

**SOLTESZ, LLC**  
 JANAM OFFICE  
 4325 York Road Suite 200  
 Ashland, MD 20769  
 P 301.794.7655 F 301.794.7656

NO.	REVISIONS	DATE	BY	CHKD.
1	ISSUED FOR CONSTRUCTION	11/14/20	JS	MS
2	ISSUED FOR PERMIT	11/14/20	JS	MS
3	ISSUED FOR CONSTRUCTION	11/14/20	JS	MS
4	ISSUED FOR PERMIT	11/14/20	JS	MS

**MISS UTILITY NOTE**  
 ALL UTILITIES SHOWN ARE BASED ON RECORD DRAWINGS AND FIELD SURVEY. THE CONTRACTOR SHALL VERIFY THE LOCATION AND DEPTH OF ALL UTILITIES PRIOR TO CONSTRUCTION.

**OWNER/DEVELOPER**  
 DEWEY PROPERTIES, LLC  
 11111 DEWEY DRIVE, SUITE 100  
 BELLEVILLE, MO 63706

**APPLICANT**  
 SOLTESZ, LLC  
 4325 YORK ROAD, SUITE 200  
 ASHLAND, MD 20769

NO.	DATE	STATUS
1	11/14/20	ISSUED FOR PERMIT
2	11/14/20	ISSUED FOR CONSTRUCTION
3	11/14/20	ISSUED FOR PERMIT
4	11/14/20	ISSUED FOR CONSTRUCTION



**SITE PLAN**

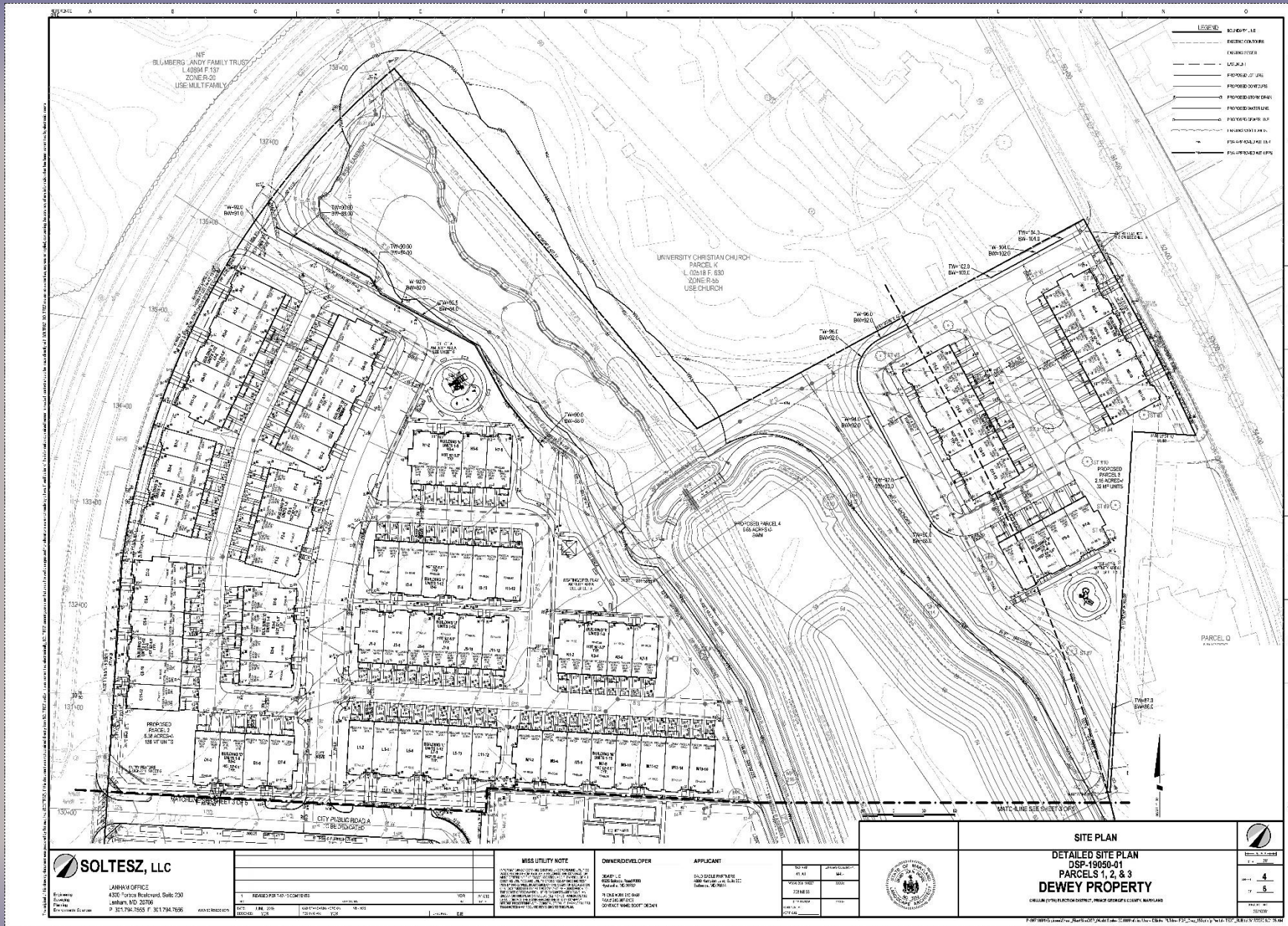
**DETAILED SITE PLAN**  
**DSP-19050-01**  
**PARCELS 1, 2, & 3**  
**DEWEY PROPERTY**

CALL FOR SPECIAL EXEMPTION, PRINCE GEORGE'S COUNTY, MARYLAND

NO.	DATE	STATUS
1	11/14/20	ISSUED FOR PERMIT
2	11/14/20	ISSUED FOR CONSTRUCTION
3	11/14/20	ISSUED FOR PERMIT
4	11/14/20	ISSUED FOR CONSTRUCTION

**Detailed Site Plan-Dewey Property-Parcel 1**

**DSP-19050-01**



**SOLTESZ, LLC**

JANHAM OFFICE  
 4327 Yorkland Gate 200  
 Ashland, MD 20769  
 P: 301.794.7655 F: 301.794.7656

1	REBAR FOR 14" CONCRETE	100	1/4"
2	REBAR FOR 12" CONCRETE	100	1/4"
3	REBAR FOR 10" CONCRETE	100	1/4"
4	REBAR FOR 8" CONCRETE	100	1/4"
5	REBAR FOR 6" CONCRETE	100	1/4"
6	REBAR FOR 4" CONCRETE	100	1/4"
7	REBAR FOR 3" CONCRETE	100	1/4"
8	REBAR FOR 2" CONCRETE	100	1/4"
9	REBAR FOR 1" CONCRETE	100	1/4"
10	REBAR FOR 0" CONCRETE	100	1/4"

**MISS UTILITY NOTE**  
 SEE MISS UTILITY NOTES ON SHEET 3 OF 4  
 SEE MISS UTILITY NOTES ON SHEET 4 OF 4

**OWNER/DEVELOPER**  
 DEWEY PROPERTY  
 4327 YORKLAND GATE 200  
 ASHLAND, MD 20769

**APPLICANT**  
 SOLTESZ, LLC  
 4327 YORKLAND GATE 200  
 ASHLAND, MD 20769

NO. 1	DATE	DESCRIPTION
1	10/21/20	ISSUED FOR PERMITS
2	11/10/20	ISSUED FOR PERMITS
3	12/15/20	ISSUED FOR PERMITS
4	01/14/21	ISSUED FOR PERMITS
5	02/11/21	ISSUED FOR PERMITS
6	03/11/21	ISSUED FOR PERMITS
7	04/08/21	ISSUED FOR PERMITS
8	05/07/21	ISSUED FOR PERMITS
9	06/04/21	ISSUED FOR PERMITS
10	07/01/21	ISSUED FOR PERMITS

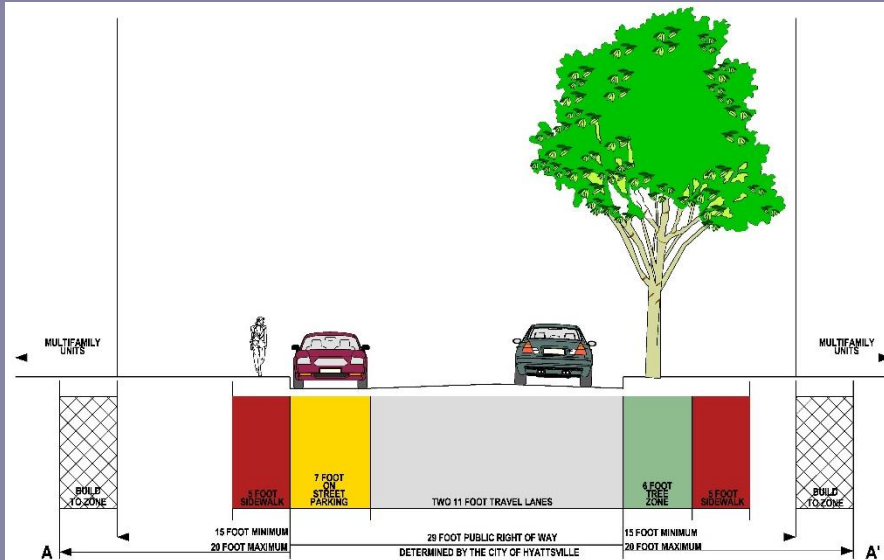


**SITE PLAN**  
**DETAILED SITE PLAN**  
 DSP-19050-01  
**PARCELS 1, 2, & 3**  
**DEWEY PROPERTY**  
 CHILLICOTHE ELECTION DISTRICT, PRINCE GEORGES COUNTY, MARYLAND

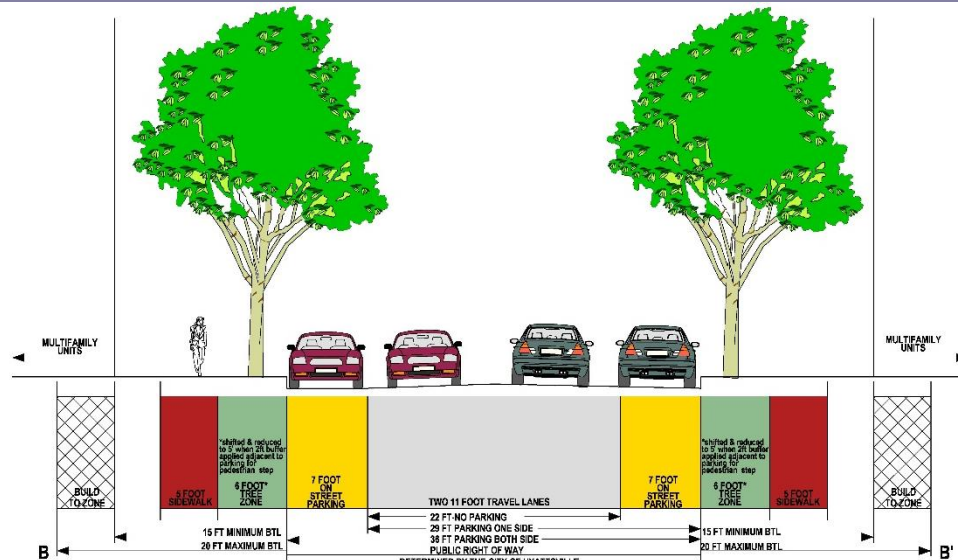
Sheet No.	4
Total Sheets	5
Date	10/21/20
Scale	AS SHOWN

**Detailed Site Plan-Dewey Property-Parcels 2 & 3**

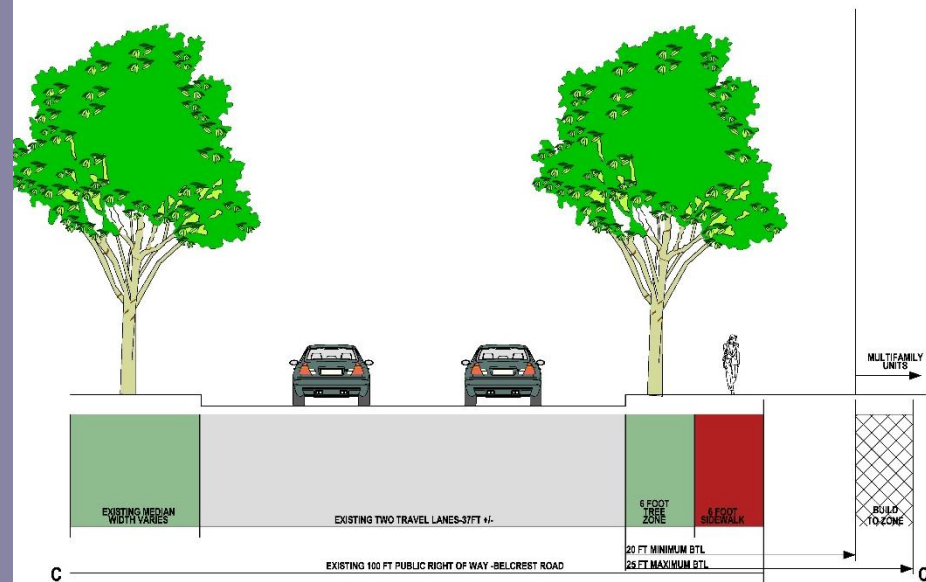
**DSP-19050-01**



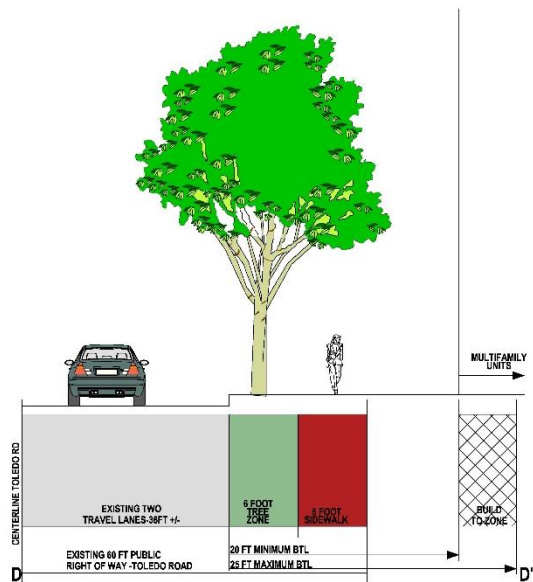
**PROPOSED ROAD 'A'**  
SCALE: 1"=5'



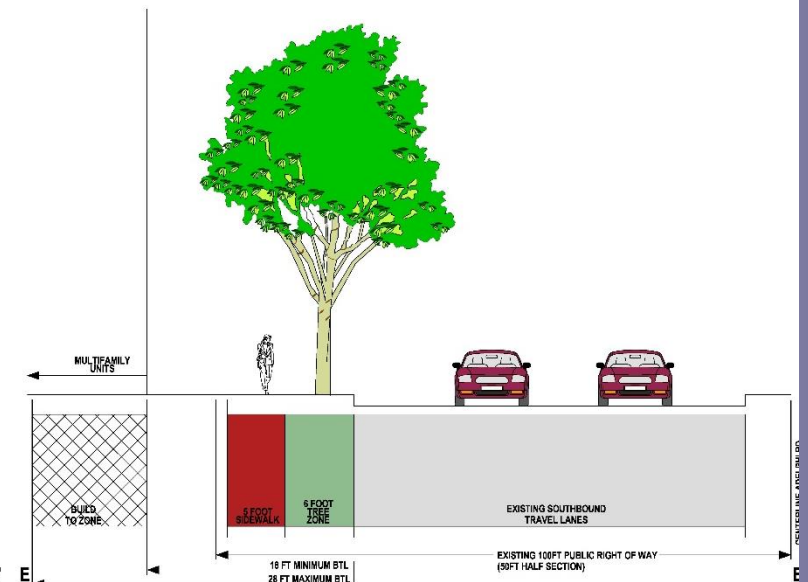
**PROPOSED ROAD 'B'**  
SCALE: 1"=5'



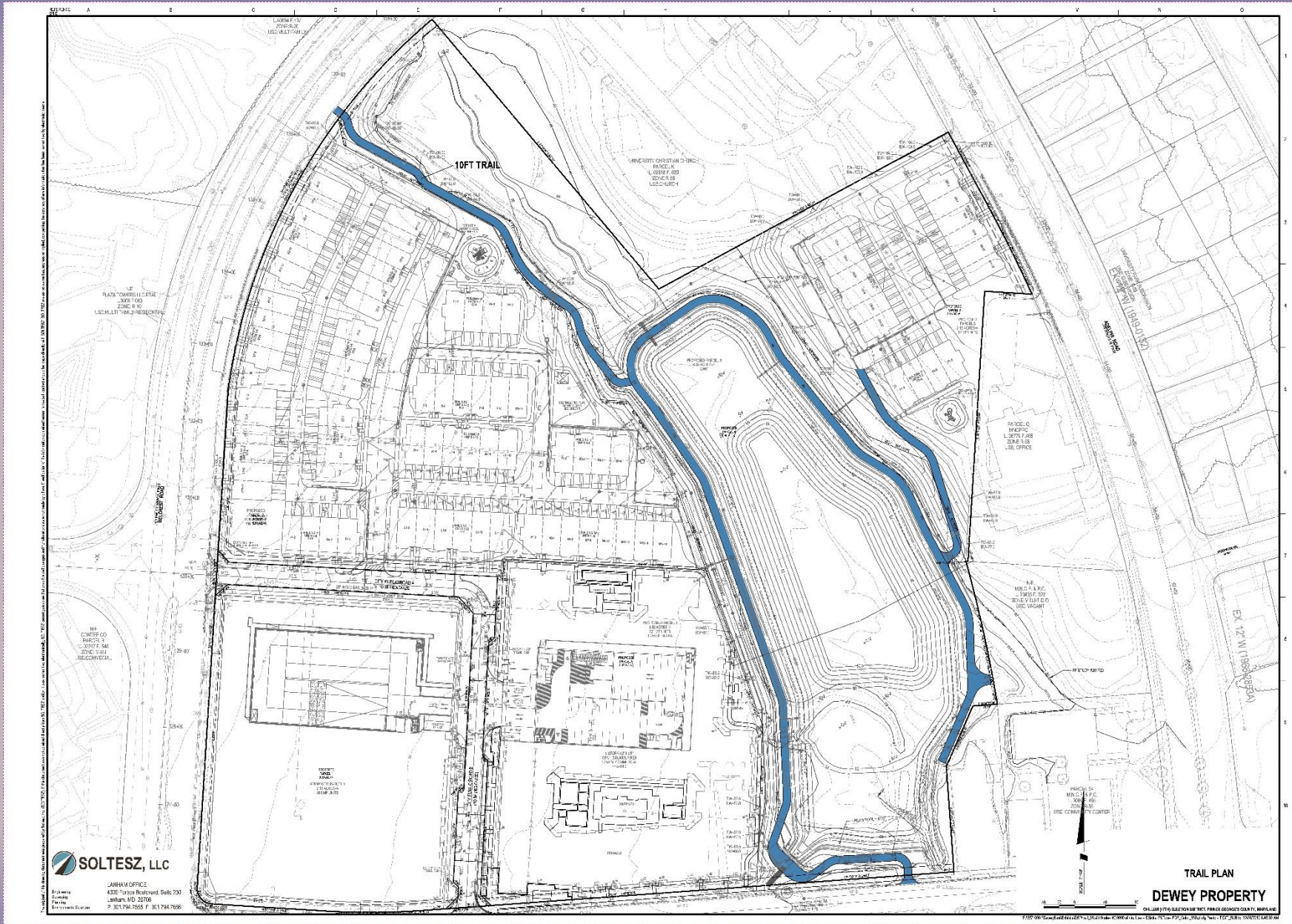
**EXISTING BELCREST ROAD SECTION C**  
SCALE: 1"=5'



**EXISTING TOLEDO ROAD SECTION D**  
SCALE: 1"=5'



**EXISTING ADELPHI ROAD SECTION E**  
SCALE: 1"=5'

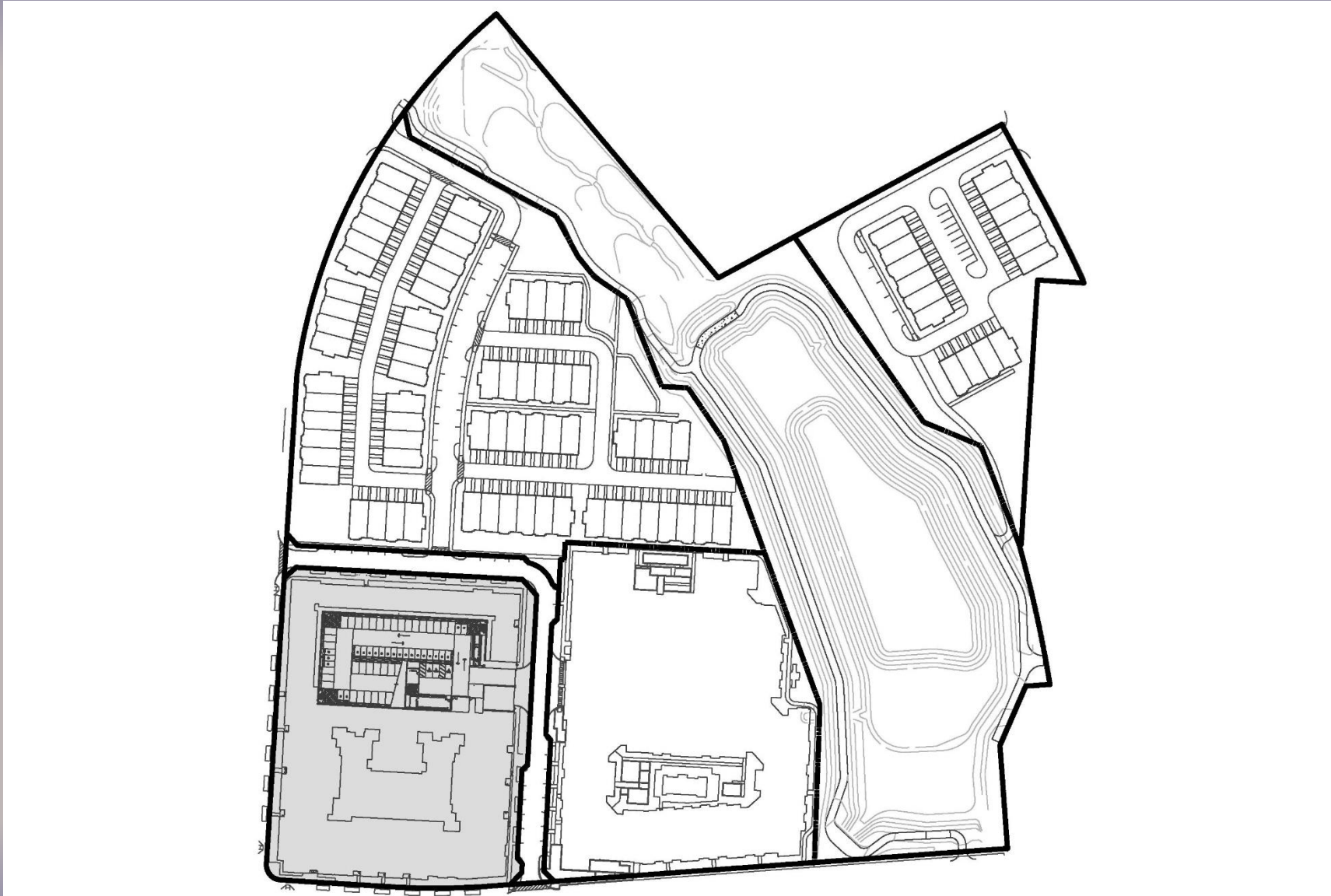


**SOLTESZ, LLC**

JANHAM OFFICE  
4300 Fortna Road, Suite 200  
JANHAM, MO 63070  
P: 314.734.7650 F: 314.734.7656

# Trail & SWM-Dewey Property

DSP-19050-01



**Dewey Property-Parcel 1**

**DSP-19050-01**



**South Elevation Parcel 1**

**DSP-19050-01**



**West Elevation Parcel 1**

**DSP-19050-01**





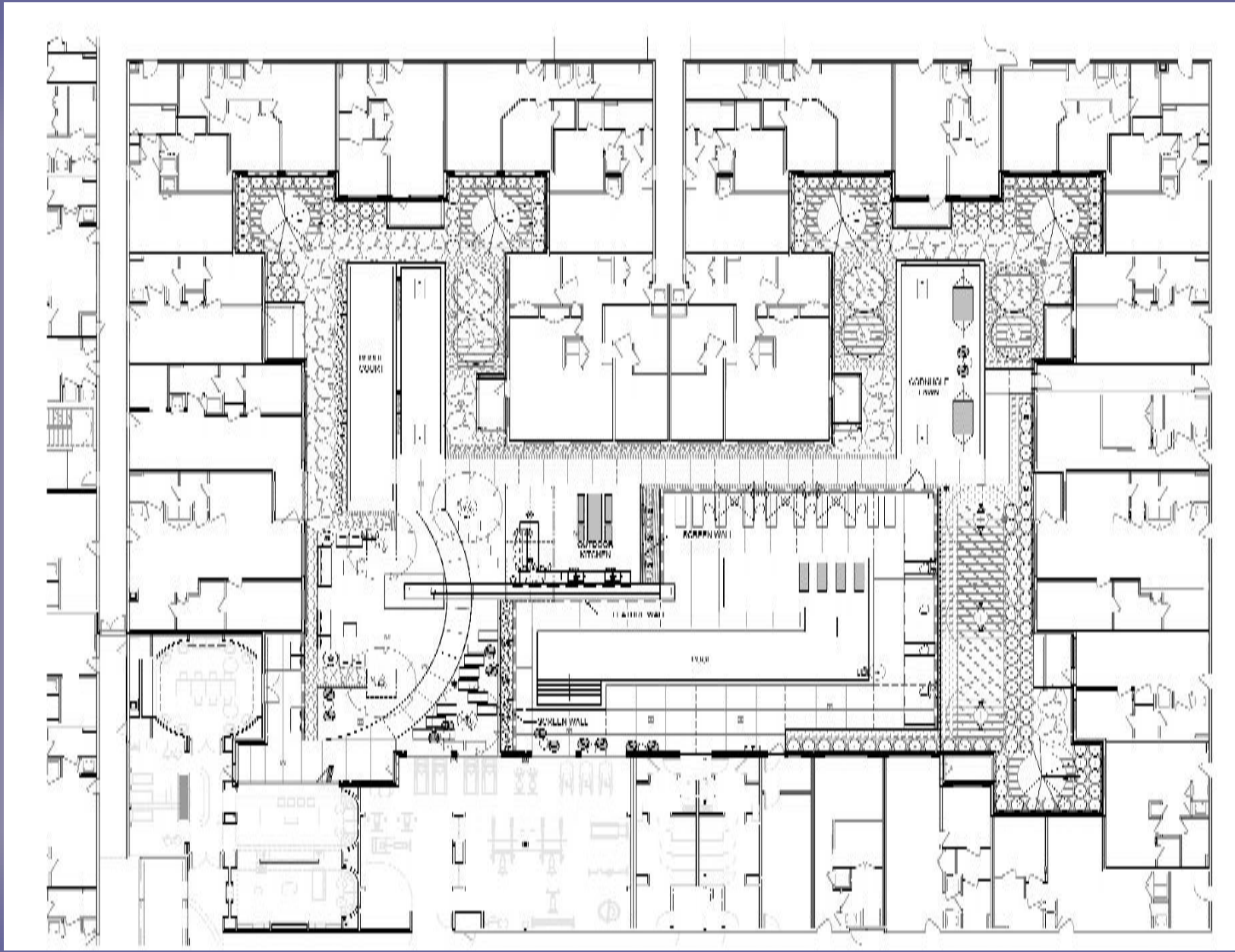
**North Elevation Parcel 1**

**DSP-19050-01**

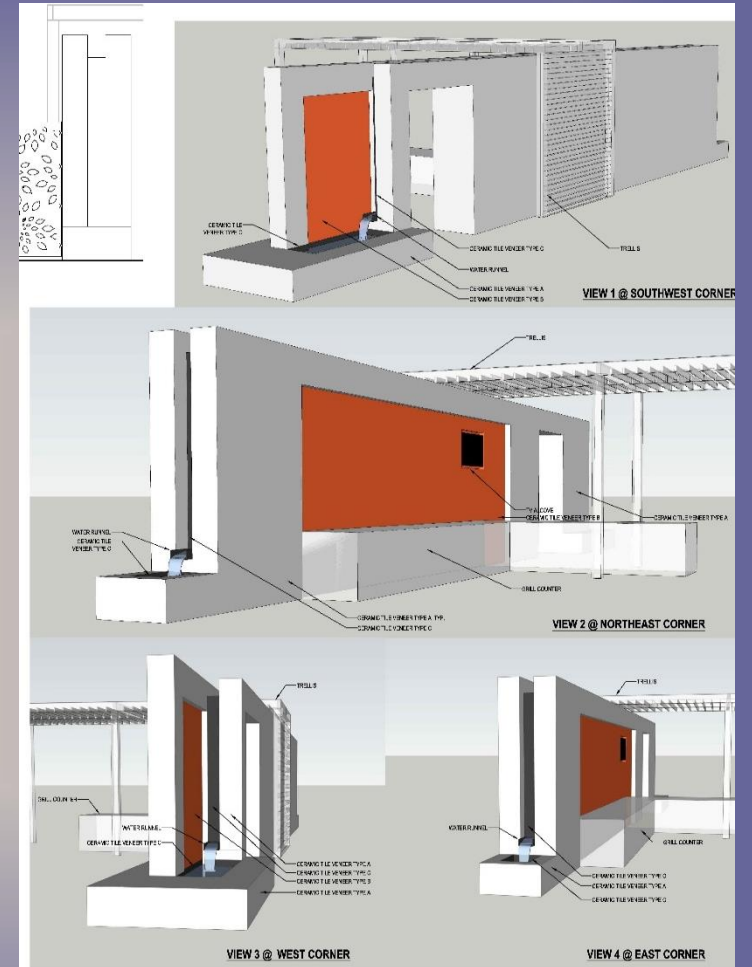
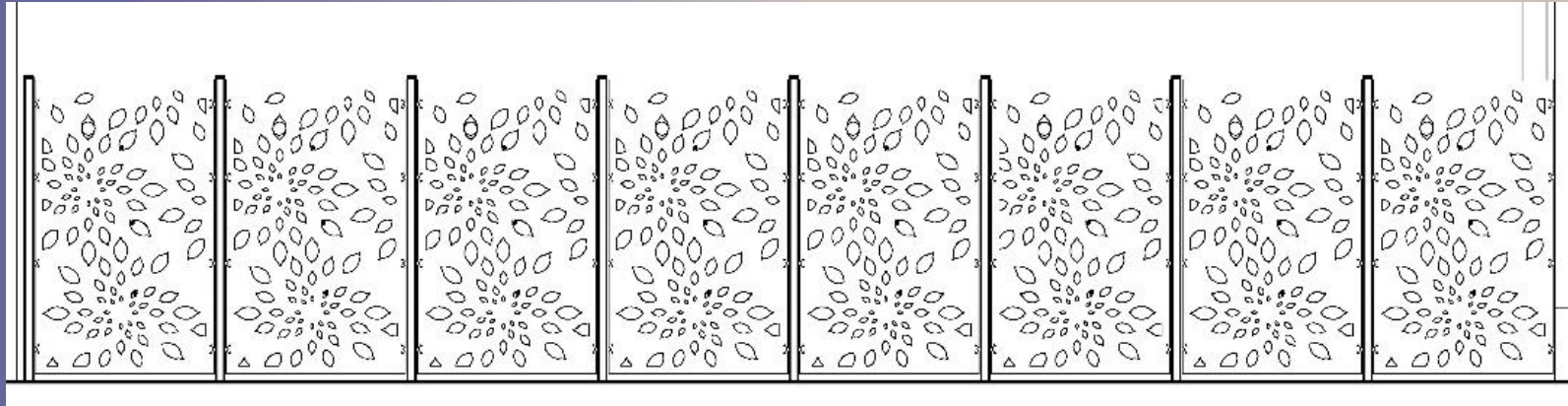


**East Elevation Parcel 1**

**DSP-19050-01**



**Recreation Facilities - Courtyard Parcel 1**



**FURNITURE**



ARMLESS SOFA



LOUNGE CHAIR



LOUNGE CHAIR



DINING BENCH



DINING TABLE



END TABLE



HAMMOCK



LOUNGE CHAIR



OTTOMAN



LOUNGE CHAIR



UMBRELLA

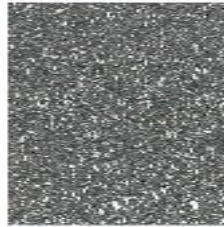


TRASH RECEPTACLE

**FINISHES**



PLANK WOOD FINISH



SLIPPERY STONE FINISH



MULTI-COLORED STONE FINISH



GLAZED TILE



SOLID COLOR



GRILL COUINTER TOP



SOLID COLOR FINISH



TEXTURED WALL TILE - A



TEXTURED WALL TILE - B



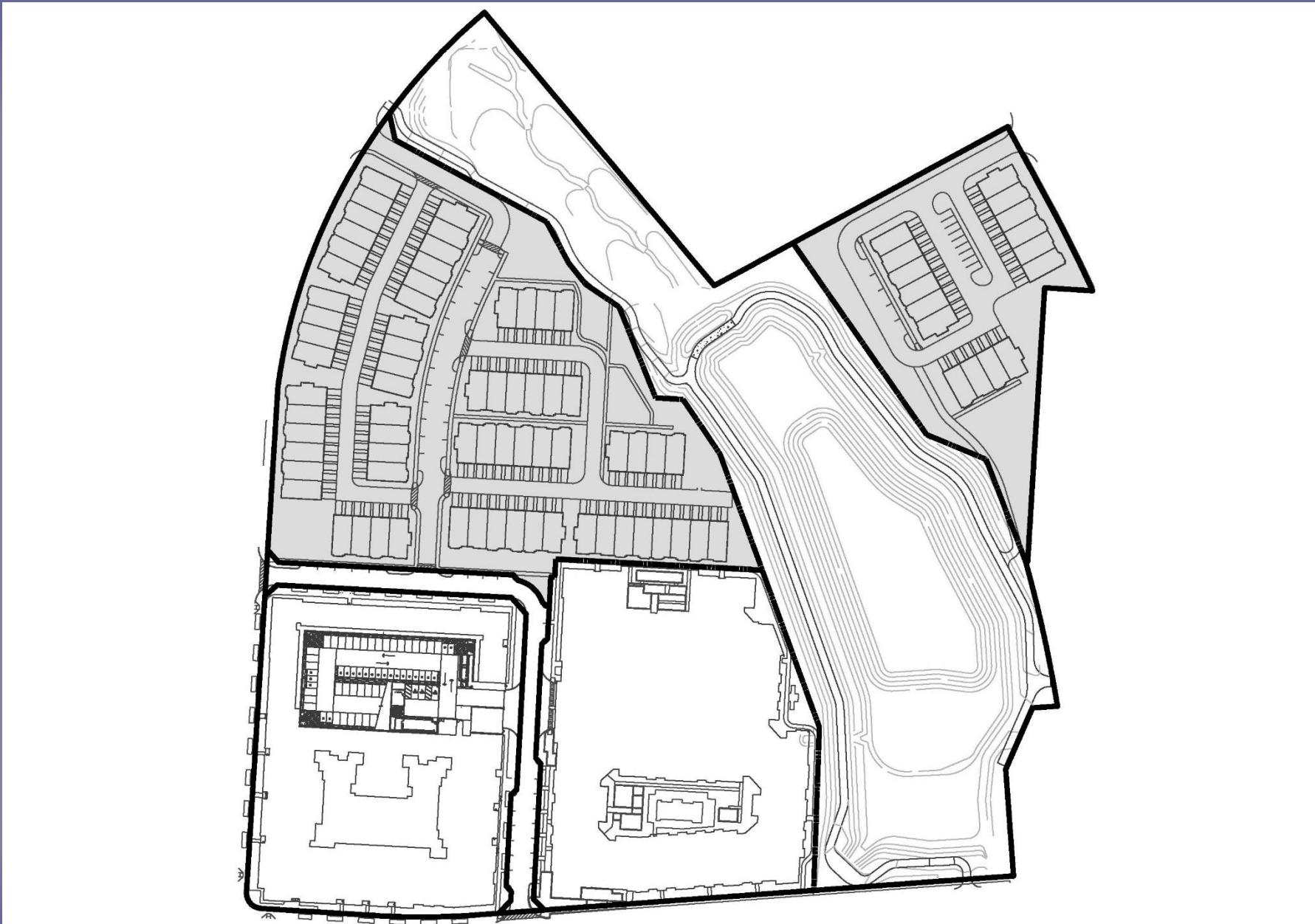
TEXTURED WALL TILE - C



TABLE LAMP



FLOOR LAMP



**Dewey Property Parcels 2 & 3**

**DSP-19050-01**



**Perspective-Parcels 2 & 3**

**DSP-19050-01**



**Front Elevation—Parcels 2 & 3**

**DSP-19050-01**





**Rear Elevation-Parcels 2 & 3**

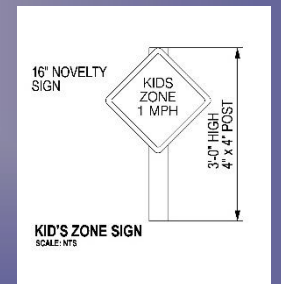
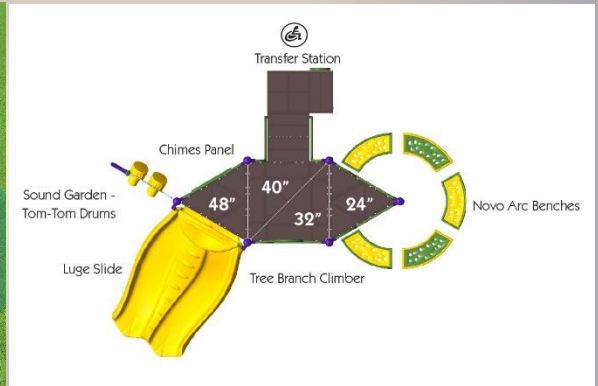
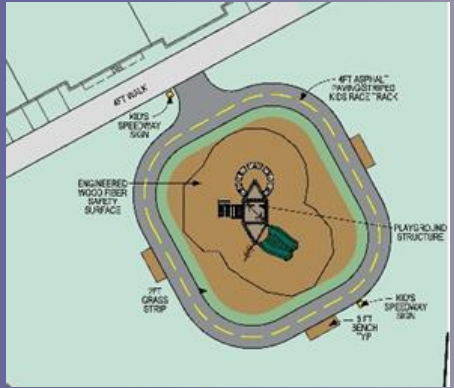
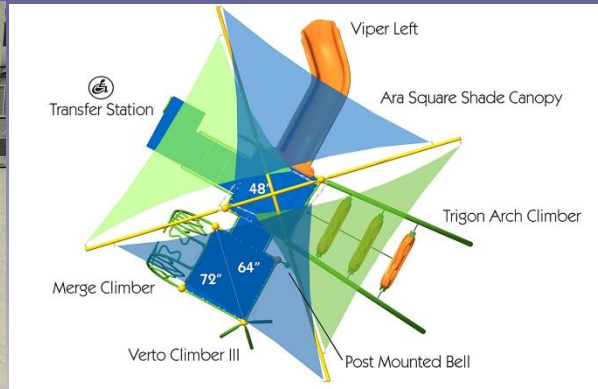
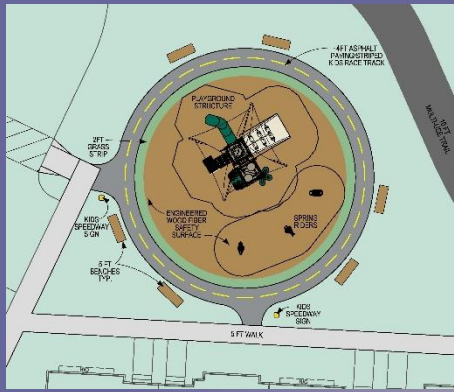
**DSP-19050-01**



**One level brick on high visibility sides and an optional water closet on each end**

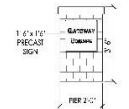
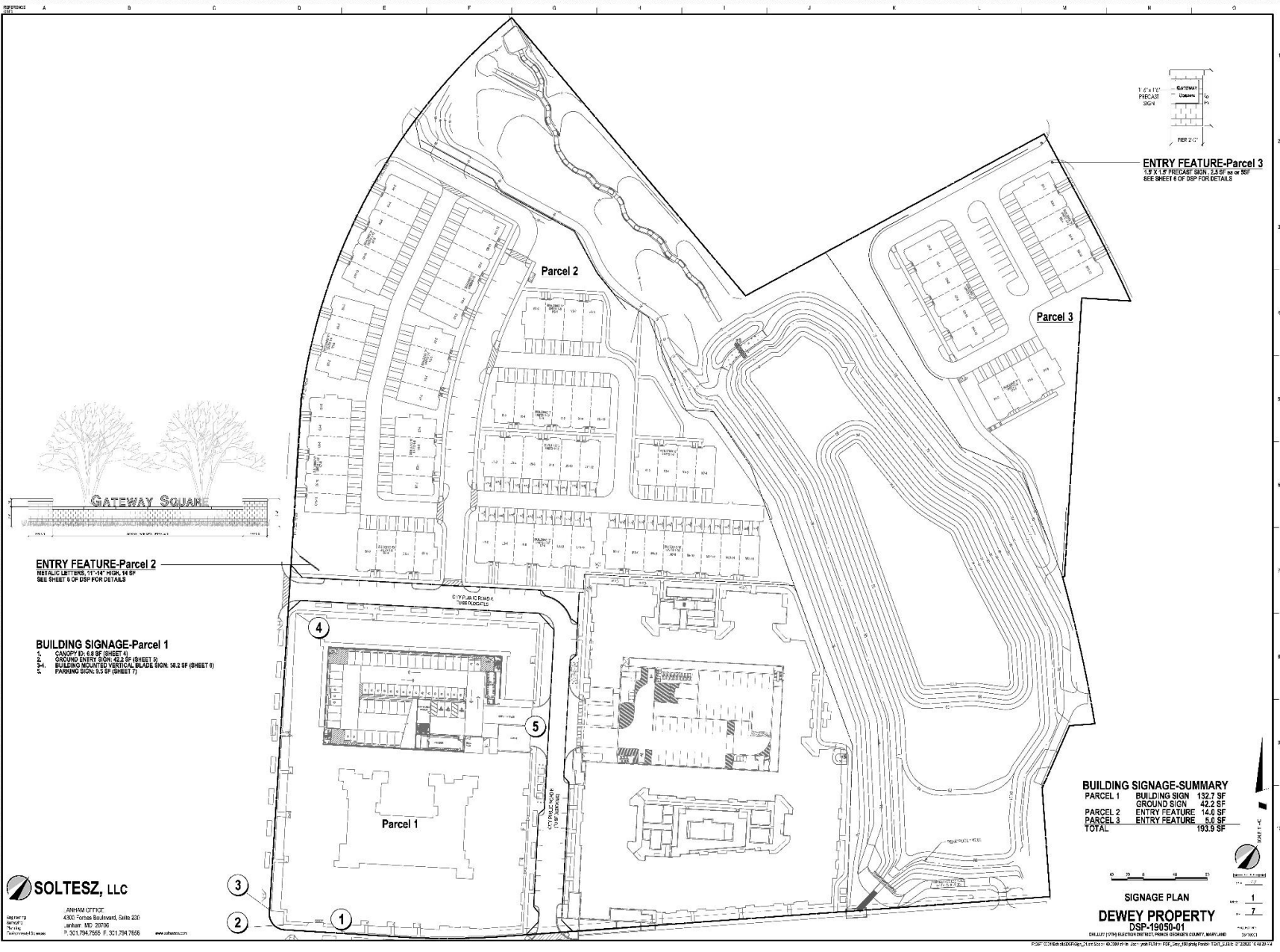
**Side Elevations-Parcels 2 & 3**

**DSP-19050-01**

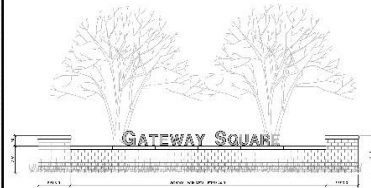


**Recreation Facilities-Parcels 2 & 3**

**DSP-19050-01**



**ENTRY FEATURE-Parcel 3**  
 1.6' X 1.6' PRECAST SIGN, 2.5' SF (SEE REF.)  
 SEE SHEET 6 OF DSP FOR DETAILS



**ENTRY FEATURE-Parcel 2**  
 METALIC LETTERS, 11' X 14' HIGH, 14 SF  
 SEE SHEET 5 OF DSP FOR DETAILS

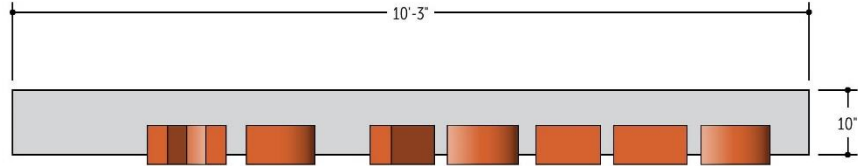
**BUILDING SIGNAGE-Parcel 1**  
 1. CANOPY SIGN: 14 SF (SHEET 7)  
 2. GROUND ENTRY SIGN: 42.2 SF (SHEET 9)  
 3. BUILDING MOUNTED VERTICAL BLADE SIGN: 38.2 SF (SHEET 8)  
 4. PARKING SIGN: 5.6 SF (SHEET 7)

**BUILDING SIGNAGE-SUMMARY**

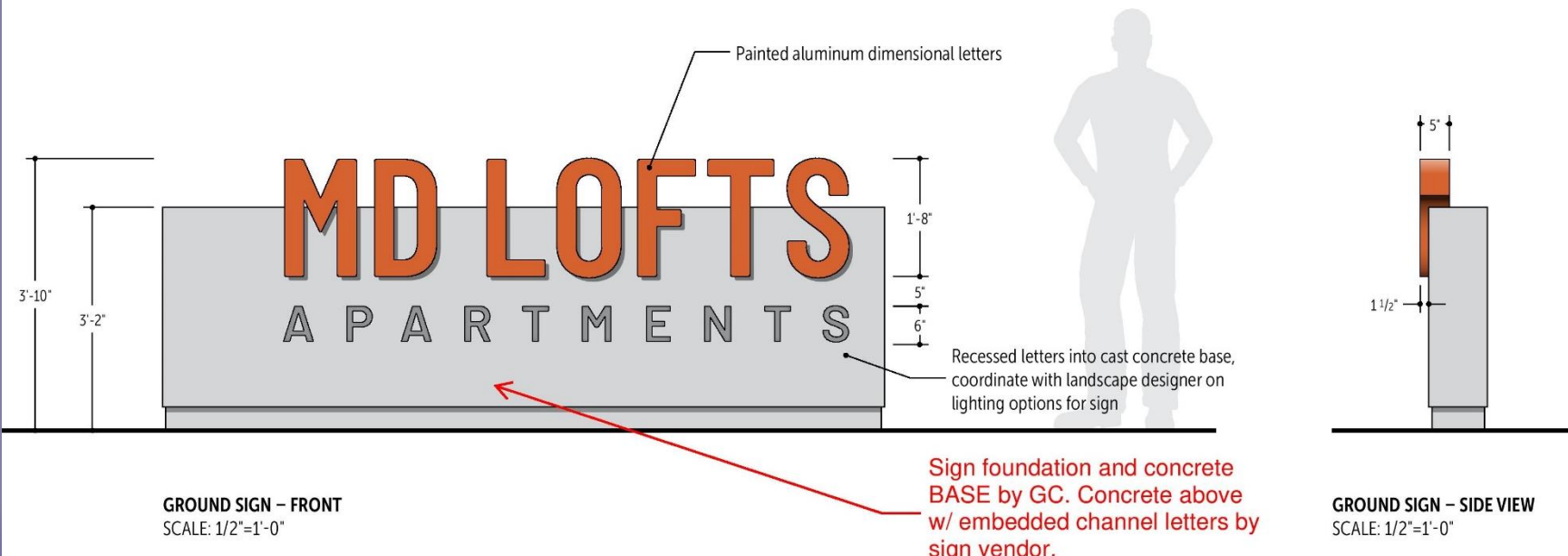
PARCEL 1	BUILDING SIGN	132.7 SF
	GROUND SIGN	42.2 SF
PARCEL 2	ENTRY FEATURE	14.0 SF
PARCEL 3	ENTRY FEATURE	5.0 SF
<b>TOTAL</b>		<b>193.9 SF</b>

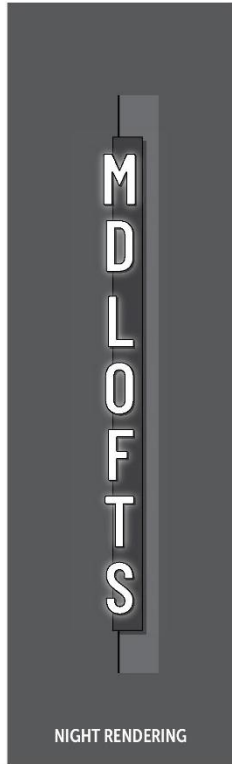
**SIGNAGE PLAN**  
**DEWEY PROPERTY**  
**DSP-19050-01**

**SOLTESZ, LLC**  
 ANHAM OFFICE  
 4300 Forbes Boulevard, Suite 200  
 Lanham, MD 20706  
 P: 301.784.7665 F: 301.784.7668  
 www.soltesz.com



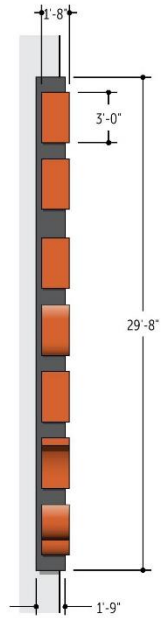
**GROUND SIGN – TOP VIEW**  
SCALE: 1/2"=1'-0"



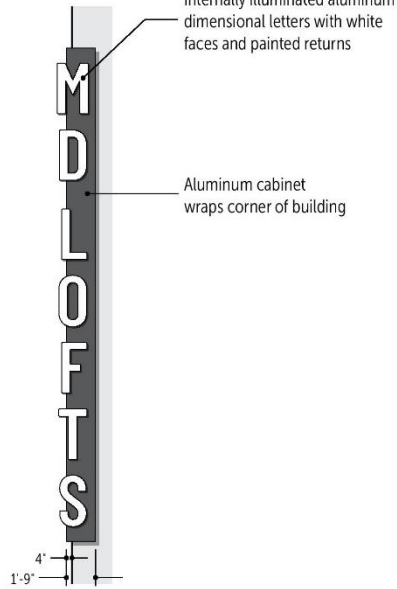


Dimensional letters and cabinet wrap building

TOP VIEW  
SCALE: 1/8"=1'-0"



SIDE VIEW  
SCALE: 1/8"=1'-0"



SIGN ELEVATION  
SCALE: 1/8"=1'-0"

58.127 square feet

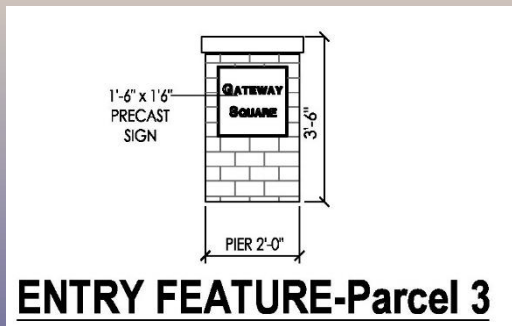
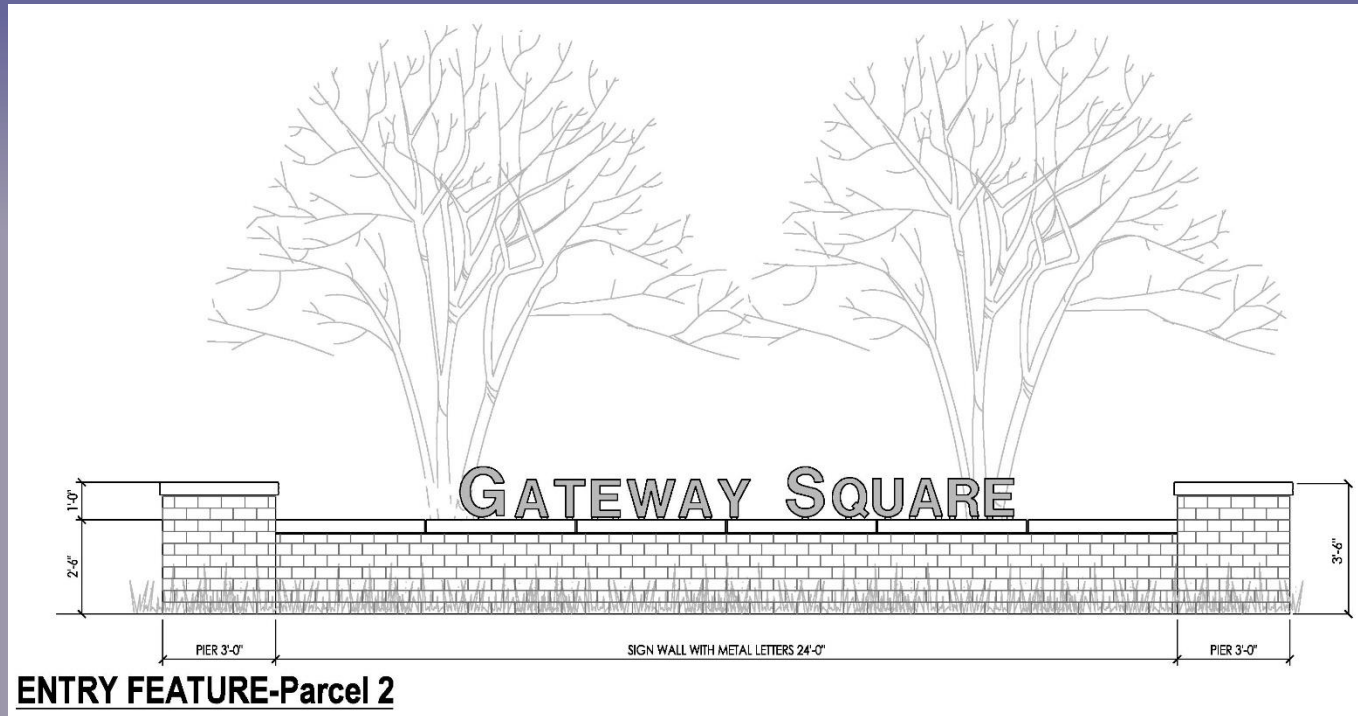
**Note:** sign type and mounting the same for #4, located at the Northwest corner of building

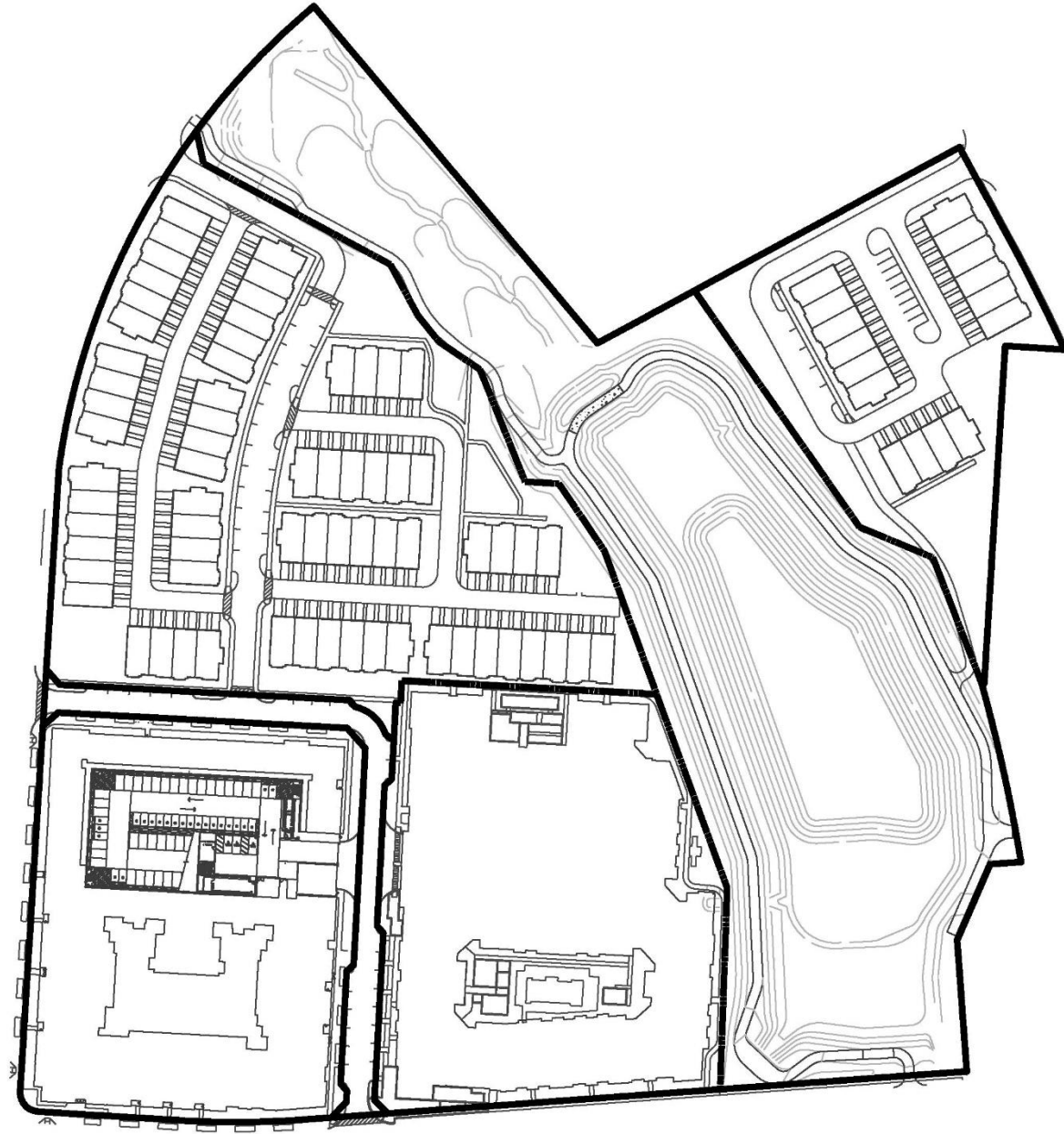
Aligns to top of 5th floor windows

Aligns to bottom of 3rd floor balcony



SOUTH ELEVATION – SOUTHWEST CORNER





**Dewey Property**

**DSP-19050-01**