



ROUTE 29 FARM INC.
L 803 P 653

COORDINATE TABLE

NO.	NORTH	EAST
76	512 336.96	853 848.75
77	512 616.03	853 424.90
78	512 576.15	853 404.58
79	512 538.85	853 367.02
80	512 630.22	853 376.07
81	512 709.38	853 219.62
82	512 602.25	853 278.70
83	513 252.18	852 878.32
84	513 283.36	852 859.73
85	511 749.97	853 926.91
86	511 742.40	853 880.67
87	513 025.18	852 929.59
88	512 238.37	852 457.57
89	512 008.74	852 311.40
90	512 000.00	852 270.00

SECTION/AREA	OPEN SPACE REQUIRED	OPEN SPACE PROVIDED	OPEN SPACE WITHIN FLOOD PLAIN
1/1	3.480 Ac	8.143 Ac	None
2/1	3.393 Ac	3.030 Ac	1.329 Ac
3/1	4.361 Ac	2.135 Ac	0.732 Ac
TOTALS	11.234 Ac	13.308 Ac	2.061 Ac

OPEN SPACE TABULATION

Lot Size (sq. ft.)	No.	AREA	OPEN SPACE REQUIRED	OPEN SPACE PROVIDED	OPEN SPACE WITHIN FLOOD PLAIN
20,000 or Larger	1	0.480 Ac.	0.029 Ac.		
18,000 to 19,999	5	2.119 Ac.	0.212 Ac.		
16,000 to 17,999	15	6.852 Ac.	1.170 Ac.		
14,000 to 15,999	29	9.835 Ac.	2.950 Ac.		
TOTALS (SECTION 3/1)	50	19.286 Ac.	4.361 Ac.	2.135 Ac.	0.732 Ac.

LEGEND

- 1. Contour Interval 2 Ft.
- 2. Existing Contour 100'
- 3. Proposed Contour 100'
- 4. Pipe Storm Drain

SITE ANALYSIS:

1. Zone: R-20
2. Minimum Lot Size: 14,000 sq. ft.
3. Number of Residential Lots: 50
4. Area Tabulation:
 - Residential Lots: 19,286 Ac.
 - Open Space: 4.176 Ac.
 - Roadway Dedications: 3.251 Ac.
 - Total: 26.713 Ac.
5. For Open Space, See Table.

TENTATIVELY APPROVED ON Mar 21, 1984
 OFFICE OF PLANNING AND ZONING OF HOWARD COUNTY
James J. Hamrick PLANNING DIRECTOR
 DATE: 4-9-84

GENERAL NOTES:

1. The Property shown is located on Tax Map # 20 Parcel # 30.
2. The Property shown is located on Soils Map # 20.
3. The Sketch Plan was previously approved: File No. 5-78-28.
4. Topography was compiled from field survey.
5. Public Water & Sewer to be utilized.
6. Installation of Traffic Control devices shall be in accordance with the latest edition of Uniform Control Devices.
7. Sediment & Erosion Control Measures shall be provided with the submission of the site development & Rec. Construction Plans.
8. 100 Yr. Flood Plain shown was taken from Plans prepared by Century Engineering Inc.
9. The coordinates shown herein are based on Howard County Control Points.
10. For Flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and the road right-of-way line and not onto the flag or pipestem or driveway.
11. See Office of Planning & Zoning Files P-82-08.

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

DESIGNED: WJS
 DRAWN: KIW
 CHECKED: JLS
 DATE: 12-21-83

PRELIMINARY PLAN
 LOTS 1 THRU 53 & PARCEL "A"
BRAMPTON HILLS

SECTION 3 AREA 1
 2ND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

FOR: CELTA CORPORATION
 10325 Lloyd Rd.
 Potomac, Md 20854

SCALE: 1"=50'
 DRAWING: 10-1
 JOB NO.: 83-116
 FILE NO.: 83-116-P