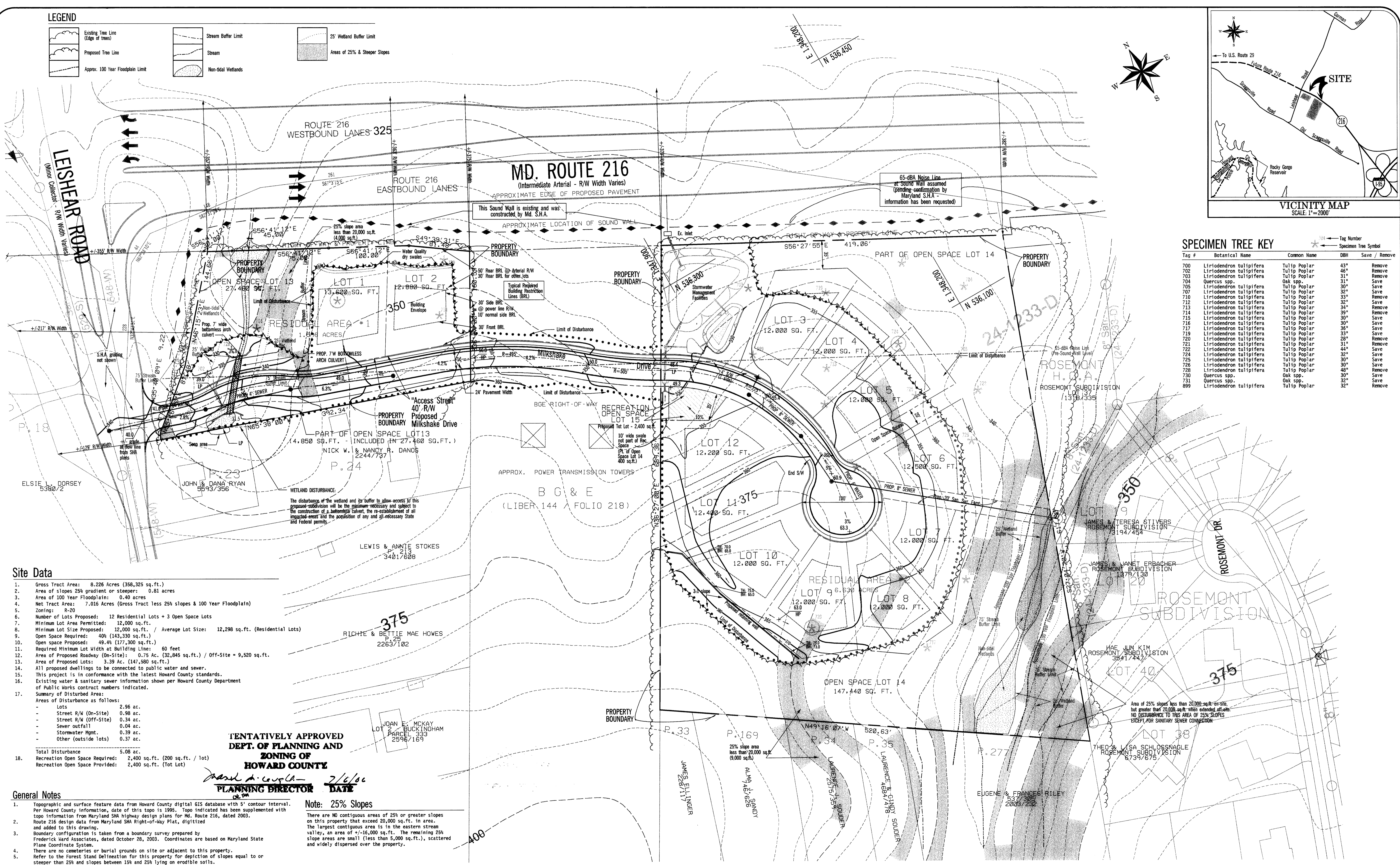
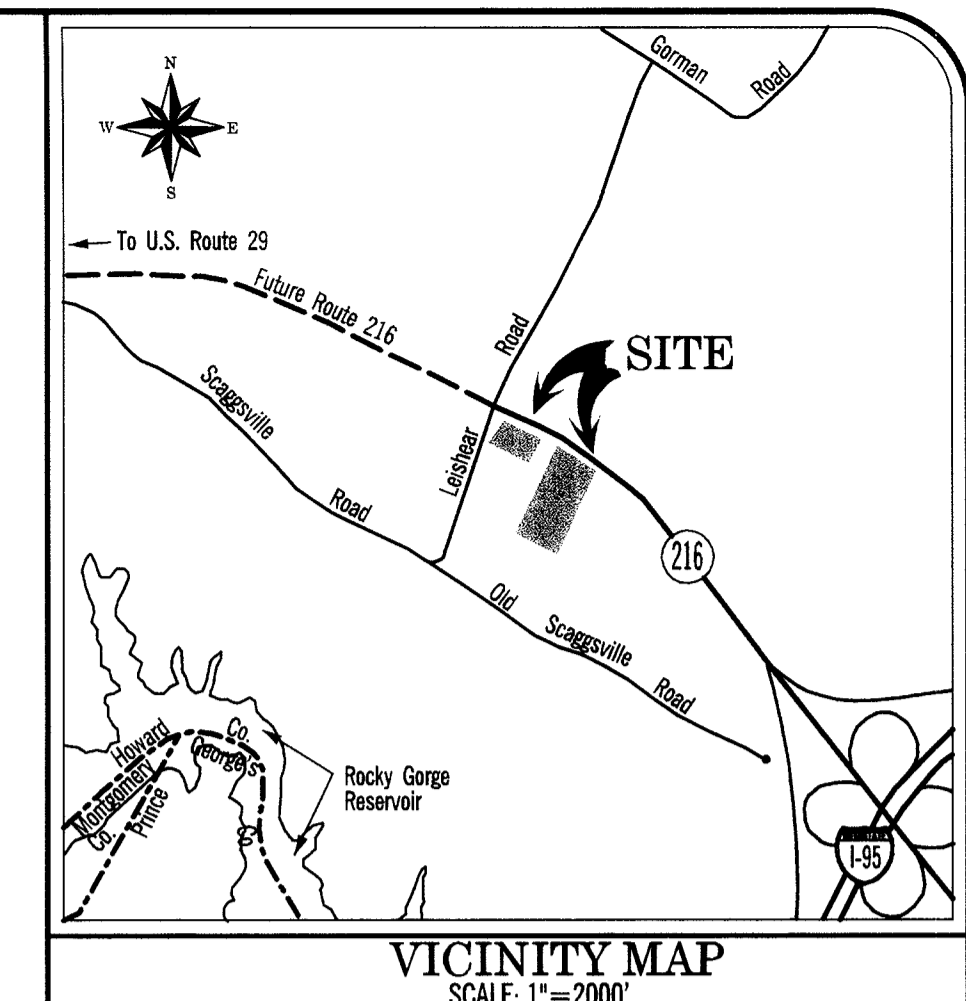
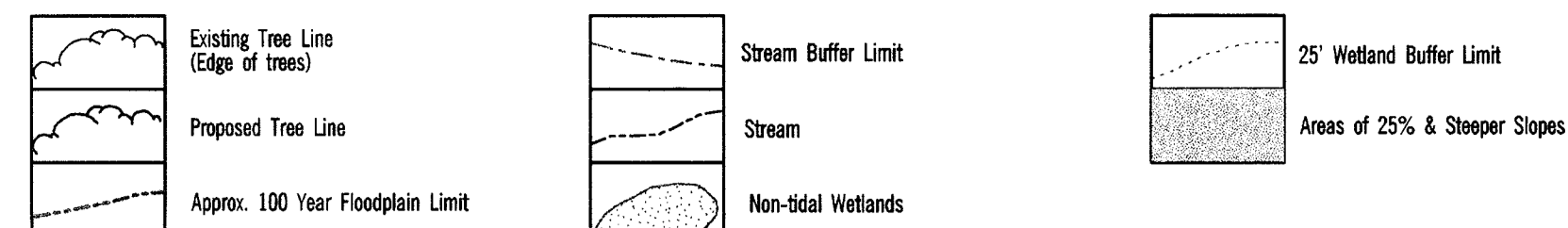


**LEGEND**



**SPECIMEN TREE KEY**

Tag #	Botanical Name	Common Name	DBH	Save / Remove
700	Liriodendron tulipifera	Tulip Poplar	43"	Remove
702	Liriodendron tulipifera	Tulip Poplar	46"	Remove
703	Liriodendron tulipifera	Tulip Poplar	31"	Remove
704	Quercus spp.	Oak spp.	31"	Save
705	Liriodendron tulipifera	Tulip Poplar	30"	Save
707	Liriodendron tulipifera	Tulip Poplar	32"	Save
710	Liriodendron tulipifera	Tulip Poplar	33"	Remove
712	Liriodendron tulipifera	Tulip Poplar	32"	Save
713	Liriodendron tulipifera	Tulip Poplar	34"	Remove
714	Liriodendron tulipifera	Tulip Poplar	39"	Remove
715	Liriodendron tulipifera	Tulip Poplar	30"	Save
716	Liriodendron tulipifera	Tulip Poplar	30"	Save
717	Liriodendron tulipifera	Tulip Poplar	36"	Save
719	Liriodendron tulipifera	Tulip Poplar	33"	Save
720	Liriodendron tulipifera	Tulip Poplar	28"	Remove
721	Liriodendron tulipifera	Tulip Poplar	31"	Remove
722	Liriodendron tulipifera	Tulip Poplar	44"	Save
724	Liriodendron tulipifera	Tulip Poplar	32"	Save
725	Liriodendron tulipifera	Tulip Poplar	30"	Save
726	Liriodendron tulipifera	Tulip Poplar	30"	Save
728	Liriodendron tulipifera	Tulip Poplar	48"	Remove
730	Quercus spp.	Oak spp.	30"	Save
731	Quercus spp.	Oak spp.	32"	Save
899	Liriodendron tulipifera	Tulip Poplar	32"	Remove

**Site Data**

- Gross Tract Area: 8.226 Acres (358,325 sq.ft.)
- Area of slopes 25% gradient or steeper: 0.81 acres
- Area of 100 Year Floodplain: 0.40 acres
- Net Tract Area: 7.016 Acres (Gross Tract less 25% slopes & 100 Year Floodplain)
- Zoning: R-20
- Number of Lots Proposed: 12 Residential Lots + 3 Open Space Lots
- Minimum Lot Area Permitted: 12,000 sq.ft.
- Minimum Lot Size Proposed: 12,000 sq.ft. / Average Lot Size: 12,298 sq.ft. (Residential Lots)
- Open Space Required: 40% (143,330 sq.ft.)
- Open Space Proposed: 49.4% (177,300 sq.ft.)
- Required Minimum Lot Width at Building Line: 60 feet
- Area of Proposed Roadway (On-Site): 0.75 ac. (32,845 sq.ft.) / Off-Site = 9,520 sq.ft.
- Area of Proposed Lots: 3.39 ac. (147,580 sq.ft.)
- All proposed dwellings to be connected to public water and sewer.
- This project is in conformance with the latest Howard County standards.
- Existing water & sanitary sewer information shown per Howard County Department of Public Works contract numbers indicated.
- Summary of Disturbed Area:  
Areas of Disturbance as follows:  
- Lots: 2.96 ac.  
- Street R/W (On-Site): 0.98 ac.  
- Street R/W (Off-Site): 0.34 ac.  
- Sewer outfall: 0.04 ac.  
- Stormwater Mgmt.: 0.39 ac.  
- Other (outside lots): 0.37 ac.
- Total Disturbance: 5.08 ac.  
Recreation Open Space Required: 2,400 sq.ft. (200 sq.ft. / lot)  
Recreation Open Space Provided: 2,400 sq.ft. (Tot Lot)

**General Notes**

- Topographic and surface feature data from Howard County digital GIS database with 5' contour interval. Per Howard County information, date of this topo is 1995. Topo indicated has been supplemented with topo information from Maryland SHA highway design plans for Md. Route 216, dated 2003.
- Route 216 design data from Maryland SHA Right-of-Way Plat, digitized and added to this drawing.
- Boundary configuration is taken from a boundary survey prepared by Frederick Ward Associates, dated October 28, 2003. Coordinates are based on Maryland State Plane Coordinate System.
- There are no cemeteries or burial grounds on site or adjacent to this property.
- Refer to the Forest Stand delineation for this property for depiction of slopes equal to or steeper than 25% and slopes between 15% and 25% lying on erodible soils.

**Note: 25% Slopes**

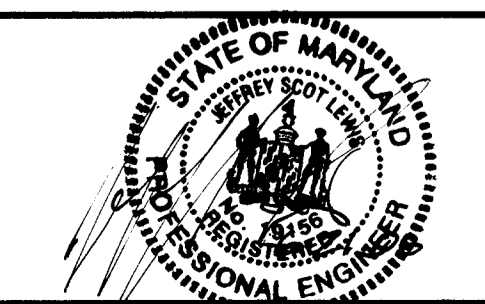
There are NO contiguous areas of 25% or greater slopes on this property that exceed 20,000 sq.ft. in area. The largest contiguous area is in the eastern stream valley, an area of +/-16,000 sq.ft. The remaining 25% slope areas are small (less than 5,000 sq.ft.), scattered and widely dispersed over the property.

**TENTATIVELY APPROVED**  
**DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY**  
*David A. ...* 7/6/06  
**PLANNING DIRECTOR DATE**

**SITE SOLUTIONS, INC.**  
19850 Club House Road Suite 106  
Gaithersburg, Maryland 20880-3039  
(301) 947-8900 Fax (301) 947-7704  
Planning Engineering Landscape Architecture

**OWNER:**  
MARYLAND & VIRGINIA MILK PRODUCERS  
COOPERATIVE ASSOCIATION, INC.  
1985 Isaac Newton Square West  
Reston, Virginia 20190

1	Revise per Staff comments of January 25, 2006	3/28/06
2	Revise per Staff comments of May 12, 2006	5/18/06
NO	REVISION	DATE



**SKETCH PLAN**  
**MILK PRODUCERS - SOUTH**  
Tax Map 46; Grid 12; Parcel 2  
ELECTION DISTRICT #6  
HOWARD COUNTY, MARYLAND  
S-06-004

DWR	SCALE	1"=50'
DESIGN	SCALE	1"=50'
ASB	CHECKED	1 OF 1
CHECKED	SHEET	
DATE	PROJ. No.	1417
6/5/2006		