

**COORDINATE TABLE**

No.	NORTH	EAST
61	548465.956	1323274.863
104	548555.365	1323395.639
108	548755.066	1323495.824
240	548755.066	1323484.460
944	549075.499	1323167.918
945	549025.226	1323220.826
946	548755.066	1323484.460
947	549001.484	1323671.943
948	548667.504	1323707.531
949	548592.071	1323687.884
950	548484.805	1323773.148
951	548533.996	1323640.497
952	548352.489	1323657.300
953	548354.881	1323562.905
954	548353.996	1323460.497
955	548523.925	1323300.191
957	548781.090	1323387.536
958	548995.108	1323180.717
959	549034.207	1323135.723
962	549036.772	1323135.966
966	548941.119	1323233.509
967	548334.623	1323708.144
972	549203.425	1324292.809
973	549034.403	1324378.376
1009	548532.890	1324082.167
1017	547603.184	1323933.839
1018	547858.660	1324395.243
1020	547776.498	1324667.583
1021	548030.071	1324834.118
1026	548272.448	1324504.376
1028	547561.538	1323552.428
1029	547639.806	1323410.818
1031	547820.427	1322601.188
1032	547905.721	1322213.843
1038	548982.379	1323577.589
1039	548540.857	1322768.707
1046	548988.403	1323037.748
1047	548028.733	1323028.733
1054	547930.137	1322205.179
1072	550538.182	1324532.605
1073	550322.027	1324250.839
1079	548353.996	1323460.497
1081	550107.268	1324808.992
1204	548894.820	1324888.623

**SCHEDULE A PERIMETER LANDSCAPE EDGE AREA A**

Category	Adjacent to Roadways	Adjacent to Perimeter Properties	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF
Linear Feet of Roadway Frontage/Perimeter	740 LF											
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	NA											
Credit for Well, Fence or Dam (Yes, No, Linear Feet) (Describe below if needed)	NA											
Number of Plants Required	7 Trees											
Number of Plants Provided	7 Trees											

PERIMETER DEMONSTRATION START AT "E" TOTAL = 87 SHADE TREES

**SCHEDULE A PERIMETER LANDSCAPE EDGE AREA B**

Category	Adjacent to Roadways	Adjacent to Perimeter Properties	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF
Linear Feet of Roadway Frontage/Perimeter	740 LF											
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	NA											
Credit for Well, Fence or Dam (Yes, No, Linear Feet) (Describe below if needed)	NA											
Number of Plants Required	7 Trees											
Number of Plants Provided	7 Trees											

TOTAL = 20 SHADE TREES

**MINIMUM LOT AREA TABULATION**

LOT No.	GROSS AREA	PIPE STEM AREA	100 YEAR FLOODPLAIN AREA	STEEP SLOPE AREA	REMAINING AREA
1	85,090 Sq. Ft.	6,080 Sq. Ft.	---	---	79,010 Sq. Ft.
13	43,687 Sq. Ft.	1,155 Sq. Ft.	---	---	42,532 Sq. Ft.
14	24,684 Sq. Ft.	2,350 Sq. Ft.	---	---	22,334 Sq. Ft.
17	60,015 Sq. Ft.	6,998 Sq. Ft.	---	---	53,017 Sq. Ft.
18	56,345 Sq. Ft.	3,071 Sq. Ft.	---	---	53,274 Sq. Ft.
23	42,300 Sq. Ft.	2,347 Sq. Ft.	---	---	39,953 Sq. Ft.
24	40,800 Sq. Ft.	102 Sq. Ft.	---	---	40,698 Sq. Ft.
28	50,680 Sq. Ft.	11,910 Sq. Ft.	---	---	38,770 Sq. Ft.

**SCHEDULE A PERIMETER LANDSCAPE EDGE AREA C**

Category	Adjacent to Roadways	Adjacent to Perimeter Properties	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF	P1: 740 LF
Linear Feet of Roadway Frontage/Perimeter	740 LF											
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	NA											
Credit for Well, Fence or Dam (Yes, No, Linear Feet) (Describe below if needed)	NA											
Number of Plants Required	7 Trees											
Number of Plants Provided	7 Trees											

TOTAL = 4 SHADE TREES

**MINIMUM DEPTH PERMITTED FOR EFFLUENT PIPE**

LOT No.	OLD LOT No.	HOWARD COUNTY HEALTH DEPARTMENT FILE NUMBER	AVERAGE PERC TIME IN MINUTES PER SECOND INCH	MIN. DEPTH (FT.)
1	---	A-49392	3	4
2	---	A-49393	2	4
3	---	A-49394	3	5
4	---	A-49395	10	4
5	---	A-49396	5	6
6	---	A-49399	2 1/2	3
7	---	A-49398	2	4
8	---	A-49397	6 1/2	5
9	16	A-49410	3	5
10	17	A-49411	2	3
11	18	A-49412	3 1/2	3 1/2
12	19	A-49413	2 1/2	3
13	20	A-49414	0 1/2	3 1/2
14	21	A-49415	10	5
15	A	---	3 1/2	6
16	22	A-49416	5 1/2	7
17	23	NO LUMBER	14	6
18	24	A-49418	0 1/2	7
19	25	A-49417	0	6
20	15	A-49409	7 1/2	6
21	14	A-49408	10	3 1/2
22	13	A-49407	14	6
23	12	A-49406	2	6
24	11	A-49405	7	4 1/2
25	10	A-49401	4	4
26	9	A-49400	3	4
27	---	A-49453	5	5
28	---	A-49454	8	4
29	---	A-49455	FAIL	FAIL
EX. HOUSE	---	A-49402	---	---
BARN #1	---	A-49404	7	5
BARN #2	---	NO LUMBER	FAIL	FAIL
TRSE #1	---	A-49403	FAIL	FAIL
TRSE #2	---	NO LUMBER	FAIL	FAIL
T.HSE	26	A-49482	2	8

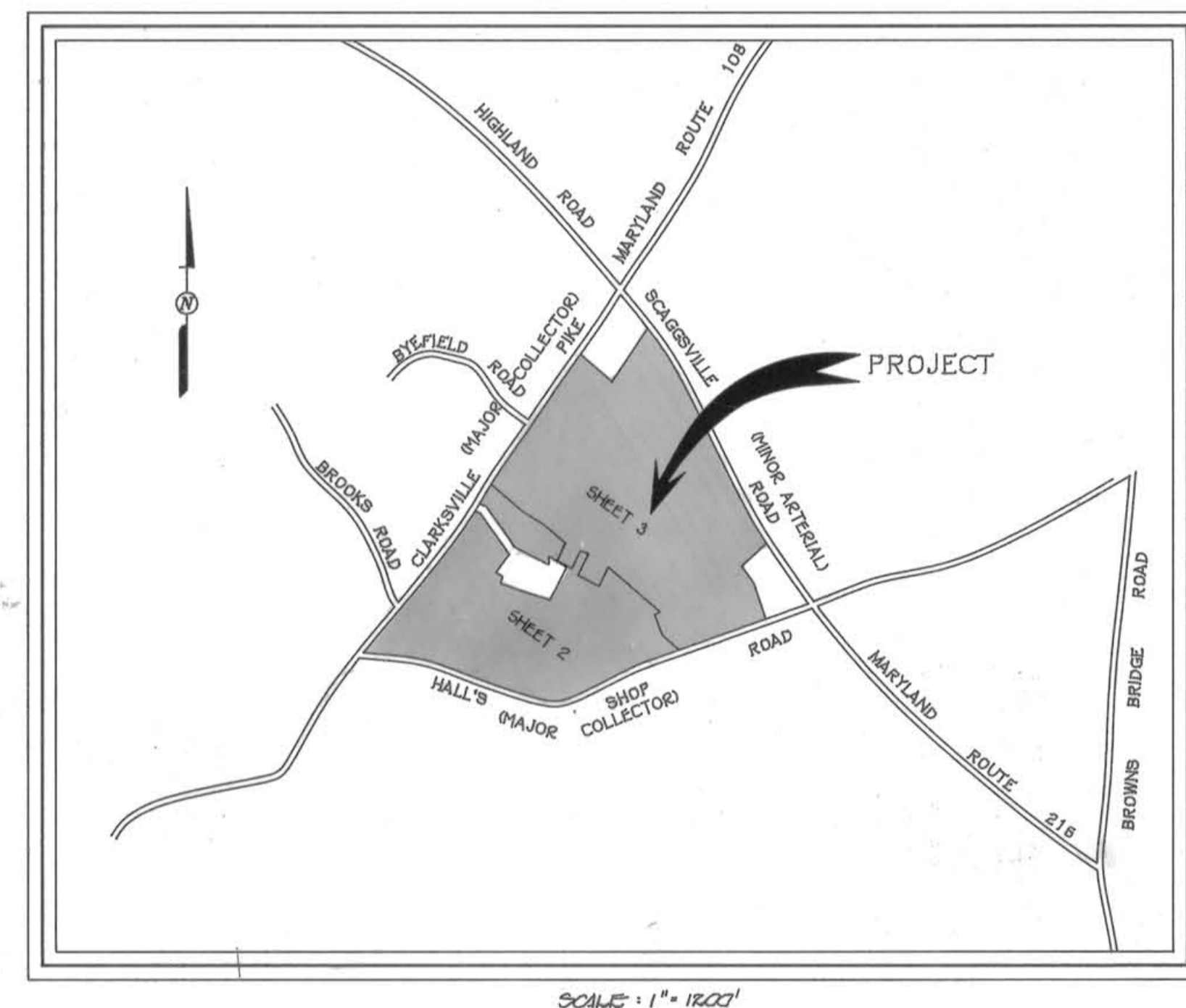
APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.

*Joyce M. Boyd, M.D., M.P.H.* HEALTH OFFICER **7-6-94** DATE

NOTE: WELLS ON LOTS 1, 17, 23 AND 25 TO BE DRILLED PRIOR TO RECORDATION OF FINAL PLAT.

**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
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 ELKLOTT CITY, MARYLAND 22942  
 (410) 461-2855

# PRELIMINARY PLAN PATERNAL GIFT FARM

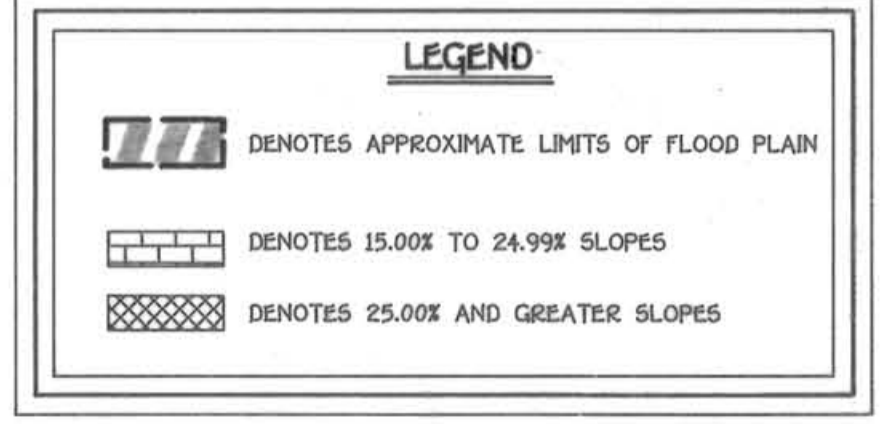


## LOTS 1 - 28 AND PARCEL A AND OUT PARCEL B FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

- GENERAL NOTES:**
- THE PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVER(S) HAVE BEEN APPROVED.
  - PROJECT BACKGROUND: LOCATION: MD. RTE. 216 AND HALL SHOP ROAD; TAX MAP No. 40; PARCELS 90, 179 & 369; ZONING: R2-360; ELECTION DISTRICT: FIFTH; TOTAL TRACT AREA: 123,023 AC. - 2.24 AC. (OUT PARCEL (B) = 120,783 AC.); NUMBER OF PROPOSED LOTS: 28; DATE SKETCH PLAN: APPROVED AND DPZ REFERENCE No. 5-94-06; APPROVED ON 10-14-93.
  - TOPOGRAPHIC SURVEY CONTOUR MAPPING PROVIDED BY PHOTO SCIENCE, INC. ON MARCH, 1993. 2 FEET CONTOUR INTERVAL.
  - HORIZONTAL AND VERTICAL DATUM BASED ON HOWARD COUNTY CONTROL.
  - PRIVATE WATER AND PRIVATE SEWER TO BE UTILIZED.
  - STORM WATER MANAGEMENT WILL BE PROVIDED FOR THE PROJECT.
  - WETLANDS DELINEATED BY EXPLORATION RESEARCH, ILLC. ON JULY, 1993.
  - TRAFFIC STUDY BY STREET TRAFFIC STUDIES, INC., APPROVED ON 10-14-93.
  - AREA OF PROPOSED LOTS: 99,770 AC.
  - AREA OF PROPOSED ROADS: 0.39 AC.
  - DENSITY: ONE (1) DWELLING UNIT PER 4.25 AC.
  - THE 65 DBA NOISE LEVEL LINE IS BASED ON THE "ROADWAY TRAFFIC NOISE ANALYSIS REPORT" PREPARED BY STAIANO ENGINEERING, INC.
  - THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF MINIMUM 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICERS SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
  - THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
  - RESERVATION PARCELS WILL BE OWNED AND MAINTAINED BY HOMEOWNER'S ASSOCIATION.
  - TOTAL AREA OF PRESERVATION PARCEL 'A' - 76,445 AC. ±.
  - THIS PROJECT IS SUBJECT TO A DEED WAIVER ALLOWING TO REDUCE THE HORIZONTAL RADII FROM 30' TO 20'. APPROVED ON 10-14-93.
  - THIS PROJECT IS SUBJECT TO WAIVER PERTAINING W/ 94-70 FROM THE FOLLOWING SECTIONS: (1) 10, 120 (b), (1) (2) TO ALLOW EXISTING FARM DRIVE #1 CONTINUE ACCESS ON RTE. 108, EXISTING FARM DRIVE #2 CONTINUE ACCESS ON HALL SHOP ROAD & PROPOSED DRIVEWAY #3 TO DENY ACCESS TO FROM HALL SHOP ROAD (R2) 10, 120 (b), (4) (1) (1) TO ALLOW THE CREATION OF IRREGULARLY SHAPED LOTS AND LOTS W/ ACCESS OF 3:1 LOT RATIO (FOR LOTS 17, 19, 21 & 22), THE WAIVER WAS APPROVED ON JULIE 2, 1994.

TENTATIVELY APPROVED  
 DEPT. OF PLANNING AND  
 ZONING OF  
 HOWARD COUNTY

*Joyce M. Boyd* **8/24/94**  
 PLANNING DIRECTOR DATE  
 CH



**OWNER**  
 DR. PETER C. SCHEIDT, TRUSTEE  
 12730 HALL'S SHOP ROAD  
 HIGHLAND, MARYLAND 20777

**DEVELOPER**  
 MRS. SUSAN SCHEIDT  
 12730 HALL'S SHOP ROAD  
 HIGHLAND, MARYLAND 20777

# SCAGGSVILLE (MARYLAND ROUTE #216) ROAD

AND (MINOR ARTERIAL)



SYMBOL	NAME	QUANTITY
○	STREET TREES	174
○	SEE PLANT LIST	117
★	DELETES EVERGREEN	5

**PLANT LIST**

- ACER SACCHARUM "GREEN MOUNTAIN"
- PLATANUS ACERIFOLIA "BLOODGOOD"
- QUERCUS PHELLOSA
- QUERCUS FULVA
- ACER RUBRUM "RED SWISSET"
- GEORGIUM DODDARD "DRODAR OGDAR"
- MICHA ABLES "LORWAY SPRUCE"

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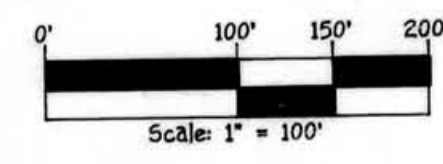
*Joyce M. Bond* 8/24/94  
PLANNING DIRECTOR DATE  
COH

PRELIMINARY PLAN  
**PATERAL GIFT FARM**  
LOTS 1 - 28 AND  
PARCEL A, AND OUT PARCEL B  
ZONED: RR-DEO  
TAX MAP No. 40 PARCELS 90, 179 AND 369  
FIFTH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
SCALE: A5 SHOWN DATE: JANUARY 31, 1994  
SHEET 2 OF 5

**FISHER, COLLINS & CARTER, INC.**  
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9711 BALTIMORE NATIONAL PIKE, SUITE 100  
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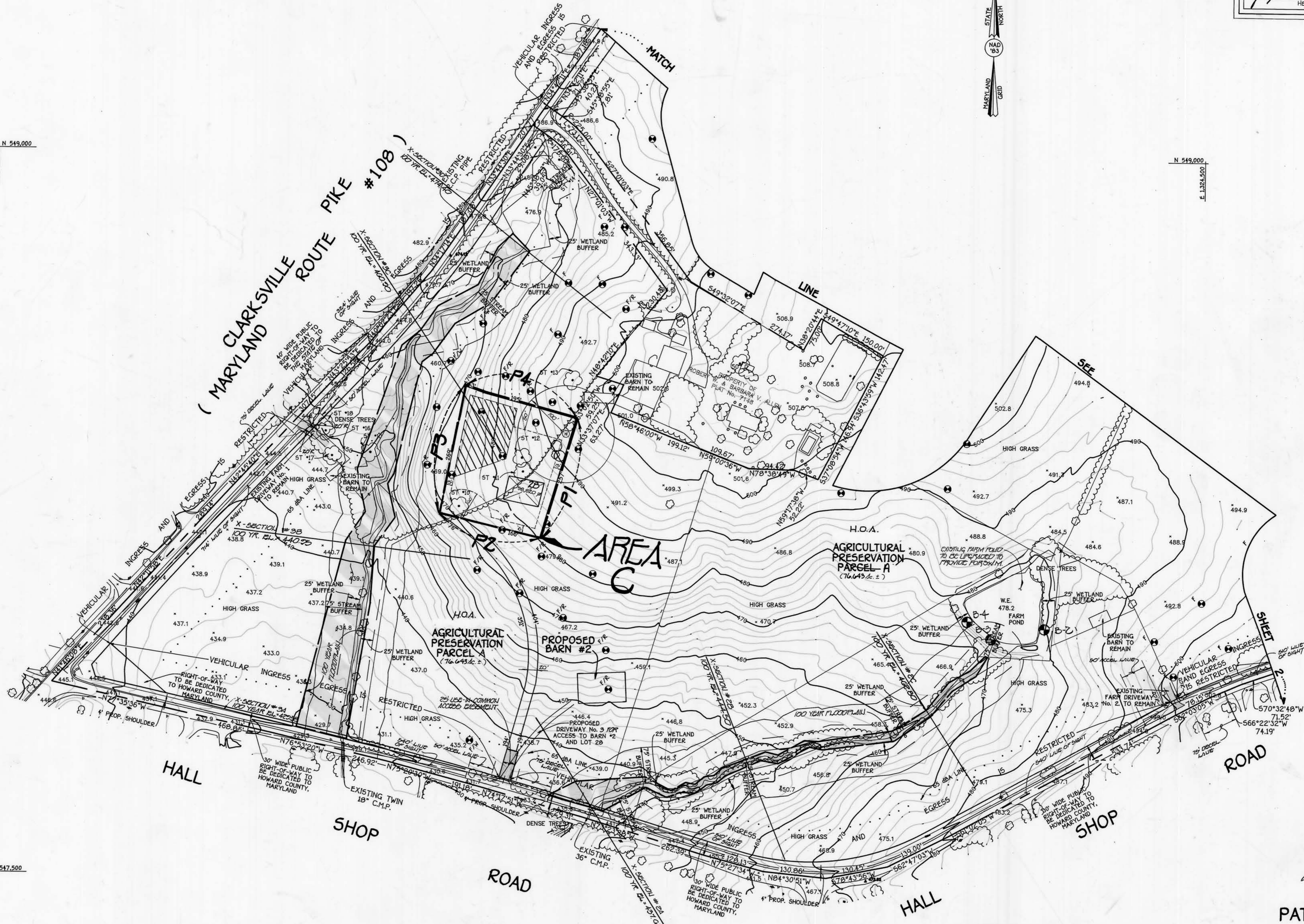
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N 549,000  
 E 1,322,000

N 549,000  
 E 1,324,500

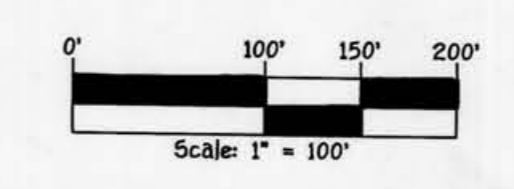


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 E 1,322,000

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TENTATIVELY APPROVED  
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 HOWARD COUNTY  
*Joyce M. Boyd* 2/24/94  
 PLANNING DIRECTOR DATE  
 PRELIMINARY PLAN  
**PATERNAL GIFT FARM**  
 LOTS 1 - 28 AND  
 PARCEL A AND OUT PARCEL B  
 ZONED: RR-DEO  
 TAX MAP No. 40 PARCELS 90, 179 AND 369  
 FIFTH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 SCALE: AS SHOWN DATE: JANUARY 31, 1994  
 SHEET 3 OF 5

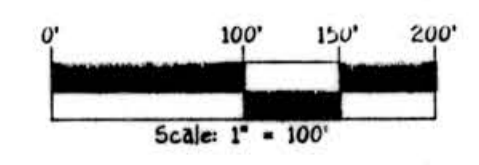
SCAGGSVILLE

(MARYLAND ROUTE #216) ROAD

AND (MINOR ARTERIAL)



TENTATIVELY APPROVED  
 DEPT. OF PLANNING AND ZONING OF  
 HOWARD COUNTY  
 Planning Director *[Signature]* 8/24/94 DATE  
 Schematic Grading &  
 Sediment Control Plan  
**PATERNAL GIFT FARM**  
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 SHEET 4 OF 5



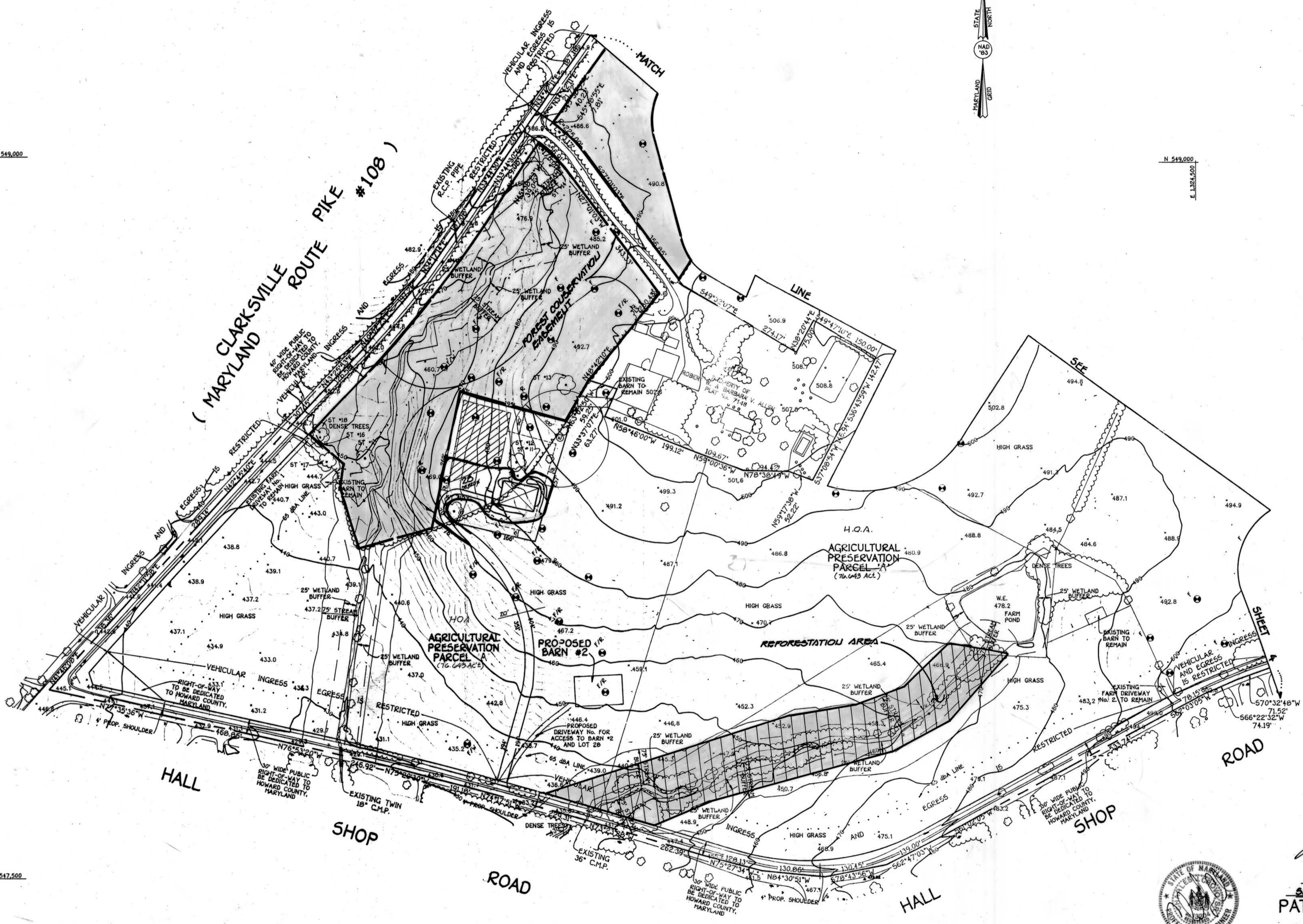
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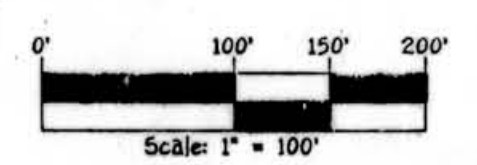


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4100 461 - 2025

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HIGHLAND, MARYLAND 20777



TENTATIVELY APPROVED  
DEPT. OF PLANNING AND ZONING OF  
HOWARD COUNTY  
*Joseph Smith* 8/24/94  
PLANNING DIRECTOR DATE  
**SCHEMATIC GRADING & SEDIMENT CONTROL PLAN**  
**PATERNAL GIFT FARM**  
LOTS 1 - 28 AND  
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ZONED: RR-DEO  
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SHEET 5 OF 5