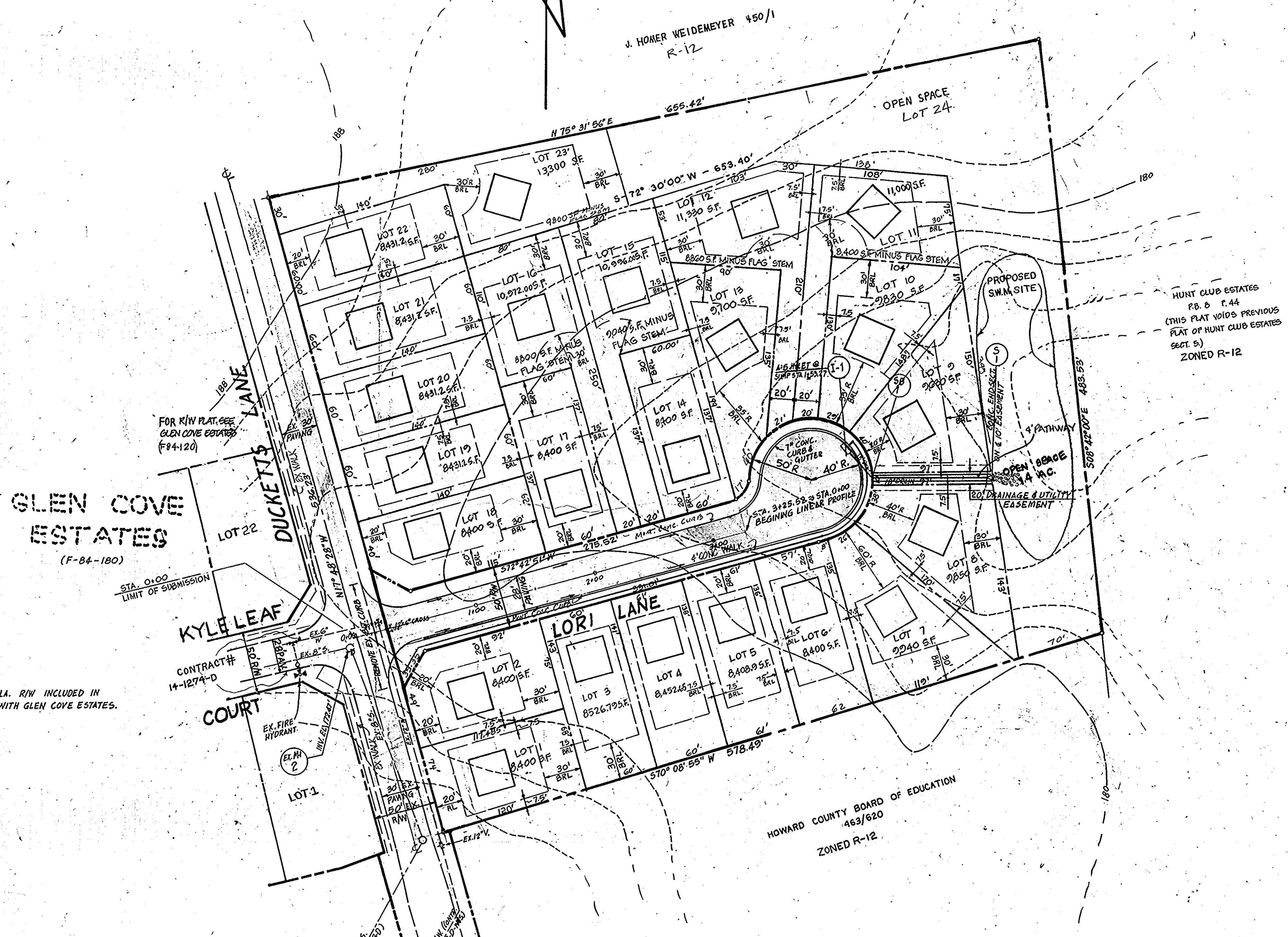


VICINITY MAP
SCALE: 1" = 1,200'

GENERAL NOTES

- TAX MAP: 37 PARCEL 448
- PROPERTY DEED REFERENCE: 100/100
- PUBLIC WATER AND PUBLIC SEWER TO BE UTILIZED
- EXISTING ZONING: R-12
- DUCKETTS LANE IS AN EXISTING PUBLIC ROAD.
- TOTAL AREA OF SITE: 72 AC.±
TOTAL NUMBER OF LOTS: 23
TOTAL AREA OF LOTS: 5 AC.±
TOTAL AREA OF R/W DEDICATION: 0.8 AC.±
TOTAL AREA OPEN SPACE: 1.4 AC.
- TOPO SHOWN HEREON IS BASED ON MD. STATE PLANE COORD. SYSTEM
- BOUNDARY SHOWN HEREON IS BASED ON FIELD RUN SURVEY.
- ALL PROPOSED STREETS TO HAVE BITUMINOUS CURB EXCEPT CUL-DE-SAC WHICH SHALL HAVE 7" CONC. CURB & GUTTER
- ALL REAR BLDG. RESTRICTION LINES ARE 30' AND ALL SIDE BLDG RESTRICTION LINES ARE 7.5'
- SEDIMENT CONTROL MEASURES WILL BE INCLUDED ON FINAL PLANS.
- SKETCH PLAN S 85-02



NOTE:
ENTIRE DUCKETTS LA. R/W INCLUDED IN
R/W PLOT FILED WITH GLEN COVE ESTATES.

GLEN COVE
ESTATES
(F-84-180)

HOWARD COUNTY BOARD OF EDUCATION
463/620
ZONED R-12

TENTATIVELY APPROVED ON Oct 18, 1984
OFFICE OF PLANNING AND ZONING OF
HOWARD COUNTY
James L. Hamby 10-31-84
PLANNING DIRECTOR DATE

OWNER DEVELOPER

DUCKETTS LANE ASSOC., INC.
P.O. BOX 39
COLUMBIA MD 21045

OPEN SPACE CALCULATIONS

Re: Section 107D.2. (R-12 District) Zoning Regulations

Lot Size (sq. ft.)	No. of Lots	Area of Lots in acres	Mandatory Open Space Provisions	Area of Open Space in acres
12,000 or larger	0	0	Subd. Regs. (6%)	0
10,800 to 11,999	0	0	10 percent	0
9,600 to 10,799	6	1.3	20 percent	1.40
8,400 to 9,599	17	3.3	30 percent	2.91
Total req'd. - 1.40				Total provided - 1.40

NOTE: EXCLUDES PAVE STEM



10-30-84

TITLE: PRELIMINARY PLAN							
PROJECT: NEWSOME SUBDIVISION							
LOCATION: 1st ELECTION DISTRICT TAX MAP: 37 PARCEL 448 HOWARD COUNTY, MD.							
DATE: JULY 1984	SCALE: 1" = 50'	DESIGN BY: J.A.B.	DRAWN BY: D.R.R.	CHECKED BY: J.A.B.	DRAWING NO.: 1 OF 1	JOB NO.: 82070	
boender associates				engineers/surveyors/planners			
TOWN & COUNTRY PROFESSIONAL BUILDING, SUITE 101 - 107 ELLCOTT CITY, MARYLAND 21043 301-485-7777							