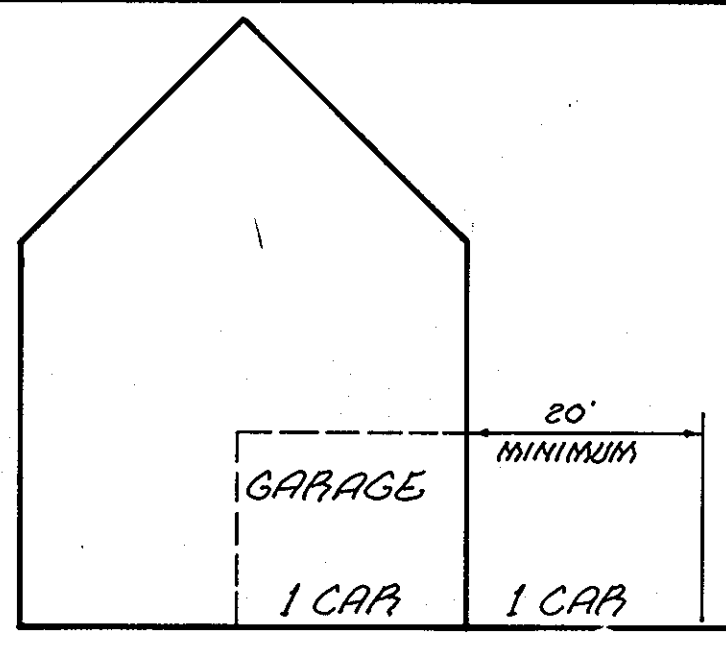
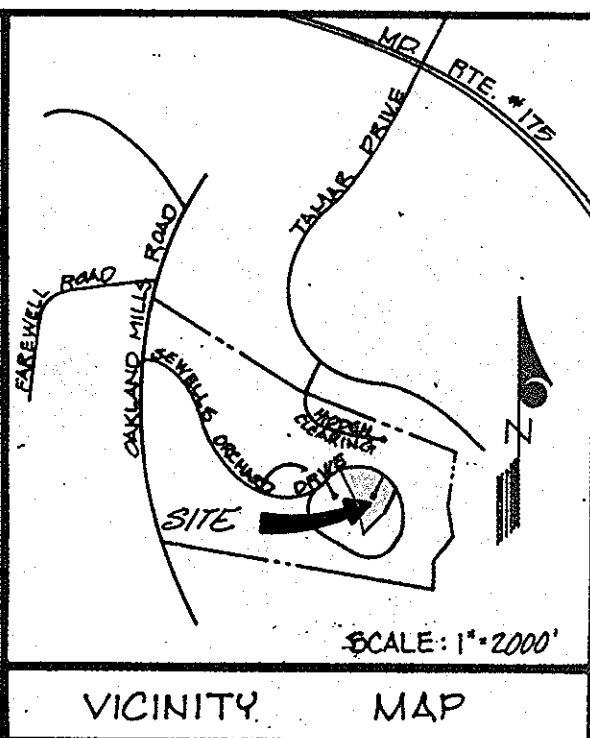


General Notes

- Existing zoning - RSC
- Plans subject to F-81-29 & F-84-36
- Gross area: 4.395 Ac.
Lot area: 2.789 Ac.
Private drive area (to be dedicated to Home Owner Association) - 0.075 Ac.
- Open space: (Lot 91): 1.531 Ac.
- Sediment control shown at final
- Plat reference: P.B. 5730, 5731
- Soils: (see soils Map #25)
- Total number of lots:
Residential = 40
Open space = 1
Total = 41
- TWO PARKING SPACES SHALL BE PROVIDED FOR EACH UNIT. SEE SCHEMATIC PARKING SECTION.

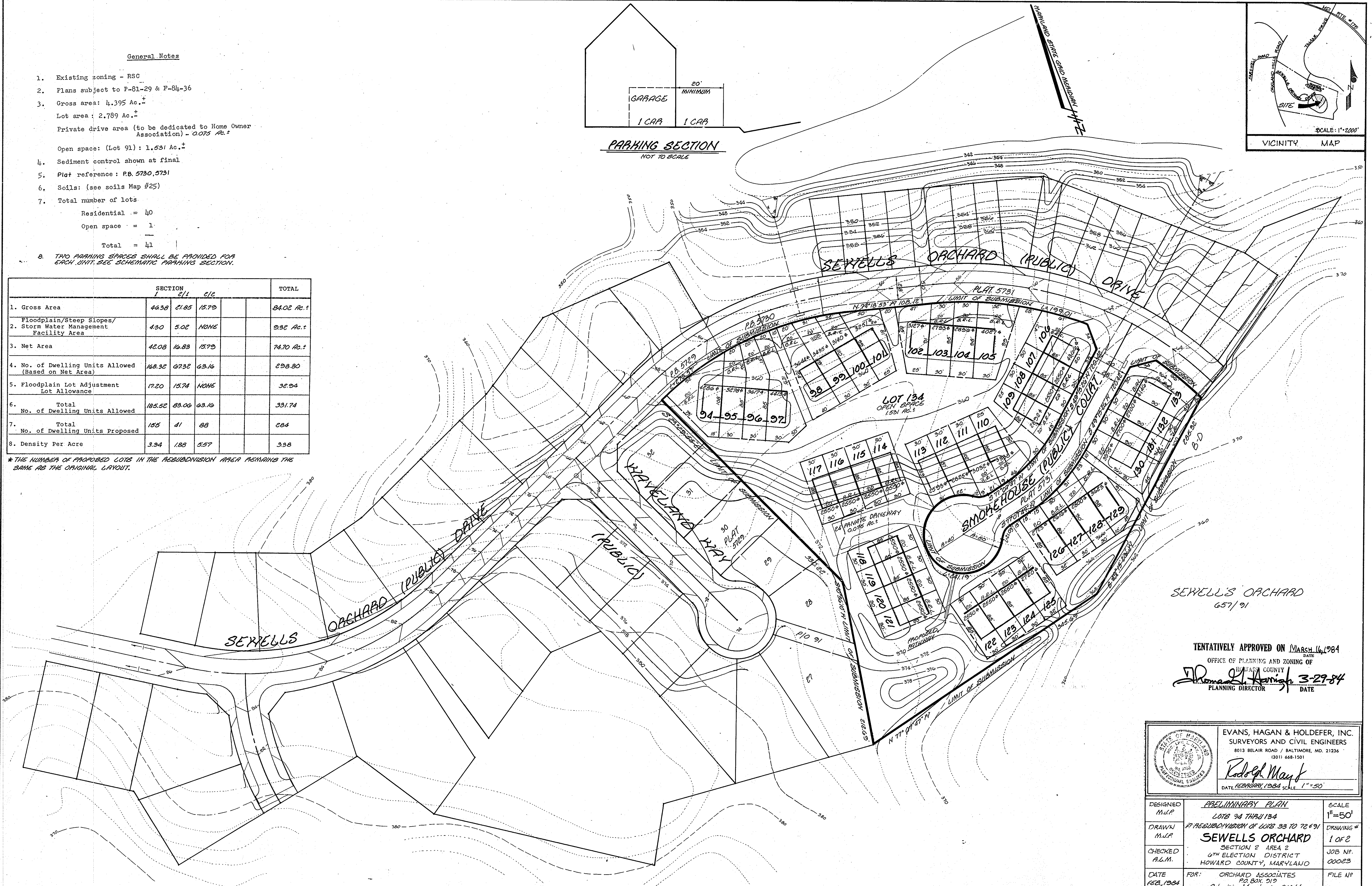


PARKING SECTION
NOT TO SCALE



	SECTION			TOTAL
	1	2/1	2/2	
1. Gross Area	46.38	21.85	15.79	84.02 Ac.±
2. Floodplain/Steep Slopes/ Storm Water Management Facility Area	4.30	3.02	NONE	9.32 Ac.±
3. Net Area	42.08	16.83	15.79	74.70 Ac.±
4. No. of Dwelling Units Allowed (Based on Net Area)	148.32	67.32	63.16	278.80
5. Floodplain Lot Adjustment Lot Allowance	17.20	15.74	NONE	32.94
6. Total No. of Dwelling Units Allowed	185.52	83.06	63.16	331.74
7. Total No. of Dwelling Units Proposed	155	41	88	284
8. Density Per Acre	3.34	1.88	5.57	3.38

* THE NUMBER OF PROPOSED LOTS IN THE RESUBDIVISION AREA REMAINS THE SAME AS THE ORIGINAL LAYOUT.



SEWELL'S ORCHARD
657/91

TENTATIVELY APPROVED ON MARCH 16, 1984
DATE

OFFICE OF PLANNING AND ZONING OF
HOWARD COUNTY
Thomas L. Hamish 3-29-84
PLANNING DIRECTOR DATE

EVANS, HAGAN & HOLDEFER, INC.
SURVEYORS AND CIVIL ENGINEERS
8013 BELAIR ROAD / BALTIMORE, MD. 21236
13011 666-1501
Rodolph May Jr
DATE: FEBRUARY, 1984 SCALE: 1"=50'

DESIGNED M.A.P.	PRELIMINARY PLAN	SCALE 1"=50'
DRAWN M.A.P.	LOTS 94 THRU 134	DRAWING #
CHECKED A.G.M.	RESUBDIVISION OF LOTS 33 TO 72 & 91	1 OF 2
DATE FEB, 1984	SECTION 2 AREA 2 6TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND	JOB NO. 00023
	FOR: ORCHARD ASSOCIATES P.O. BOX 519 Columbia, Maryland 21044	FILE NO.