



**SITE DATA TABULATION**

<b>1. GENERAL SITE DATA</b>	
a.) PRESENT ZONING:	R-ED
b.) LOCATION: TAX MAP: 31 GRID 11, PARCELS 259	
c.) APPLICABLE DPZ FILE REFERENCES:	
d.) PROPOSED USE OF SITE: SINGLE FAMILY DETACHED RESIDENTIAL	
e.) PROPOSED WATER AND SEWER SYSTEMS: <u>X</u> PUBLIC	
<b>2. AREA TABULATION</b>	
a.) TOTAL AREA OF SITE:	5.0± AC.
b.) APPROXIMATE AREA OF 100 YEAR FLOODPLAIN:	0.0± AC.
c.) APPROX. AREA OF STEEP SLOPES (25% OR MORE):	0.3± AC.
d.) NET AREA OF THIS SITE:	4.7± AC.
e.) AREA OF THIS PLAN SUBMISSION:	5 AC.
f.) APPROXIMATE LIMIT OF DISTURBED AREA:	3.3± AC.
g.) AREA OF PROPOSED BUILDING LOTS:	2.15 AC.
h.) AREA OF PROPOSED OPEN SPACE LOTS (AREA):	2.9 AC.
i.) AREA OF PROPOSED PUBLIC ROADS:	0
j.) AREA OF R/W DEDICATION FOR PUBLIC ROADS:	0
<b>3. DENSITY TABULATION</b>	
a.) NET AREA OF THE SITE:	4.7 AC.
b.) TOTAL NUMBER OF LOTS ALLOWED (2 D.U./AC.):	9
<b>4. UNIT/LOT TABULATION</b>	
a.) TOTAL NUMBER OF RESIDENTIAL UNITS/LOTS:	9
b.) TOTAL NUMBER OF OPEN SPACE LOTS PROPOSED:	2
<b>5. OPEN SPACE DATA</b>	
a.) MINIMUM RESIDENTIAL LOT SIZE SELECTED:	6,000 S.F.
b.) OPEN SPACE REQUIRED FOR TOTAL AREA OF SITE:	5.0 x 0.25 = 1.25
c.) TOTAL AREA OF OPEN SPACE PROVIDED ON THIS SUBDIVISION:	2.9± AC.
1.) OPEN SPACE AREAS LESS THAN 35' IN WIDTH (NON-CREDITED):	0.01± AC.
2.) TOTAL AREA OF OPEN SPACE MEETING MINIMUM OPEN SPACE REQUIREMENTS (CREDITED):	2.89± AC.
d.) RECREATIONAL OPEN SPACE REQUIRED:	N/A
1.) TOTAL AREA OF RECREATIONAL OPEN SPACE PROVIDED:	N/A

**LEGEND**

- CONTOUR INTERVAL 5 FEET
- EXISTING CONTOUR
- EXISTING TREE LINE
- AREA OF 25% OR GREATER SLOPES (THERE ARE NO CONTIGUOUS STEEP SLOPES 20,000 S.F. OR GREATER)
- AREA OF 15% TO 24.99% SLOPES
- LIMIT OF WETLAND
- STORM DRAINAGE PIPE

**SOILS CLASSIFICATION**  
SOILS MAP NO. 21

SYMBOL	DESCRIPTION	HYDROLOGIC GROUP
AdB2	ALDINO SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	C
BrC3	BRANDYWINE LOAM, 8 TO 15 PERCENT SLOPES, SEVERELY ERODED	A
KeB2	KELLY SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	D
LgC3	LEGORE SILTY CLAY LOAM, 8 TO 15 PERCENT SLOPES, SEVERELY ERODED	B
WaB	WATCHUNG SILT LOAM, 3 TO 8 PERCENT SLOPES	D

**PLAN VIEW**  
SCALE: 1" = 100'

**MINIMUM LOT SIZE CHART**

LOT NO.	GROSS AREA	PIPE STEM AREA	MIN. LOT SIZE
1	13,215 S.F.	425 S.F.	12,810 S.F.
2	9,108 S.F.	823 S.F.	8,285 S.F.
3	9,546 S.F.	1,225 S.F.	8,321 S.F.
4	9,985 S.F.	1,627 S.F.	8,356 S.F.
5	10,423 S.F.	2,029 S.F.	8,391 S.F.
6	10,209 S.F.	1,831 S.F.	8,376 S.F.
7	9,787 S.F.	1,428 S.F.	8,341 S.F.
8	9,325 S.F.	1,022 S.F.	8,303 S.F.
9	11,888 S.F.	620 S.F.	11,268 S.F.

**STREET CENTERLINE CURVE TABLE**

CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD	BEARING	REMARKS
C1	59.63'	46.36'	46.66'	73°41'54"	55.61'	S65°22'44"E	-
C2	89.38'	40.64'	28.86'	97°48'46"	61.26'	N53°19'19"E	-

TENTATIVELY APPROVED  
DEPT. OF PLANNING AND ZONING OF  
HOWARD COUNTY

*[Signature]*  
PLANNING DIRECTOR  
2/14/02 DATE

**GENERAL NOTES:**

- THIS PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARD UNLESS WAIVER'S HAVE BEEN APPROVED.
- PROJECT SITE ZONED R-ED PER THE 10-18-93 COMPREHENSIVE ZONING PLAN.
- CONTOURS SHOWN HEREON WERE TAKEN FROM HOWARD COUNTY TOPOGRAPHY SURVEY AT 5' CONTOUR INTERVALS.
- WATER AND SEWER EXTENSIONS FOR THIS PROJECT WILL BE PUBLIC. AN APPLICATION IS BEING SUBMITTED TO THE COUNTY FOR THE INCLUSION OF THE PROJECT AREA INTO THE METROPOLITAN DISTRICT. THE DRAINAGE AREA IS THE PATAPSCO WATERSHED.
- EXISTING UTILITIES SHOWN ARE TAKEN FROM RECORD DRAWINGS OBTAINED FROM HOWARD COUNTY.
- BOUNDARY SHOWN HEREON IS BASED ON DEEDS.
- FOREST STAND DELINEATION PLAN WAS PREPARED BY ECO-SCIENCE PROFESSIONALS, INC. DATED AUGUST, 2001. (FOREST CONSERVATION PLAN IS NOT REQUIRED FOR SKETCH PLAN SUBMISSION.)
- WETLAND REPORT WAS PREPARED BY ECO-SCIENCE PROFESSIONALS INC. DATED AUGUST, 2001.
- APFO TRAFFIC ANALYSIS IS NOT REQUIRED FOR THIS PROJECT. THIS PROJECT IS LOCATED FARTHER THAN 1-1/2 MILES FROM THE INTERSECTION OF TWO MAJOR COLLECTOR ROADWAYS.
- A NOISE STUDY IS NOT REQUIRED FOR THIS PROJECT.
- THE STORM WATER MANAGEMENT SYSTEM SHOWN ON THIS PLAN IS AN APPROXIMATION OF THE SIZE, SHAPE AND LOCATION. IT IS UNDERSTOOD THAT THE SYSTEM HAS NOT BEEN DESIGNED AND THE ACTUAL DESIGN MAY CHANGE ALTERING THE NUMBER OF UNITS ALLOCATED FOR THIS DEVELOPMENT.
- THE PROPOSED PRIVATE ACCESS PLACE SHALL CONSIST OF 14' OF PAVING WITHIN A 24' EASEMENT.
- THE COORDINATES SHOWN HEREON ARE PROJECTED FROM HOWARD COUNTY GEODETIC CONTROL MONUMENTS 31E6 AND 31E7.
- P.B. 356 was heard by Planning Board on 1-10-02. The DFO was signed 1-23-02. No housing unit allocations are available in the Ellicott Planning area.

NO. DATE		REVISION	
<b>BENCHMARK</b> ENGINEERS • LAND SURVEYORS • PLANNERS <b>ENGINEERING, INC.</b> 8480 BALTIMORE NATIONAL PIKE # SUITE 418 ELLICOTT CITY, MARYLAND 21043 phone: 410-465-6105 • fax: 410-465-6644 email: Benchmark@bcois.com			
OWNER:	RICHARD L. AND ELAINE M. WOOD 4865 ILLICESTER RD. ELLICOTT CITY, MD. 21043	PROJECT:	<b>CASCADE OVERLOOK</b> SECTION II A SUBDIVISION OF PARCEL 259
DEVELOPER:	SECURITY DEVELOPMENT, L.L.C. P.O. BOX 417 ELLICOTT CITY, MD 21041 (410) 465-4244	LOCATION:	TAX MAP 31, GRID 11, PARCEL 259 1 st. ELECTION DISTRICT HOWARD COUNTY, MARYLAND
DES: DAM DRN: EDD CHK: DAM	SCALE: AS SHOWN	TITLE:	<b>SKETCH PLAN</b>
		DATE:	AUGUST 2001 PROJECT NO. 1480 NOVEMBER 2001
		DRAWING	1 OF 1