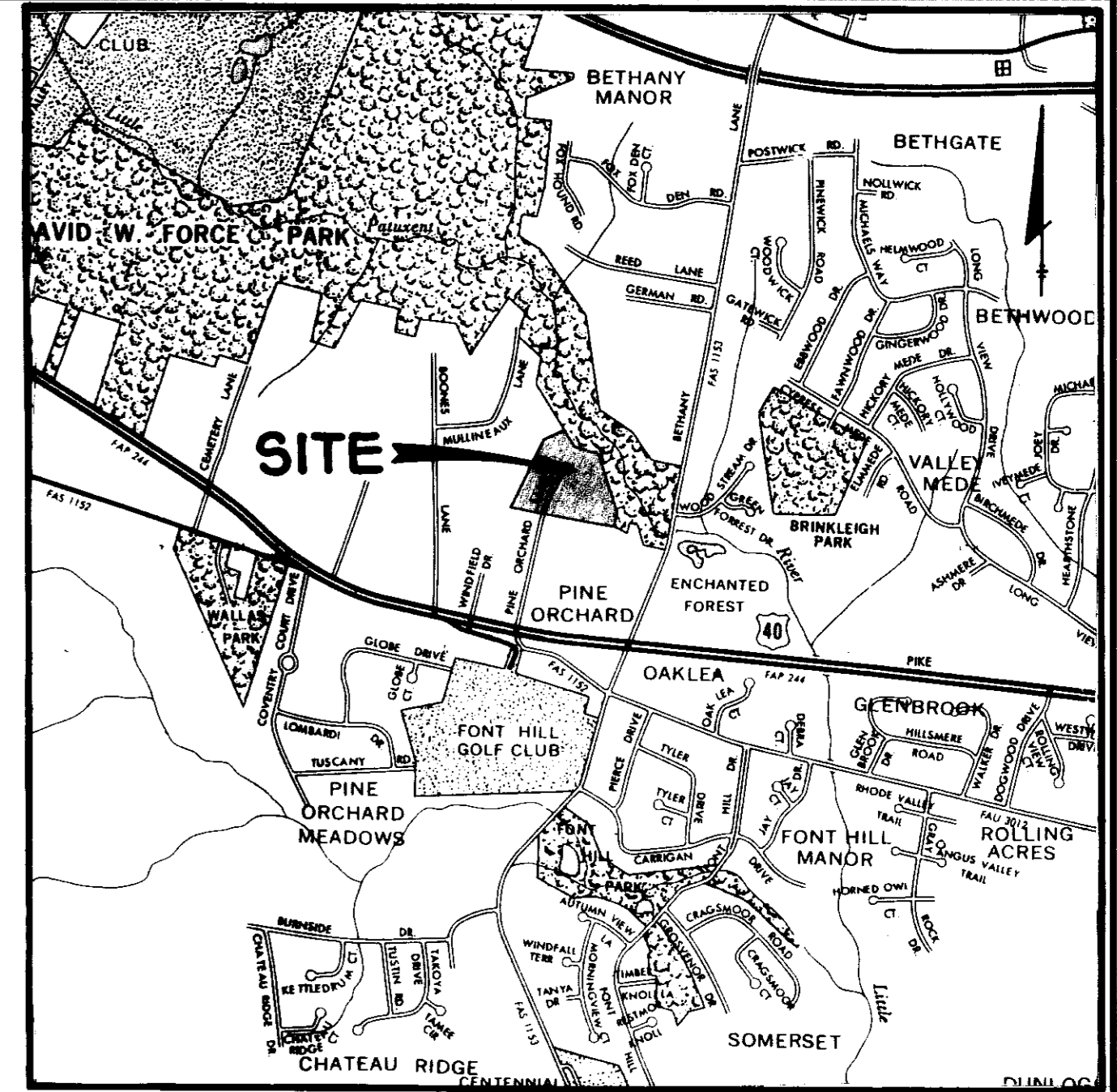


NOTE: 100 YR. FLOODPLAIN LINE SHOWN WAS TAKEN FROM HOWARD COUNTY LITTLE PATUXENT RIVER FLOODPLAIN STUDY.

DENSITY TABULATION

1. GROSS AREA - SECTION 1	14.92 AC
2. FLOODPLAIN - 0.24 STEEP SLOPES 1.23	1.47 AC
3. NET AREA	13.45 AC
4. NO. OF D.U. ALLOWED (BASED ON NET AREA)	201.75 DU
5. FLOODPLAIN LOT ADJUSTMENT (LOT ALLOWANCE)	3.60 DU
6. TOTAL NO. OF D.U. ALLOWED	205.35 DU
7. TOTAL NO. OF D.U. PROPOSED	204.00 DU
8. DENSITY PER ACRE	13.67
9. OPEN SPACE REQUIRED (PER ZONING REGULATIONS) 20% OR	2.98 AC
FLOODPLAIN LOT ADJUSTMENT	0.24 AC
OPEN SPACE REQUIRED - TOTAL	3.22 AC
OPEN SPACE PROVIDED	41% OR 6.88 AC
STEEP SLOPES	1.33 AC
SWMF	0.40 AC
FLOODPLAIN	0.24 AC
NET USABLE (DRY GROUND O.S.)	33% OR 4.91 AC



VICINITY MAP
SCALE: 1" = 2000'

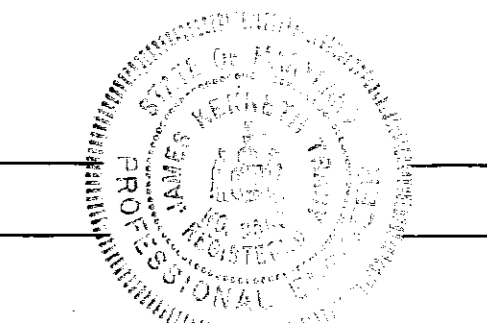
TENTATIVELY APPROVED ON 5-13-88
DATE
OFFICE OF PLANNING AND ZONING OF
HOWARD COUNTY
[Signature] 6.10.88
PLANNING DIRECTOR DATE

GENERAL NOTES

- EXISTING ZONING: R-4-15
- GROSS AREA OF TRACT: 14.92 AC.
- AREA OF PROPOSED LOTS:
LOTS 1-3 - OPEN SPACE 6.34 AC.
LOT 2 COMMUNITY OWNED OPEN SPACE 7.74 AC.
LOTS 4-5 - RESIDENTIAL 0.54 AC.
- AREA OF PROPOSED ROADS: 0.30 AC.
- NUMBER OF LOTS:
NON-BUILDABLE: 2
OPEN SPACE: 3
- PARKING SPACES REQUIRED PROVIDED (INCLUDES 50 CARPORTS) 408
- PUBLIC WATER AND SANITARY SEWER EXTENSIONS SHALL BE MADE FOR THIS DEVELOPMENT.
- ROADWAYS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV.
- STORMWATER MANAGEMENT AND SEDIMENT CONTROL SHALL BE PROVIDED FOR THIS DEVELOPMENT.
- STREET LIGHTS WILL BE PROVIDED IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL.
- TOPO TAKEN FROM HOWARD COUNTY 200' SCALE AERIAL TOPO AND FIELD RUN SURVEY BY TRACY, SCHULTE AND ASSOCIATES.
- SLOPES \geq 25% SHOWN THUS: [Symbol]
- FLOODPLAIN DELINEATION TAKEN FROM HOWARD COUNTY FLOODPLAIN STUDY FOR LITTLE PATUXENT RIVER.

NO	DATE	REVISION

TRACY, SCHULTE & ASSOCIATES INC.
planning • architecture • engineering
8480 Baltimore National Pike • Ellicott City, Maryland 21043 • (301) 465-6105



James R. Tracy

OWNER RUSSELL J. SMITH, ET AL. 3141 PINE ORCHARD LANE ELLICOTT CITY, MARYLAND 21043	PROJECT ORCHARD HILL SECTION 1, AREA 1 APARTMENT DWELLINGS LOCATION TAX MAP NO. 17 DEED REF. 505/157 PARCEL 150, 204 & 510 2 ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
DEVELOPER SECURITY DEVELOPMENT CORP. P.O. BOX 417 ELLICOTT CITY, MARYLAND 21043	TITLE PRELIMINARY PLAN 9-06-18 P-06-35 ZB 007M DATE NOV. 24, 1987 PROJECT NO. 0052 JUNE 1, 1988
DES. RJW DRN. JLR	SCALE: 1" = 50' DRAWING 1 OF 1

NO	COORDINATE		SCHEDULE
	NORTH	EAST	
1	N 528178.8208	E 838265.1180	
2	N 528767.8109	E 838557.8236	
3	N 528845.8525	E 838621.4949	
4	N 528930.1727	E 838743.4051	
5	N 528782.8220	E 838650.6393	
6	N 528605.8254	E 839128.9049	
7	N 527975.2801	E 839328.4602	
8	N 527885.0535	E 839309.0448	
9	N 528098.5260	E 838502.7314	



PLAN
SCALE: 1" = 50'