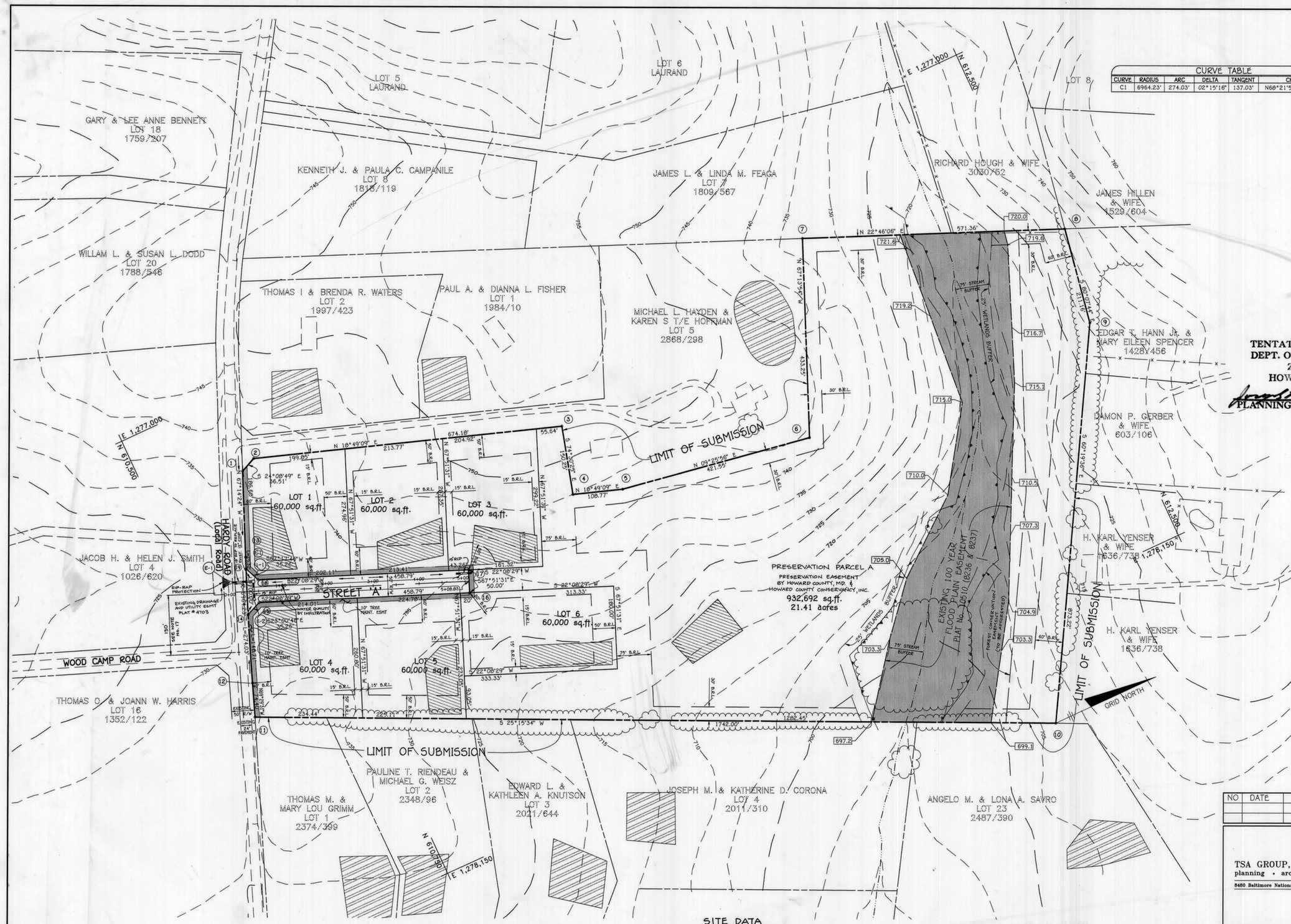
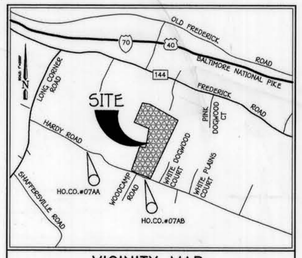


CURVE TABLE					
CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD
C1	6964.23'	274.03'	02°15'16"	137.03'	N68°21'58"W 274.01'



VICINITY MAP

HOWARD COUNTY MAP PAGE 2 GRID H-8
SCALE: 1" = 2000'

COORDINATE CHART (NAD '83)		
NUMBER	NORTH	EAST
1	610710.8702	1277169.1291
2	610744.1826	1277154.1949
3	611382.3219	1277371.6736
4	611342.1860	1277516.4669
5	611445.1400	1277551.5537
6	611860.9859	1277620.6376
7	612028.6578	1277221.1441
8	612555.4986	1277442.2652
9	612519.2981	1277650.3023
10	612087.0056	1278409.0119
11	610511.5625	1277665.6689
12	610537.6292	1277595.9798
13	610638.6490	1277341.2736
14	610591.2064	1277457.2639
15	610623.6604	1277443.4795
16	611048.6135	1277616.3936
17	611067.4583	1277570.0808
18	610642.5051	1277397.1667
19	610628.8956	1277364.6390

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY

PLANNING DIRECTOR — DATE 5/5/95

COH

GENERAL NOTES

1. ALL ASPECTS OF THIS PROJECT SHALL BE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVER(S) HAVE BEEN APPROVED.
2. SUBJECT PROPERTY IS ZONED RC-DEO PER 10/18/93 COMPREHENSIVE ZONING PLAN.
3. WATER AND SEWER SERVICE FOR THIS DEVELOPMENT SHALL BE PRIVATE. A WELL AND SEPTIC AREA SHALL BE LOCATED ON EACH LOT IN ACCORDANCE WITH ALL HEALTH DEPARTMENT STANDARDS. SEPTIC EASEMENTS ARE A MINIMUM OF 10,000 S.F. PER LOT.
4. TOPOGRAPHY TAKEN FROM LATEST HOWARD COUNTY 1"=200' SCALE MAPS.
5. 100 YEAR FLOODPLAIN PER PLAT No. 10510.
6. WETLAND DELINEATION PREPARED BY ECO-SCIENCE, INC., NOVEMBER 1994
7. TRACT BOUNDARY ESTABLISHED BY PLAT No. 10510, RECORDED 9/22/92.
8. HORIZONTAL AND VERTICAL DATUMS FOR THIS PROJECT SHALL BE NAD '83 (STA. 07AA & 07AB) AND NAD '27 (STA. 3827001), RESPECTIVELY.
9. NOISE MITIGATION NOT TO BE REQUIRED FOR THIS PROJECT.
10. ADEQUATE PUBLIC FACILITIES ORDINANCE TRAFFIC STUDY PREPARED BY LEE CUNNINGHAM AND ASSOCIATES, INC., JANUARY 1995
11. FOREST STAND DELINEATION AND CONSERVATION PLAN PREPARED BY ECO-SCIENCE, INC. JANUARY 1995
12. NO DISTURBANCE SHALL OCCUR IN THE WETLANDS, 25' WETLAND BUFFER, 100 YEAR FLOODPLAIN OR 75' STREAM BUFFER.
13. THIS PROPERTY IS NOT WITHIN THE METROPOLITAN DISTRICT.
14. A TEE TURNAROUND ROADWAY IS PROPOSED IN ACCORDANCE WITH SECTION 2.9.2.B OF THE DESIGN MANUAL VOLUME III. LOTS 2-7 SHALL ACCESS THE PROPOSED ROADWAY, LOT 1 SHALL ACCESS HARDY ROAD.
15. MINIMUM BUILDABLE LOT SIZE SHALL BE 40,000 SQUARE FEET.
16. A SIGHT DISTANCE ANALYSIS FOR HARDY ROAD AND THE PROPOSED INTERSECTION IS INCLUDED WITH THE SUPPLEMENTAL SHEETS.
17. A REQUEST HAS BEEN MADE TO THE DEPT. OF PUBLIC WORKS TO WAIVE THE MINIMUM 250' INTERSECTION SPACING REQUIREMENT PER SECTION 2.9.2.A AND TABLE 2.04 OF THE DESIGN MANUAL VOLUME III. ROADS AND BRIDGES.
18. A REQUEST TO THE DEPT. OF PUBLIC WORKS HAS BEEN MADE TO WAIVE THE STORMWATER MANAGEMENT REQUIREMENTS AS SPECIFIED IN SECTION 10.2.1.A OF THE HOWARD COUNTY DESIGN MANUAL VOLUME I - STORM DRAINAGE BASED ON THE "GUIDELINES FOR STORMWATER MANAGEMENT IN CLUSTERED SUBDIVISIONS", AUGUST 1993. A REQUEST TO DPW FOR FEE-IN-LIEU OF STORMWATER MANAGEMENT FOR THE PROPOSED ROADWAY HAS BEEN MADE.
19. WATER QUALITY FOR THE PROPOSED ROADWAY SHALL BE PROVIDED BY INFILTRATION (CHECK DAM IN SWALE) AT 1-1 AND E-2. 122 CF OF STORAGE IS REQUIRED AT BOTH LOCATIONS. WATER QUALITY FOR THE PORTION OF THE PROPOSED ROAD DRAINING TO THE REAR OF THE PROPERTY SHALL BE PROVIDED BY THE 1000 FOOT VEGETATED BUFFER.

SITE DATA

LOCATION TAX MAP 7, PARCEL 390
ZONING RC-DEO
DEED REFERENCE L.1240 F.553 PLAT NO. 10510

1. TRACT AREA	30.25	AC.
2. NO. OF CLUSTER LOTS ALLOWED @1 PER 4.25 GROSS ACRES.	7	
3. TOTAL NO. OF LOTS:		
CLUSTER	6	
PRESERVATION PARCEL W/RESIDUE	1	
4. AREA OF CLUSTER LOTS	8.26	AC.
5. AREA OF PRESERVATION PARCEL	21.41	AC.
6. AREA OF PROPOSED RIGHT-OF-WAY	0.58	AC.
7. AREA OF FLOODPLAIN	4.57	AC.
8. AREA OF STEEP SLOPES (25% OR GREATER)	0.0	AC.

THE PURPOSE OF THE PROPOSED PRESERVATION PARCEL SHALL BE AS A CONSERVATION AREA. THE PRESERVATION PARCEL CONTAINS THE STREAM, WETLAND, AND FLOODPLAIN AREA AND PROPOSED FOREST CONSERVATION PLANTING LOCATED AT THE REAR OF THE SITE.

LEGEND

EXISTING CONTOURS
WETLAND LIMIT
100 YEAR FLOODPLAIN
EXISTING WOODSLINE
CENTERLINE EXIST. STREAM
EXISTING STRUCTURE
PROPOSED SEPTIC FIELD
EXISTING SEPTIC FIELD
697.2 — 100 YEAR FLOODPLAIN ELEVATION

NO	DATE	REVISION

TSA GROUP, INC.
planning • architecture • engineering
8480 Baltimore National Pike • Ellicott City, Maryland 21043 • (410) 465-6105

STATE OF MARYLAND — JAMES M. ENGLAND — REGISTERED PROFESSIONAL ENGINEER

OWNER/DEVELOPER:
WILLIAM DALE & LINDA GALE HOUGH
17303 HARDY ROAD
Mt. AIRY, MARYLAND 21771

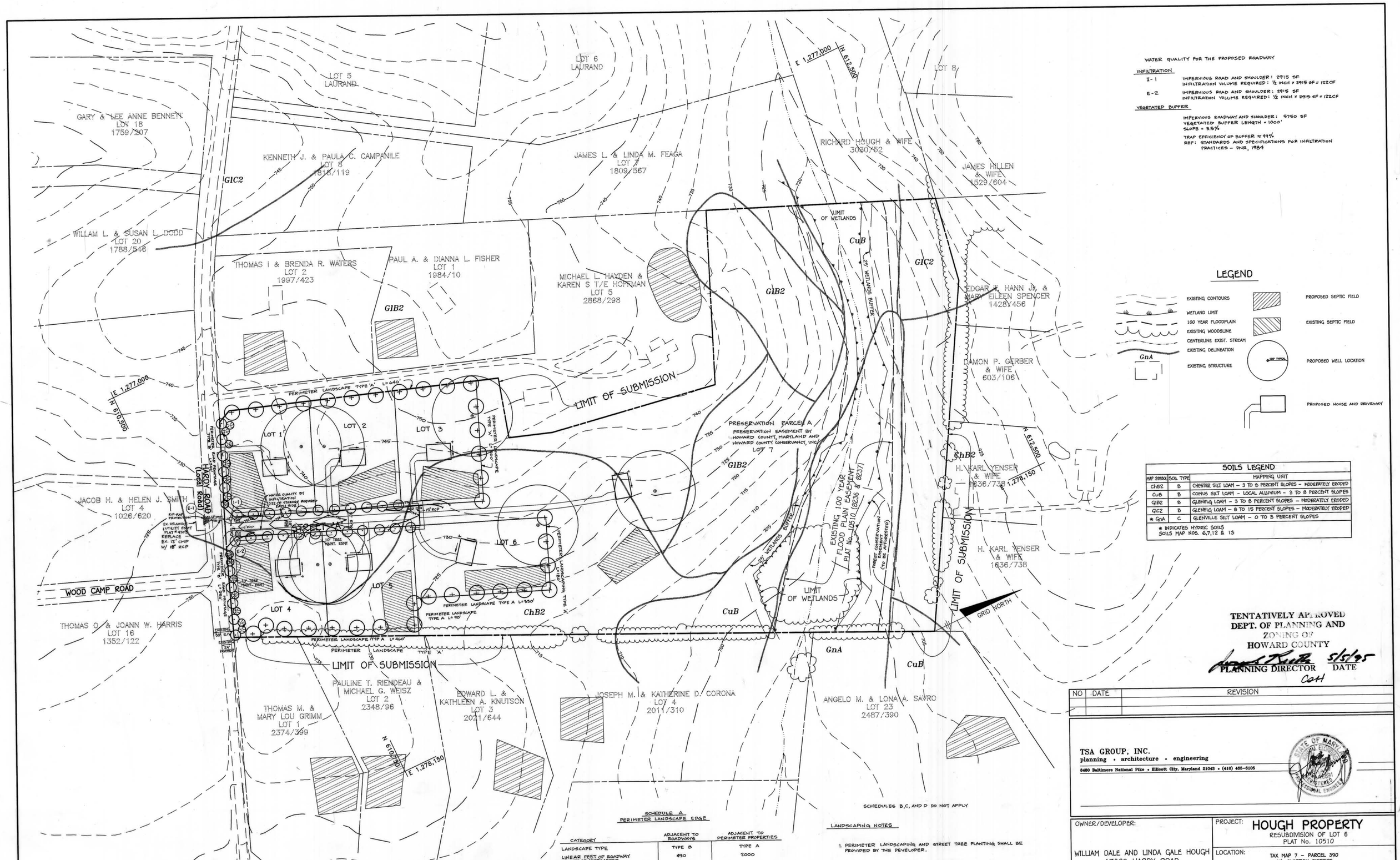
PROJECT:
HOUGH PROPERTY
LOTS 1-6 AND PARCEL A
RESUBDIVISION OF LOT 6, PLAT No. 10510

LOCATION:
TAX MAP 7 - PARCEL 390
4th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TITLE:
PRELIMINARY EQUIVALENT SKETCH PLAN
F-95-19

DATE: JANUARY 17, 1995 / MARCH 27, 1995
PROJECT NO. 0696
Design: JME Draft: MBB
SCALE: 1"=100'
DRAWING 1 OF 3

SP-95-05



WATER QUALITY FOR THE PROPOSED ROADWAY

INFILTRATION

I-1 IMPERVIOUS ROAD AND SHOULDER: 2915 SF
INFILTRATION VOLUME REQUIRED: ½ INCH x 2915 SF = 122CF

E-2 IMPERVIOUS ROAD AND SHOULDER: 2915 SF
INFILTRATION VOLUME REQUIRED: ½ INCH x 2915 SF = 122CF

VEGETATED BUFFER

IMPERVIOUS ROADWAY AND SHOULDER: 5750 SF
VEGETATED BUFFER LENGTH = 1000'
SLOPE = 3.5%

TRAP EFFICIENCY OF BUFFER ≈ 99%
REF: STANDARDS AND SPECIFICATIONS FOR INFILTRATION PRACTICES – DNR, 1984

LEGEND

- EXISTING CONTOURS
- WETLAND LIMIT
- 100 YEAR FLOODPLAIN
- EXISTING WOODSLINE
- CENTERLINE EXIST. STREAM
- EXISTING DELINEATION
- GnA — EXISTING STRUCTURE
- PROPOSED SEPTIC FIELD
- EXISTING SEPTIC FIELD
- 100' TYPICAL — PROPOSED WELL LOCATION
- PROPOSED HOUSE AND DRIVEWAY

SOILS LEGEND

MAP SYMBOL	SOIL TYPE	MAPPING UNIT
ChB2	B	CHESTER SILT LOAM – 3 TO 8 PERCENT SLOPES – MODERATELY ERODED
CuB	B	COMUS SILT LOAM – LOCAL ALLUVIUM – 3 TO 8 PERCENT SLOPES
GIB2	B	GLENELG LOAM – 3 TO 8 PERCENT SLOPES – MODERATELY ERODED
GIC2	B	GLENELG LOAM – 8 TO 15 PERCENT SLOPES – MODERATELY ERODED
* GnA	C	GLENVILLE SILT LOAM – 0 TO 3 PERCENT SLOPES

* INDICATES HYDRIC SOILS
SOILS MAP NOS. 6,7,12 & 13

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY

PLANNING DIRECTOR — DATE 5/5/95

NO	DATE	REVISION

TSA GROUP, INC.
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5480 Baltimore National Pike • Ellicott City, Maryland 21043 • (410) 465-6105

STATE OF MARYLAND — REGISTERED PROFESSIONAL ENGINEER

SCHEDULE A
PERIMETER LANDSCAPE EDGE

CATEGORY	ADJACENT TO ROADWAYS	ADJACENT TO PERIMETER PROPERTIES
LANDSCAPE TYPE	TYPE B	TYPE A
LINEAR FEET OF ROADWAY FRONTAGE/PERIMETER	490	2000
CREDIT FOR EXISTING VEGETATION	NO	NO
CREDIT FOR WALL, FENCE OR BERM	NO	NO
LINEAR FEET OF PLANTING REQUIRED	490	2000
NUMBER OF PLANTS REQUIRED		
SHADE TREES	10	34
EVERGREEN TREES	14	0
SHRUBS	0	0

RED OAK (+) RED MAPLE (•) WHITE PINE (⊗)

SCHEDULES B,C, AND D DO NOT APPLY

LANDSCAPING NOTES

1. PERIMETER LANDSCAPING AND STREET TREE PLANTING SHALL BE PROVIDED BY THE DEVELOPER.

OWNER/DEVELOPER:
WILLIAM DALE AND LINDA GALE HOUGH
17383 HARDY ROAD
Mt. AIRY, MARYLAND 21771

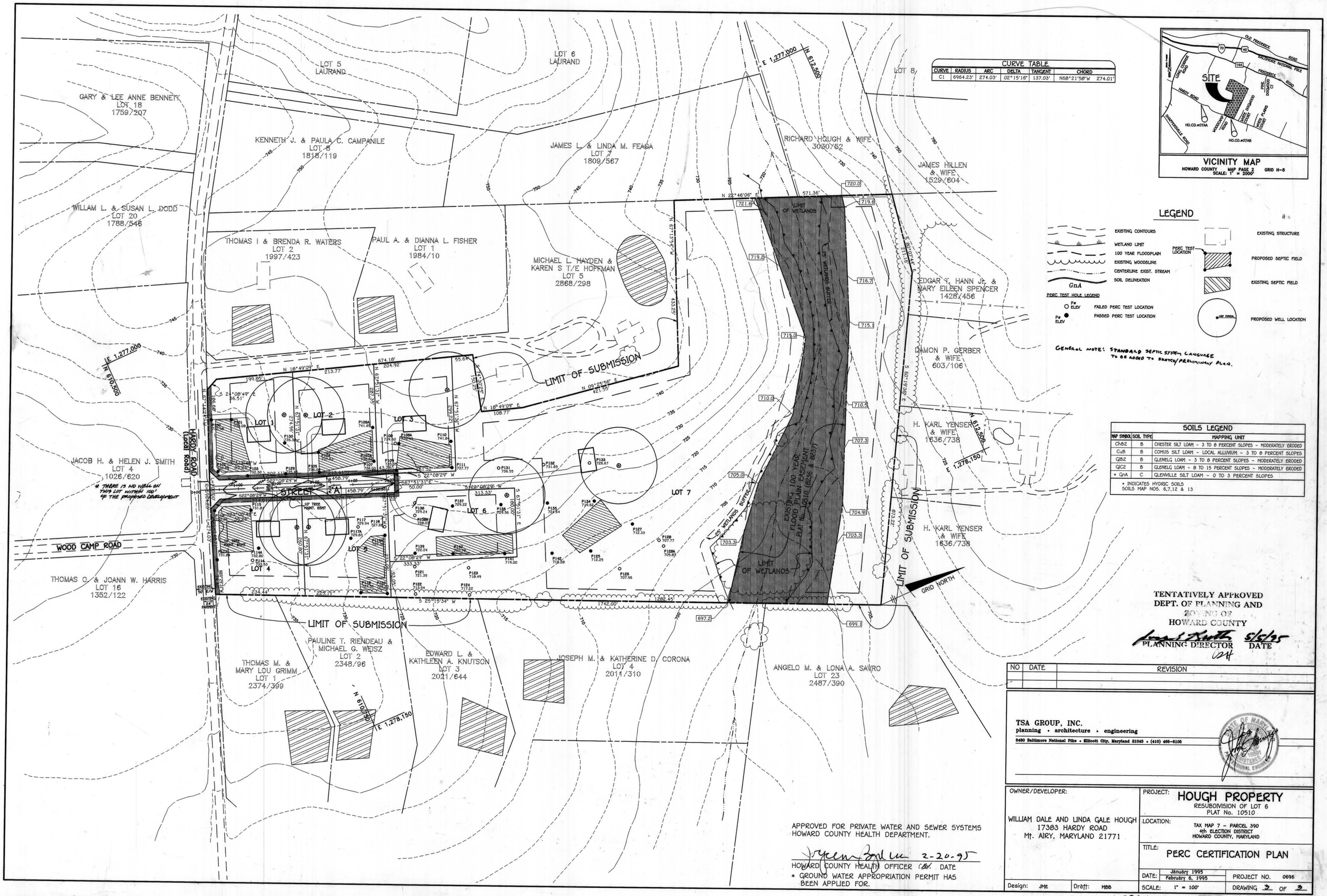
PROJECT: HOUGH PROPERTY
RESUBDIVISION OF LOT 6
PLAT No. 10510

LOCATION: TAX MAP 7 – PARCEL 390
4th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TITLE: PRELIMINARY GRADING, LANDSCAPE, AND SITE CONDITIONS PLAN
F-93-19

DATE: JANUARY 17, 1995 / MARCH 27, 1995
PROJECT NO. 0696
DRAWING 2 OF 3
SCALE: 1" = 100'
Design: JME Draft: MBB

SP-95-05



CURVE TABLE					
CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD
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LEGEND

- EXISTING CONTOURS
- WETLAND LIMIT
- 100 YEAR FLOODPLAIN
- EXISTING WOODSLINE
- CENTERLINE EXIST. STREAM
- SOIL DELINEATION (GnA)
- PERC TEST LOCATION
- EXISTING STRUCTURE
- PROPOSED SEPTIC FIELD
- EXISTING SEPTIC FIELD
- PROPOSED WELL LOCATION

PERC TEST HOLE LEGEND

- Pa ELEV — FAILED PERC TEST LOCATION
- Pa ELEV — PASSED PERC TEST LOCATION

GENERAL NOTE: STANDARD SEPTIC SYSTEM LANGUAGE TO BE ADDED TO SKETCH/PRELIMINARY PLAN.

SOILS LEGEND

MAP SYMBOL	SOIL TYPE	MAPPING UNIT
ChB2	B	CHESTER SILT LOAM - 3 TO 8 PERCENT SLOPES - MODERATELY ERODED
CuB	B	COMUS SILT LOAM - LOCAL ALLUVIUM - 3 TO 8 PERCENT SLOPES
GlB2	B	GLENELG LOAM - 3 TO 8 PERCENT SLOPES - MODERATELY ERODED
GlC2	B	GLENELG LOAM - 8 TO 15 PERCENT SLOPES - MODERATELY ERODED
* GnA	C	GLENVILLE SILT LOAM - 0 TO 3 PERCENT SLOPES

* INDICATES HYDRIC SOILS
SOILS MAP NOS. 6,7,12 & 13

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY

PLANNING DIRECTOR — DATE 5/5/95

NO	DATE	REVISION

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planning • architecture • engineering
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STATE OF MARYLAND — REGISTERED PROFESSIONAL ENGINEER

APPROVED FOR PRIVATE WATER AND SEWER SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT.

HOWARD COUNTY HEALTH OFFICER — DATE 2-20-95

* GROUND WATER APPROPRIATION PERMIT HAS BEEN APPLIED FOR.

OWNER/DEVELOPER:
WILLIAM DALE AND LINDA GALE HOUGH
17383 HARDY ROAD
Mt. AIRY, MARYLAND 21771

PROJECT: HOUGH PROPERTY
RESUBDIVISION OF LOT 6
PLAT No. 10510

LOCATION: TAX MAP 7 - PARCEL 390
4th ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TITLE: PERC CERTIFICATION PLAN

Design: JME	Draft: MBB	DATE: January 1995, February 6, 1995	PROJECT NO. 0696
		SCALE: 1" = 100'	DRAWING 3 OF 3

SP95-05

Acad Dwg: 10-00S1/09-00S1/90-00