

REFERENCE: WATER QUALITY CERTIFICATION NO. 87-WQ-0316R

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

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE STORM DRAINAGE SYSTEMS AND PUBLIC ROADS HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

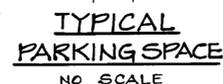
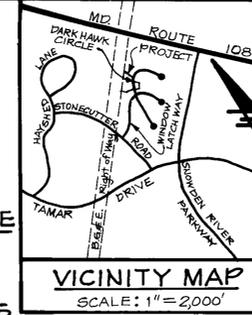
APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

CHIEF, DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT

DATE: 6-14-89

DATE: 6-22-89

DATE: 6/16/89



OFF-STREET PARKING SPACES
REQUIRED: 13 DWELLINGS @ 2 SPACES = 26
PROPOSED: 26 SPACES = 13 IN DRIVEWAYS
13 IN GARAGES

SITE ANALYSIS

EXISTING ZONING - NEW TOWN (S.F.M.D.)
NUMBER OF LOTS - 13
TOTAL AREA 2.55 ACRES
DENSITY 13/2.55 = 5.10 DWELLINGS/AC.
FINAL DEVELOPMENT PLAN PHASE 197
PART II PLAT NO. 3054 A-988 THRU 997.

LEGEND

- 420 - PROPOSED CONTOURS (2' INTERVALS)
- 420 - EXISTING CONTOUR (2' INTERVALS)
- BR-1, BR-2, BR-3, BR-4 - BUILDING TYPE
- IG - LOT NUMBER
- R.W. - RETAINING WALL
- H.R. - HANDICAPPED RAMP
- - CONCRETE WALK (EXISTING)
- ⊕ - FIRE HYDRANT
- ⊙ - LIGHT FIXTURE
- ⊕ - TREES TO REMAIN
- ⊕ - PROPOSED STREET TREES
- ⊕ - BUILDING RESTRICTION LINE
- ⊕ - WALK-OUT BASEMENT

GENERAL NOTES

1. RECORDING REFERENCE FOR LOTS 9 THRU 17 AND 44 THRU 47 IS PLAT 8351.
2. WATER AND SEWER FACILITIES ARE TO BE PROVIDED (PUBLICLY OWNED).
3. MINIMUM SETBACK FROM THE PUBLIC STREET SHALL BE 20' UNLESS OTHERWISE APPROVED BY THE HOWARD COUNTY PLANNING BOARD.
4. STORMWATER MANAGEMENT FOR THESE LOTS HAS BEEN PROVIDED UNDER F-88-171 (VLR 3/2).
5. GARAGES SHALL BE USED FOR PARKING PURPOSES ONLY IN ACCORDANCE WITH SECTION 127-B.2.b.(18) OF THE HOWARD COUNTY ZONING REGULATIONS.
6. REFERENCE: SKETCH PLAN S-87-46, PRELIMINARY PLAN P-88-171, AND FINAL PLANS F-88-211.

NOTE:
NON WALK-OUT BASEMENTS HAVE NO DIRECT OUTSIDE ACCESS.

MARK BUILDING COMMUNITIES, INC.
OWNER AND DEVELOPER
P.O. BOX 1272
COLUMBIA, MARYLAND 21044

WHITMAN, REQUARDT AND ASSOCIATES
ENGINEERS
2315 SAINT PAUL STREET
BALTIMORE, MARYLAND 21218

ADDRESS CHART

| LOT NO. | STREET ADDRESS |
|---------|-----------------------|
| 9 | 8507 DARK HAWK CIRCLE |
| 10 | 8511 DARK HAWK CIRCLE |
| 11 | 8515 DARK HAWK CIRCLE |
| 12 | 8519 DARK HAWK CIRCLE |
| 13 | 8523 DARK HAWK CIRCLE |
| 14 | 8527 DARK HAWK CIRCLE |
| 15 | 8531 DARK HAWK CIRCLE |
| 16 | 8535 DARK HAWK CIRCLE |
| 17 | 8539 DARK HAWK CIRCLE |
| 44 | 8518 DARK HAWK CIRCLE |
| 45 | 8514 DARK HAWK CIRCLE |
| 46 | 8510 DARK HAWK CIRCLE |
| 47 | 8506 DARK HAWK CIRCLE |

| | | | |
|--|---------|---------------------|-----------------------------|
| SUBDIVISION NAME: VILLAGE OF LONGREACH | | SECT/AREA: 3/3 | LOTS: 9 THRU 17, 44 THRU 47 |
| PLAT # | BLOCK # | TAX/ZONE MAP | ELEC. DIST. CENSUS |
| 8351 | 1 | 37 | 6 6065.01 |
| WATER CODE: 608, E07 | | SEWER CODE: 3550000 | |

ELEVATIONS - SEWER H.C.

| LOT NO. | INVERT | LOT NO. | INVERT |
|---------|--------|---------|--------|
| 9 | 407.25 | 16 | 402.50 |
| 10 | 407.25 | 17 | 401.65 |
| 11 | 408.70 | 44 | 402.90 |
| 12 | 408.70 | 45 | 402.90 |
| 13 | 408.50 | 46 | 408.30 |
| 14 | 408.50 | 47 | 406.40 |
| 15 | 402.50 | -- | -- |

BUILDING COVERAGE

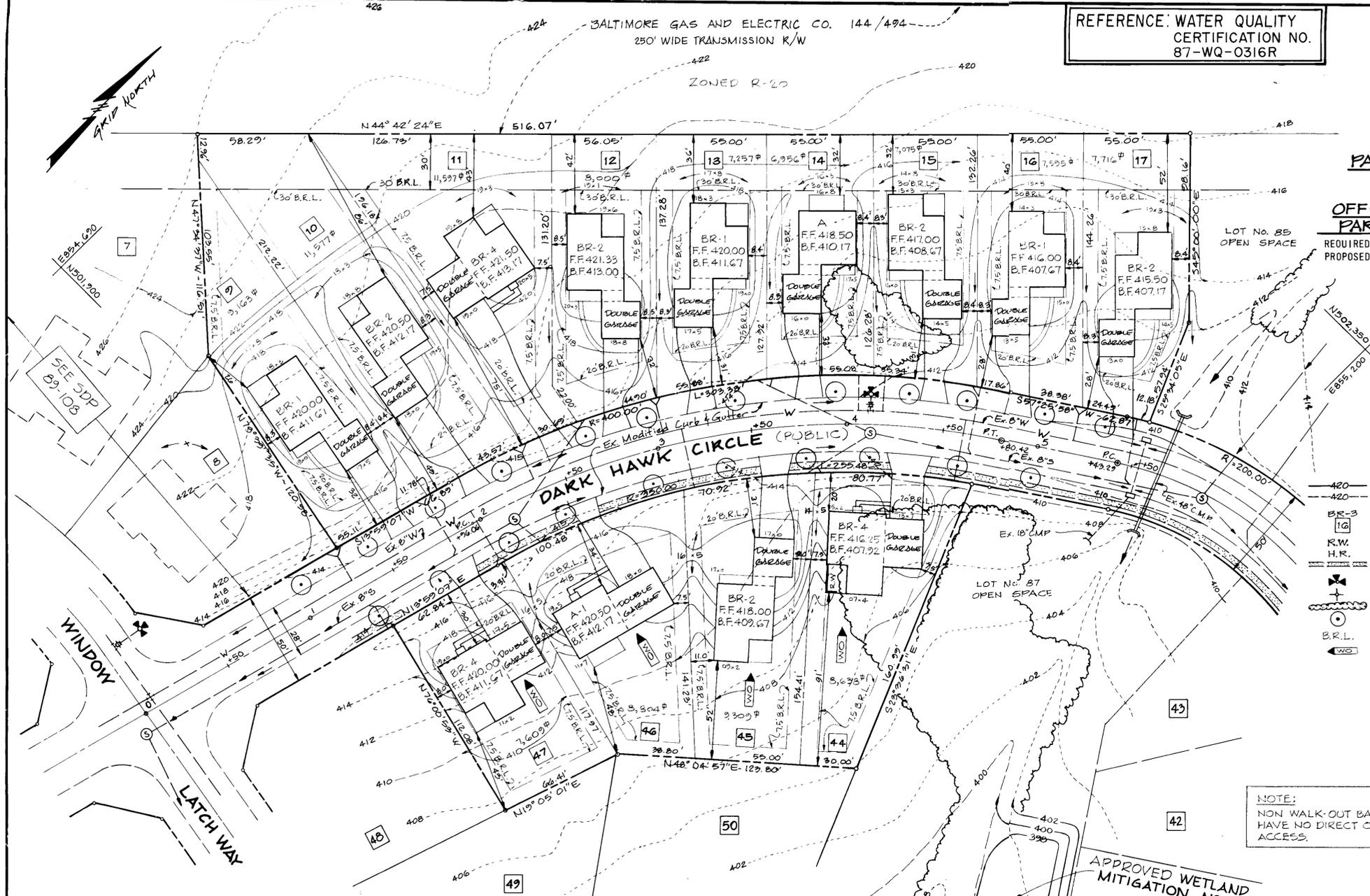
| LOT NO. | LOT AREA S.F. | HOUSE AREA* S.F. | % LOT COVERAGE |
|---------|---------------|------------------|----------------|
| 9 | 9,163 | 1730 | 18.9 |
| 10 | 11,577 | 1730 | 14.9 |
| 11 | 11,597 | 1700 | 14.7 |
| 12 | 8,000 | 1730 | 21.6 |
| 13 | 7,257 | 1730 | 23.8 |
| 14 | 6,956 | 1510 | 21.7 |
| 15 | 7,075 | 1730 | 24.5 |
| 16 | 7,595 | 1730 | 22.8 |
| 17 | 7,716 | 1730 | 22.4 |
| 44 | 8,638 | 1700 | 19.7 |
| 45 | 9,309 | 1730 | 18.6 |
| 46 | 8,804 | 1608 | 18.3 |
| 47 | 7,509 | 1700 | 22.3 |

1 5/16/89 As per Planning, DPW and SCS Comments.
NO DATE REVISION

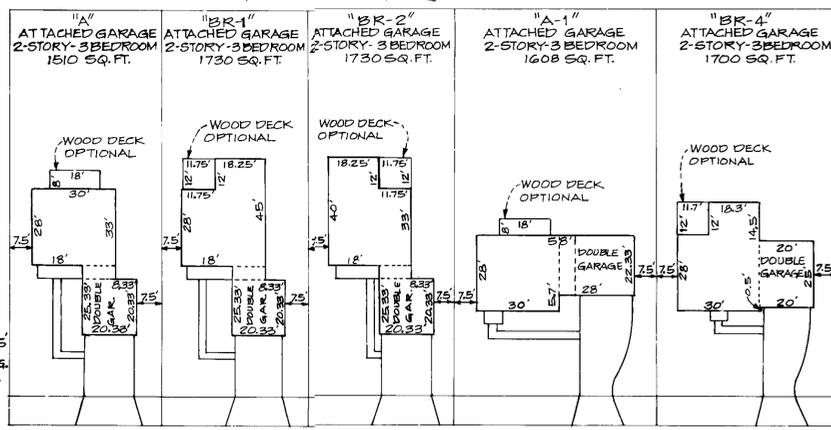
COLUMBIA
-SITE DEVELOPMENT PLANS-
FOR
VILLAGE OF LONGREACH
SECTION 3 AREA 3
LOTS 9 THRU 17 AND 44 THRU 47
(SINGLE FAMILY DETACHED DWELLINGS)

GRADING PLAN
SHEET 1 OF 2

ELECTION DISTRICT NO. 6
HOWARD COUNTY, MARYLAND
TAX MAP: 37
DATE: April 5, 1989
SCALE: AS SHOWN



PLAN
SCALE: 1"=30'



- NOTES:
1. PUBLIC WATER & SEWER MAINS WERE CONSTRUCTED UNDER CONTRACT 24-1805-D.
 2. PUBLIC ROADS WERE CONSTRUCTED FROM ROAD CONSTRUCTION DRAWING F-88-211.

