



COLUMBIA
VILLAGE OF KINGS CONTRIVANCE
SECTION 2 AREA 3
PLATS 4670 & 4671

- GENERAL NOTES:**
1. Topography was compiled from actual field survey.
 2. The Area included in this submission is located on Tax Map # 42, Parcel # 17.
 3. Installation of Traffic Control Devices shall be in accordance with the latest edition of the Manual of Uniform Control Devices.
 4. Public Water and Sewer to be Utilized.
 5. Sediment and Erosion Control Measures to be provided with the submission of the Rd. Construction and Site Development Plans.
 6. All Utilities shown as existing were compiled from available records and field survey.
 7. See Soils Map # 20.
 8. Recording Reference: Plat No's 4673 & 4671.
 9. Minimum building setback restrictions from Property lines and rights of Way of any public road or street to be in accordance with the Final Development Plan Criteria Phase 17A, Part 1.

- SITE ANALYSIS:**
1. Zoning: New Town Multi Family
 2. Number of Lots shown: 93 Buildable Lots, 1 Open Space Lot.
 3. Number of Parking Spaces shown: 190
 4. Area Tabulation:

A. Roadway Dedication:	1.9± Acres
B. Area of Lots:	4.0± Acres
C. Common Area:	3.9± Acres
Total:	9.825 Acres

TENTATIVELY APPROVED ON APRIL 7, 1981
DATE

OFFICE OF PLANNING AND ZONING OF
HOWARD COUNTY
James H. Ramsey 6-10-81
PLANNING DIRECTOR DATE

- LEGEND**
1. Existing Contour (2 FT. Interval) - Dashed line with '20'
 2. Existing Storm Drain - Solid line with '18" RCP'
 3. Proposed Storm Drain - Solid line with '18" RCP'
 4. Existing Sewer - Solid line with '18"
 5. Building Restriction Line: B.R.L.

NOTE: This Plan is a Revision of an Original Submission by Century Engineering, Inc. (P-81-13-C)

COORDINATE TABLE

No.	NORTH	EAST
163	486 002.82	840 734.61
164	486 227.12	840 124.71
172	486 484.11	840 448.94
167	486 529.00	840 403.00
168	486 693.00	840 619.00
169	486 742.00	840 582.00
171	486 827.00	840 753.00
210	487 750.84	841 061.12
173	486 700.00	841 100.00
174	486 610.00	841 100.00
180	486 510.84	841 046.74
175	486 330.00	840 350.00
176	486 265.00	840 858.00
187	486 285.00	840 822.00
186	486 188.00	840 763.00
177	486 171.00	840 795.00
178	486 110.00	840 805.00
101	486 149.06	840 382.48
641	486 166.00	840 391.06
755	486 197.04	840 367.42
640	485 998.53	840 743.64
639	485 997.68	840 808.04
638	486 457.43	841 098.81

CLARK • FINEROCK & SACKETT
ENGINEERS • PLANNERS • SURVEYORS
11315 LOCKWOOD DRIVE SILVER SPRING, MARYLAND 20904 (301) 593-3400

DESIGNED J.M.E.	PRELIMINARY PLAN LOTS A-1 THRU A-94 A REBUNDIVISION OF PARCEL 'A' COLUMBIA VILLAGE OF KINGS CONTRIVANCE SECTION 2 AREA 3 HOWARD ELECTION DISTRICT HOWARD COUNTY, MARYLAND	SCALE 1"=50'
DRAWN K.I.W.		DRAWING 1 of 1
CHECKED J.M.E.		JOB NO. 80-112
DATE 3-5-81		FILE NO. 80-112-P
OWNER: 35-32 CORPORATION ROUSE BUILDING COLUMBIA, MARYLAND 21044		FOR: TROUTMAN COMMUNITIES SUITE 300 WILD LAKE VILLAGE GREEN COLUMBIA, MARYLAND 21044

Donald B. Sackett

