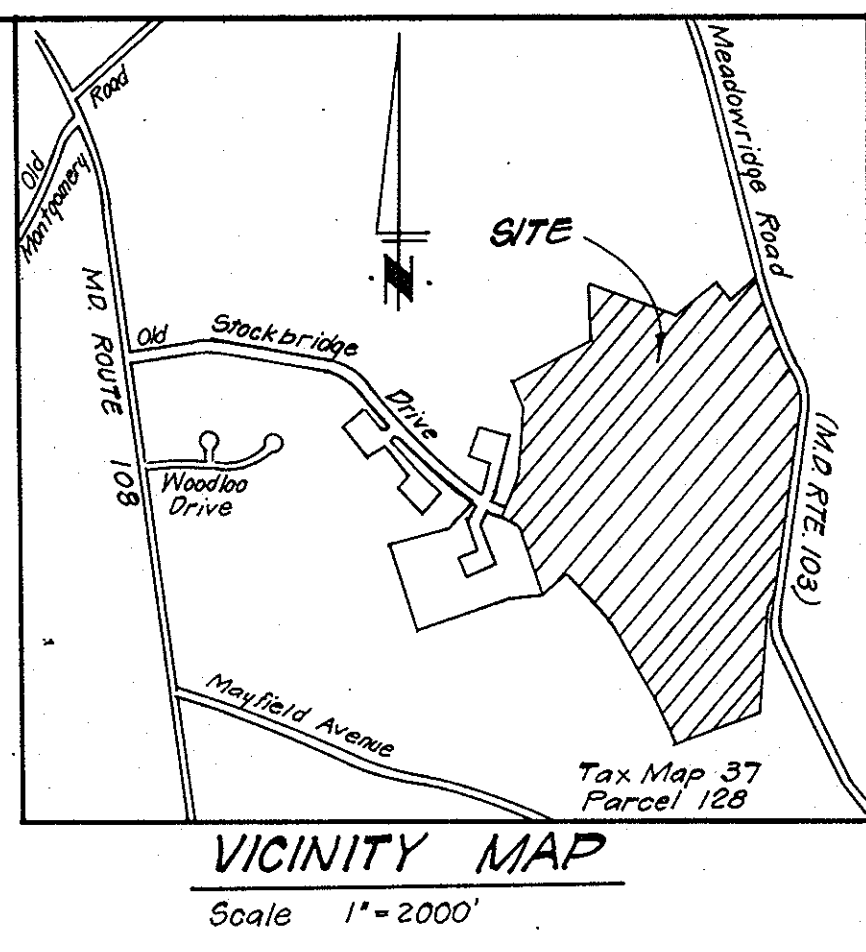


NOTES

1. Installation of traffic control devices shall be in accordance with the latest edition of the Manual of Uniform Control Devices.
2. Sediment & Erosion Control Measures to be provided with the submission of the road construction and site development plans.
3. All utilities shown were compiled from available records.
4. Min Building setback restrictions from property lines and rights-of-way of any public road and street to be in accordance with Section 108 Howard County Zoning Regulations.
5. Recording Reference:
6. See Office of Planning & Zoning File Nos.:



COORDINATE TABLE

NO.	NORTH	EAST
910	439158.64	861364.85
911	439158.64	861364.85
912	439158.64	861364.85
913	439158.64	861364.85
914	439158.64	861364.85
915	439158.64	861364.85
916	439158.64	861364.85
917	439158.64	861364.85
918	439158.64	861364.85
919	439158.64	861364.85
920	439158.64	861364.85
921	439158.64	861364.85
922	439158.64	861364.85
923	439158.64	861364.85
924	439158.64	861364.85
925	439158.64	861364.85
926	439158.64	861364.85
927	439158.64	861364.85
928	439158.64	861364.85
929	439158.64	861364.85
930	439158.64	861364.85
931	439158.64	861364.85
932	439158.64	861364.85
933	439158.64	861364.85
934	439158.64	861364.85
935	439158.64	861364.85
936	439158.64	861364.85
937	439158.64	861364.85
938	439158.64	861364.85
939	439158.64	861364.85
940	439158.64	861364.85
941	439158.64	861364.85
942	439158.64	861364.85
943	439158.64	861364.85
944	439158.64	861364.85
945	439158.64	861364.85
946	439158.64	861364.85
947	439158.64	861364.85
948	439158.64	861364.85
949	439158.64	861364.85
950	439158.64	861364.85

R-20 ZONE
UNIVERSITY OF MARYLAND
L.153 F.268

DENSITY TABULATION:

Zone	Gross Area	Areas in 100 Year Flood Plain	Net Area	Units Permitted Based on Net Area (8x Net)	Flood Plain Lot Allowance	Maximum Units Permitted	Units Proposed	Density Per Acre	Open Space Required (20% of Gross)	Open Space Provided
RSA-8	79.55 Ac. ±	2.16 Ac. ±	77.39 Ac. ±	619.12 Units	17.28 Units	636.4 Units	636 Units	7.99 RU/Ac.	15.91 Ac.	27.25 Ac. (36%)

- GENERAL NOTES:**
1. Existing Zoning: RSA-8
 2. Gross Area of Tract: 79.55 Ac.
 3. Site Density Tabulation
 4. Public Water And Sewer To Be Utilized
 5. Topography Compiled From Aerial Topo.

TENTATIVELY APPROVED ON 8/26/86
OFFICE OF PLANNING AND ZONING OF HOWARD COUNTY
Thomas Harris 9-29-86
PLANNING BOARD DATE

LOTS/PARCELS	ACRES (±)	LAND USE	NO. UNITS		PARKING ANALYSIS		
			REQUIRED	PROPOSED	INTEGRAL GARAGES	DETACHED GARAGES	
Lots 1-320	14.11 Ac.	Single Family Attached	320	624 (2/Unit)	663	172 ±	—
PARCEL A	10.74 Ac.	Condominium Apartments	152	228	244	36 ±	27 ±
PARCEL B	6.49 Ac.	"	80	120	130	16 ±	20 ±
PARCEL C	7.14 Ac.	"	84	126 (1.5/Unit)	132	18 ±	17 ±
Lot 528	2.64 Ac.	Recreation Center (Open Space)	—	—	35	—	—
Lots 321-327	27.25 Ac.	Common Open Space (includes 2.16 ± Ac. 100 Year Flood Plain)	—	—	—	—	—
Roads	11.02 Ac.	Public Rights Of Way	—	—	—	—	—
TOTALS	79.55 AC.		636	1110	1210 ±	—	—
Private Drives & Parking	7.3 Ac.	Private Drives & Parking Areas	—	—	—	—	—

WOODLAND PARK-SECTION 2 AREA 3: F-84-126
WOODLAND PARK-SECTION 3-APPROVED SKETCH PLAN 9-86-56.



CLARK • FINEFROCK ' & SACKETT
ENGINEERS • PLANNERS • SURVEYORS
11315 LOCKWOOD DRIVE • SILVER SPRING, MARYLAND 20904 • (301) 593 3400

DESIGNED: WHT
DRAWN: J.H.L.
CHECKED: WHT
DATE: 8-18-86

PRELIMINARY PLAN
PARCELS A, B & C & LOTS 1 THRU 329
WOODLAND PARK
SECTION 3
TAX MAP 37 PARCEL 128
1st ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
FOR: CHATEAU WOODLAND, INC.
8100 Wooded Glen Court
Ellicott City, MD 21043

OWNER:
MEADOWLAND JOINT VENTURE
8100 Wooded Glen Court
Ellicott City, MD 21043

CONCEPT PLAN BY
LAND DESIGN RESEARCH
COLUMBIA, MD 21044

SCALE: 1"=100'
DRAWING: 1 of 1
JOB NO.: 85-148
FILE NO.: 85-148-P