICATION TYPE

WEDNESDAY
DAY

11/16/2016
DATE

7:30 P.M.

GAITHERSBURG CITY HALL
31 SOUTH SUMMIT AVENUE
www.gaithersburgmd.gov -301-258-6330

NO PARKING FIRE LANE

PUBLIC MEETING

PLANNING COMMISSION

ASDP-7407-2016 CARVANA 15710 SHADY GROVE ROAD

AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN

WEDNESDAY 11/16/2016 7:30 P.M.

GAITHERSBURG CITY HALL,
31 SOUTH SUMMIT AVENUE
www.gaithersburgmd.gov 301-258-6330

BOWL

BOWLMOR

NO PARKING FIRE LANE

PUBLIC MEETING

PLANNING COMMISSION

ASDP-7407-2016 (FILE NO.)

15710 SHADY GROVE ROAD (CARVANA) (LOCATION)

AMENDMENT TO SCHEMATIC DEVELOPMENT PLAN

WEDNESDAY (DAY)

11/16/2016* (DATE)

7:30 P.M.

*GAITHERSBURG CITY HALL,
31 SOUTH SUMMIT AVENUE,
www.gaithersburgmd.gov 301-258-6330

LEED v4 for BD+C: New Construction and Major Renovation

Project Checklist

Project Name:
Date:

Y	?	N			
			Credit	Integrative Process	1

6	0	0	**Location and Transportation**		16
			Credit	LEED for Neighborhood Development Location	16
			Credit	Sensitive Land Protection	1
			Credit	High Priority Site	2
			Credit	Surrounding Density and Diverse Uses	5
5			Credit	Access to Quality Transit	5
			Credit	Bicycle Facilities	1
			Credit	Reduced Parking Footprint	1
1			Credit	Green Vehicles	1

4	0	0	**Sustainable Sites**		10
Y			Prereq	Construction Activity Pollution Prevention	Required
			Credit	Site Assessment	1
			Credit	Site Development - Protect or Restore Habitat	2
			Credit	Open Space	1
3			Credit	Rainwater Management	3
			Credit	Heat Island Reduction	2
1			Credit	Light Pollution Reduction	1

4	6	0	**Water Efficiency**		11
Y			Prereq	Outdoor Water Use Reduction	Required
Y			Prereq	Indoor Water Use Reduction	Required
Y			Prereq	Building-Level Water Metering	Required
2			Credit	Outdoor Water Use Reduction	2
	6		Credit	Indoor Water Use Reduction	6
			Credit	Cooling Tower Water Use	2
2			Credit	Water Metering	1

1	10	0	**Energy and Atmosphere**		33
Y			Prereq	Fundamental Commissioning and Verification	Required
Y			Prereq	Minimum Energy Performance	Required
Y			Prereq	Building-Level Energy Metering	Required
Y			Prereq	Fundamental Refrigerant Management	Required
			Credit	Enhanced Commissioning	6
	10		Credit	Optimize Energy Performance	18
			Credit	Advanced Energy Metering	1
			Credit	Demand Response	2
			Credit	Renewable Energy Production	3
1			Credit	Enhanced Refrigerant Management	1
			Credit	Green Power and Carbon Offsets	2

2	11	0	**Materials and Resources**		13
Y			Prereq	Storage and Collection of Recyclables	Required
Y			Prereq	Construction and Demolition Waste Management Planning	Required
	5		Credit	Building Life-Cycle Impact Reduction	5
	2		Credit	Building Product Disclosure and Optimization - Environmental Product Declarations	2
	2		Credit	Building Product Disclosure and Optimization - Sourcing of Raw Materials	2
	2		Credit	Building Product Disclosure and Optimization - Material Ingredients	2
2			Credit	Construction and Demolition Waste Management	2

9	3	0	**Indoor Environmental Quality**		16
Y			Prereq	Minimum Indoor Air Quality Performance	Required
Y			Prereq	Environmental Tobacco Smoke Control	Required
	2		Credit	Enhanced Indoor Air Quality Strategies	2
3			Credit	Low-Emitting Materials	3
1			Credit	Construction Indoor Air Quality Management Plan	1
2			Credit	Indoor Air Quality Assessment	2
1			Credit	Thermal Comfort	1
2			Credit	Interior Lighting	2
			Credit	Daylight	3
			Credit	Quality Views	1
	1		Credit	Acoustic Performance	1

1	0	0	**Innovation**		6
			Credit	Innovation	5
1			Credit	LEED Accredited Professional	1

0	0	0	**Regional Priority**		4
			Credit	Regional Priority: Specific Credit	1
			Credit	Regional Priority: Specific Credit	1
			Credit	Regional Priority: Specific Credit	1
			Credit	Regional Priority: Specific Credit	1

27	30	0	**TOTALS**	Possible Points:	110

Certified: 40 to 49 points, **Silver:** 50 to 59 points, **Gold:** 60 to 79 points, **Platinum:** 80 to 110

Planning Commission
ASDP-7407-2016
Exhibit #37