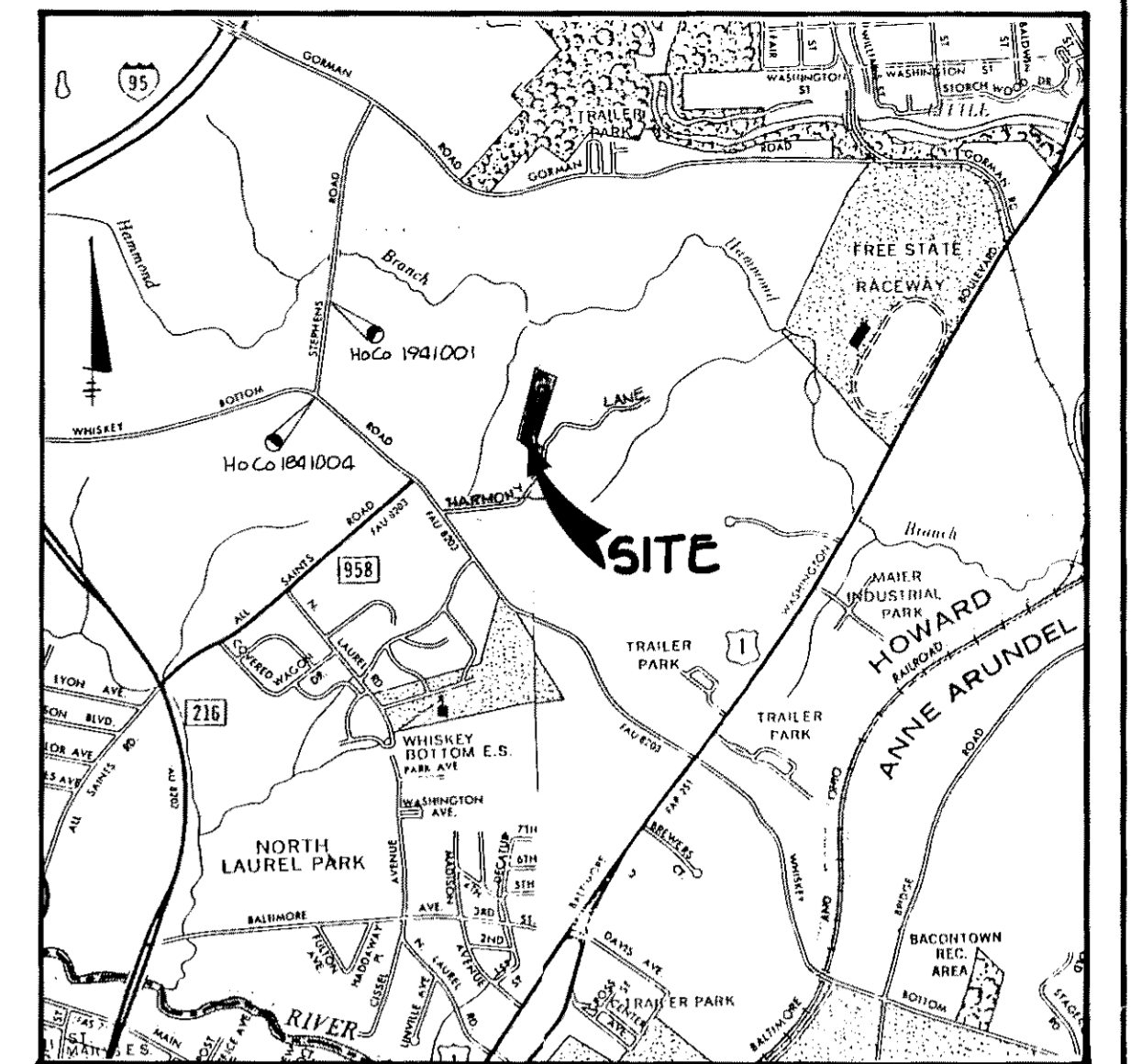
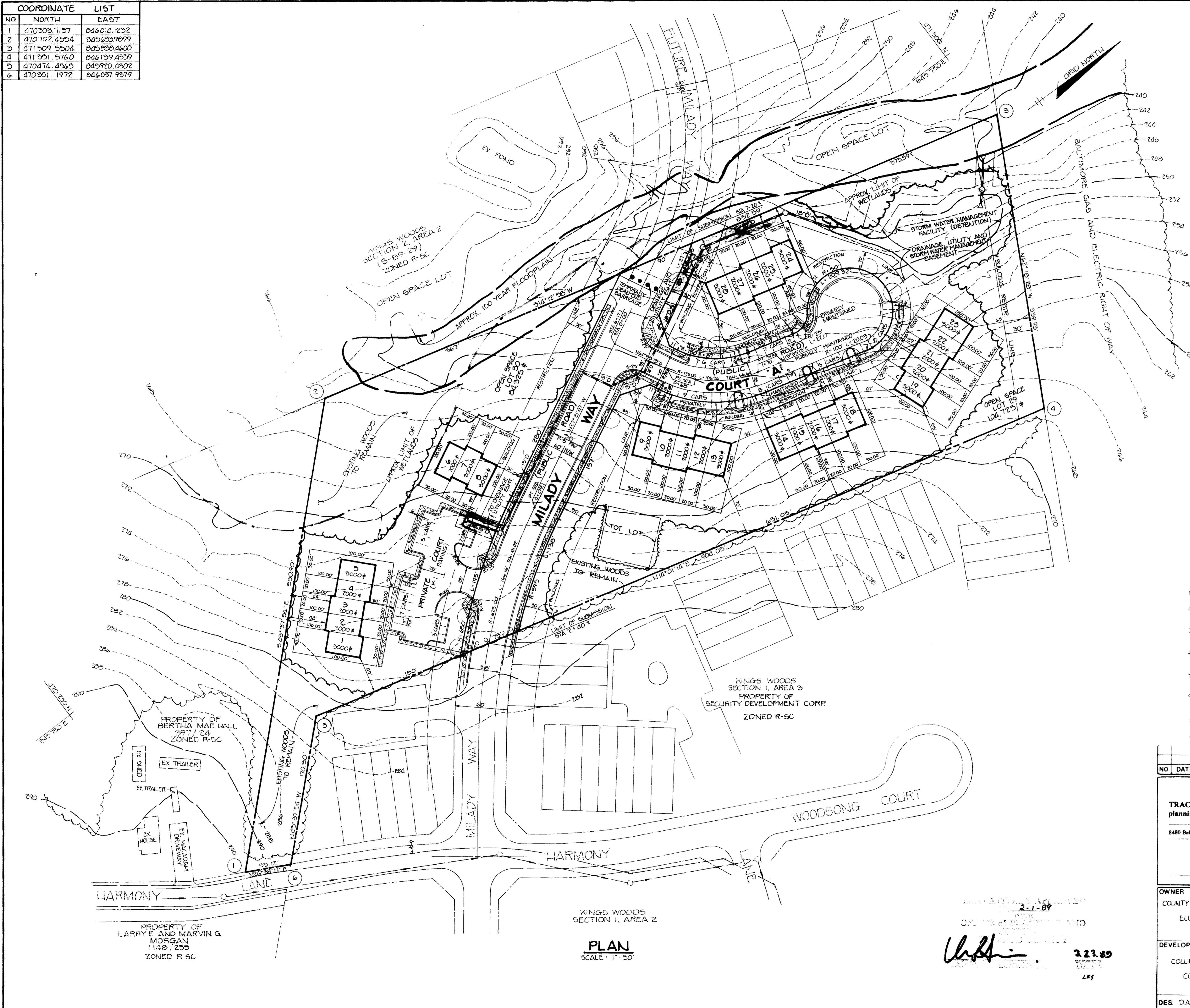


COORDINATE LIST		
NO	NORTH	EAST
1	470303.7157	846014.1232
2	470702.4554	845623.9899
3	471509.5504	845830.4600
4	471351.5760	846139.4559
5	470474.4365	845970.8302
6	470351.1972	846037.9379



VICINITY MAP
SCALE: 1" = 2000'

SITE TABULATION

- GROSS AREA..... 7.03 Ac
- FLOODPLAIN AND STEEP SLOPES..... 0.29 Ac
- NET AREA..... 6.74 Ac
- NO. OF DWELLING UNITS ALLOWED..... 26.96 (BASED ON NET AREA)
- FLOODPLAIN LOT ADJUSTMENT..... 1.16
- TOTAL NO. OF DWELLING UNITS ALLOWED..... 28.12
- TOTAL NO. OF DWELLING UNITS PROPOSED..... 28
- DENSITY PER ACRE..... 2.98
- OPEN SPACE REQUIRED..... 1.41 Ac
- OPEN SPACE PROVIDED..... 4.24 Ac
- ROAD RIGHT OF WAY..... 1.13 Ac
- AREA OF PROPOSED LOTS..... 1.56 Ac
- TOTAL NO. OF PARKING SPACES REQUIRED..... 56
- TOTAL NO. OF PARKING SPACES PROVIDED..... 60
- AREA OF DRY GROUND USEABLE OPEN SPACE FREE OF FLOODPLAIN, WETLANDS, AND STORMWATER MANAGEMENT 2.9Ac > 0.7Ac 50% OF REQUIRED OPEN SPACE.

GENERAL NOTES

- Contours shown hereon were developed from FIELD RUN SURVEY
- Public water and sanitary sewer extensions shall be made for this development.
- Roadways shall be in accordance with the "Howard County Design Manual volume IV" Standard Specifications and Details.
- Storm water management and sediment control shall be provided for this development.
- Street lights will be provided in accordance with the "Howard County Design Manual".
- INDICATES APPROXIMATE LOCATION OF STREET TREES
- EXISTING ZONING R-5C
- TRAFFIC ANALYSIS FOR THIS SITE INCLUDED IN KINGS WOODS, SECTION 2, AREA 2, TRAFFIC STUDY.
- WP-89-75 - APPROVED ON 12-22-88 FOR A WAIVER OF THE PRELIMINARY PLAN.

NO	DATE	REVISION
<p>TRACY, SCHULTE & ASSOCIATES INC. planning • architecture • engineering</p> <p>8480 Baltimore National Pike • Ellicott City, Maryland 21043 • (301) 465-6105</p>		
<p>OWNER COUNTY COMMISSIONERS OF HOWARD COUNTY THE COURT HOUSE ELlicOTT CITY, MARYLAND 21043</p>		
<p>PROJECT HARMONY LANE HOUSING SECTION 1</p>		
<p>DEVELOPER COLUMBIA HOUSING CORPORATION P.O. BOX 842 COLUMBIA, MARYLAND 21044</p>		
<p>LOCATION TAX MAP NO. 07 PARCEL NO. B21 6TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND</p>		
<p>TITLE SKETCH PLAN WP-89-75</p>		
<p>DATE NOVEMBER 29, 1988 MARCH 7, 1989</p>		
<p>PROJECT NO. 0150</p>		
DES. D.A.M.	DRN. J.H.	SCALE AS SHOWN DRAWING 1 OF 1

PLAN
SCALE: 1" = 50'

2-1-89
DATE
LES