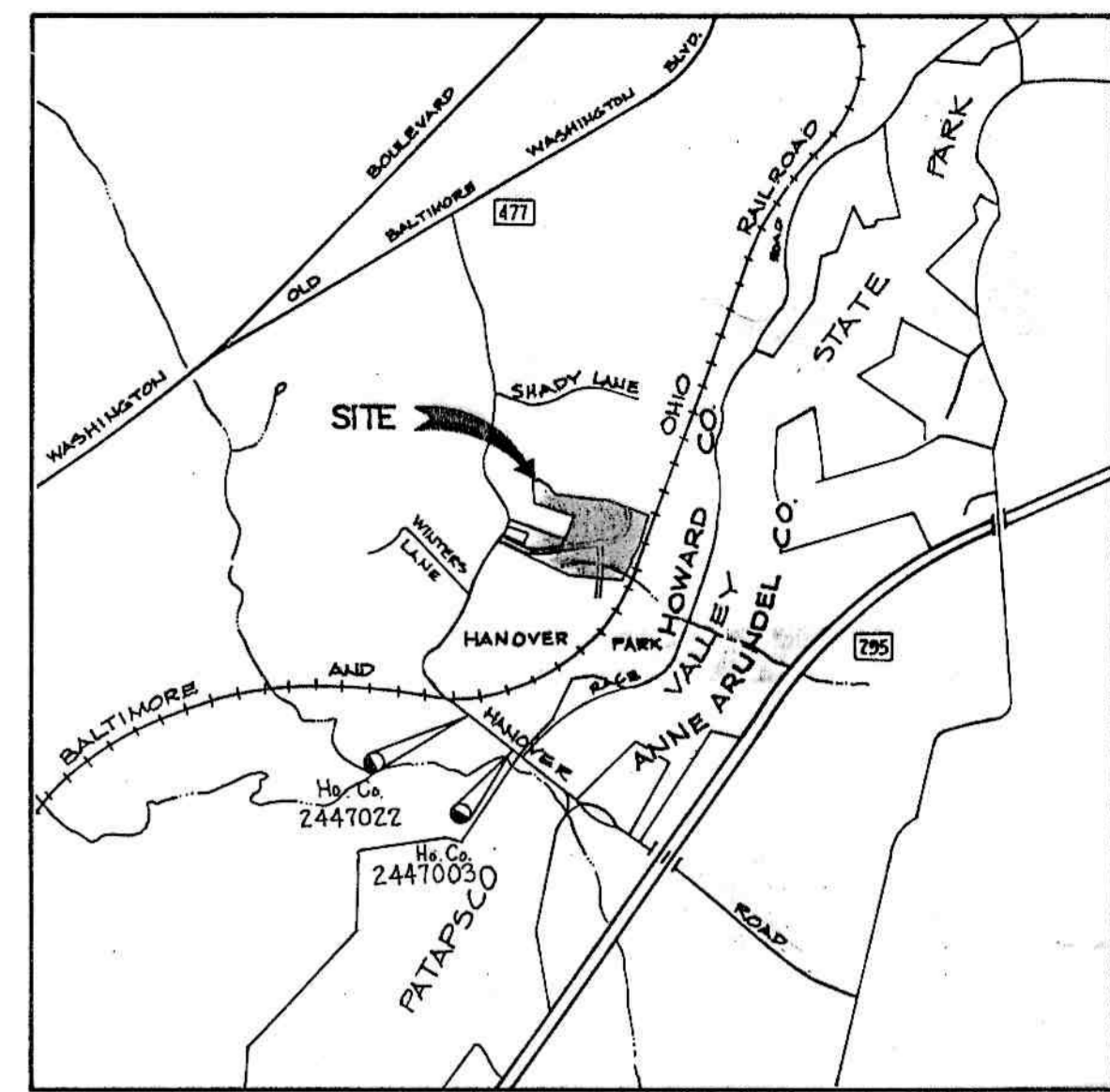


NO.	NORTH	EAST
23	496718.2984	879022.5553
24	496832.6742	879074.5030
25	496919.5201	878840.0722
27	496993.4038	878870.9331
28	496768.6318	879483.0787
35	497271.8170	879372.4530
36	497204.8078	878968.4878
37	497039.0612	880411.4387
51	496316.7800	880107.3017
63	496369.3580	879521.3761
88	496735.6370	878751.9596
89	496825.6657	878798.2398
123	497444.2386	879179.2443
124	497416.8352	879170.6881
125	497426.1897	879120.9231
135	496998.8603	880397.3197
136	496901.6109	880367.8736
137	496907.8109	880338.1549
139	496715.6145	880307.9924
140	496619.1642	880260.7473
141	496545.8402	880219.9957
142	496509.5148	830216.4258
122	497300.0000	879500.0000
101	497180.8000	879132.8000
103	497040.1491	880100.9193

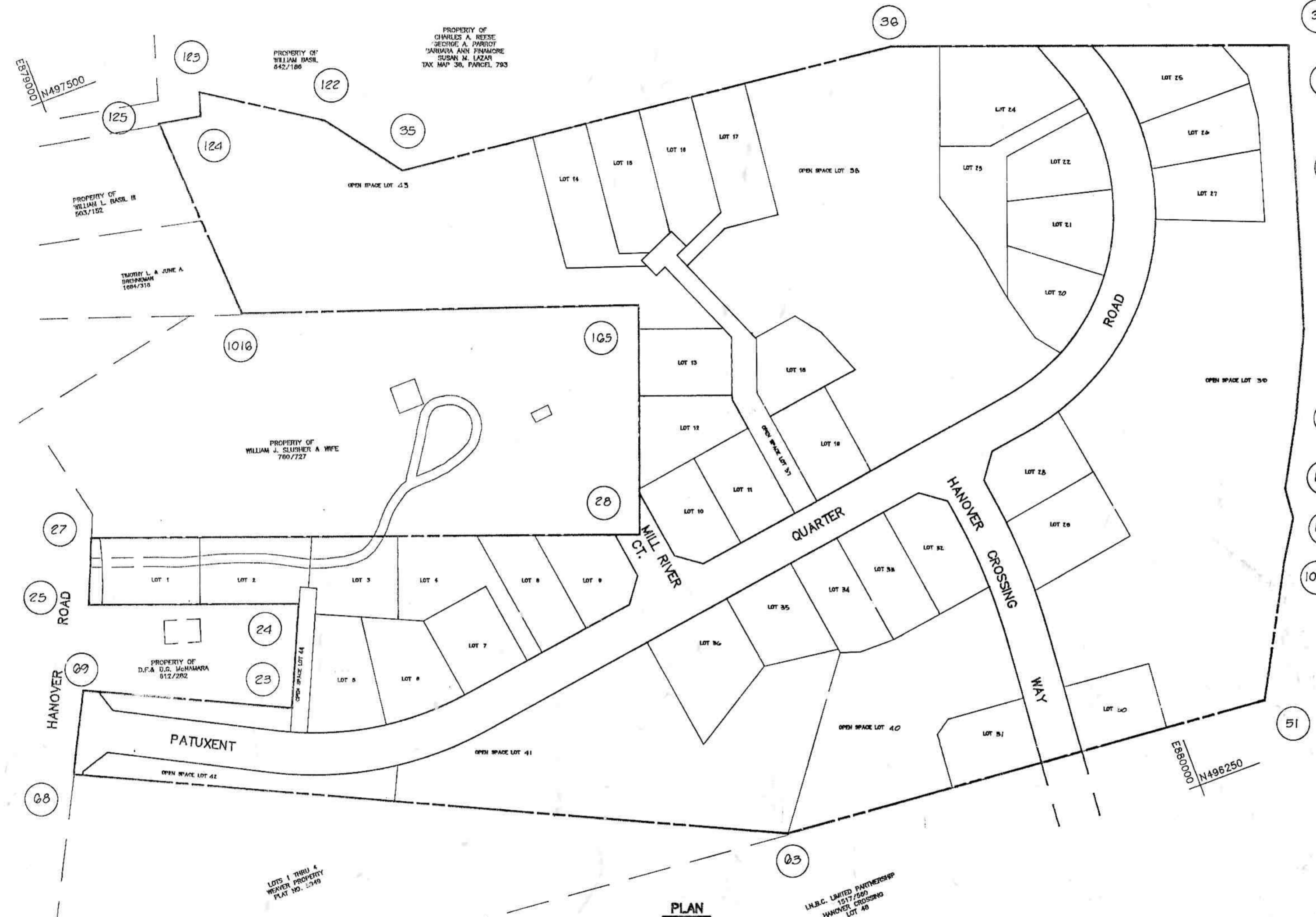
**BENCH MARKS**  
 HO. CO. 2447002 ELEV. 89.82  
 N 494994.546 E 878209.658  
 CONC. MONUMENT NE CORNER RR TRACKS  
 AND HANOVER ROAD 0.3' BELOW SURFACE  
 HO. CO. 2447003 ELEV. 46.266  
 N 494376.047 E 879030.173  
 CONC. MONUMENT 0.2' BELOW SURFACE NW  
 SIDE HANOVER ROAD AND RACE ROAD



**VICINITY MAP**  
 SCALE: 1" = 2000'

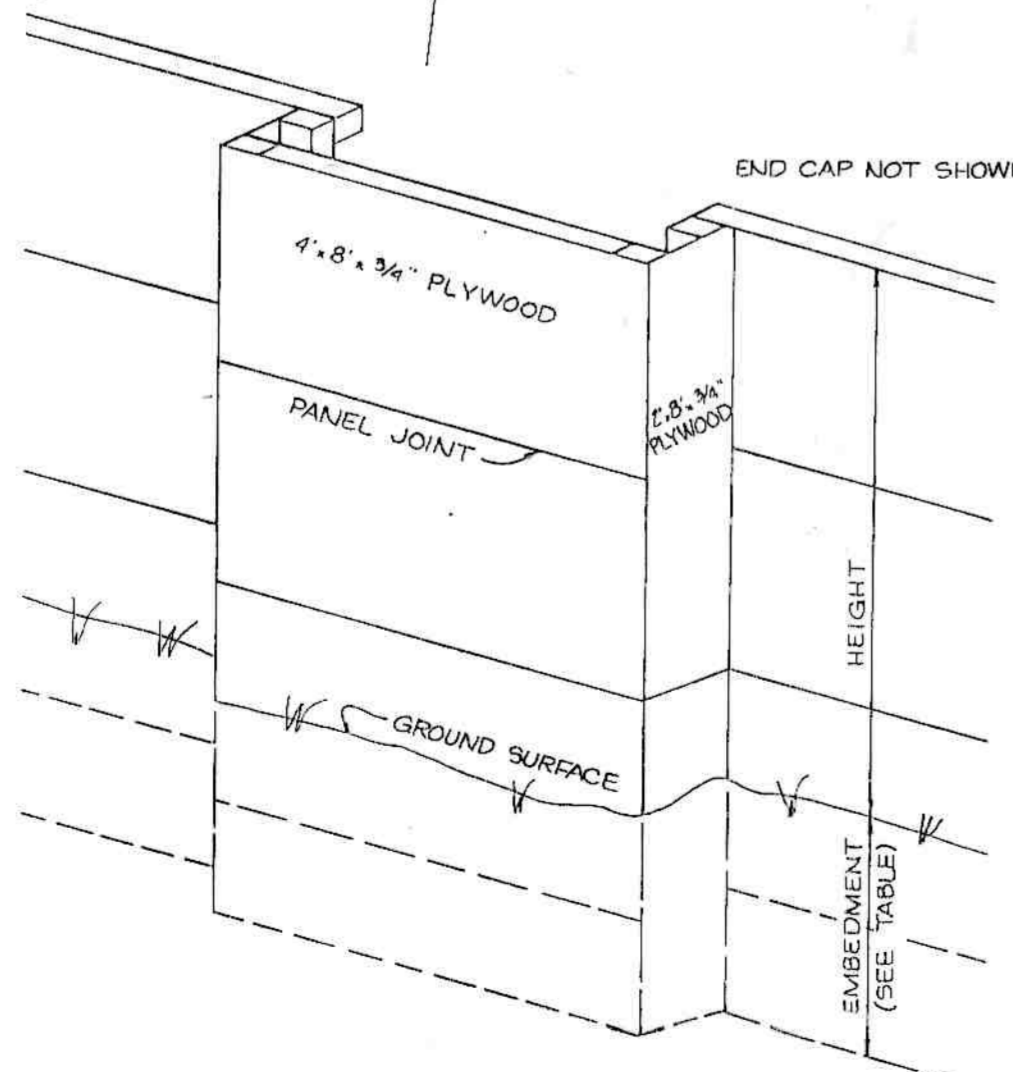
**MINIMUM LOT SIZE CHART**

LOT NO.	GROSS AREA SF	FLOODPLAIN	DI SLOPES OR GRATER TO REMAIN	PROF SLOPES OR GRATER	FLAGSTEN	NET AREA SF	+10% CREDIT	MINIMUM LOT SIZE SF
1	9857	--	--	--	--	9357	--	9357
2	10215	--	--	--	--	10215	--	10215
3	9889	--	--	--	--	9389	--	9389
4	11341	--	--	--	2026	9315	--	9315
5	10314	--	--	--	--	10314	--	10314
6	9887	--	600	--	--	9287	--	9287
7	8609	--	--	--	--	8609	--	8609
8	8623	--	--	--	--	8623	--	8623
9	8400	--	--	--	--	8400	--	8400
10	8466	--	--	--	--	8466	--	8466
11	8419	--	--	--	--	8419	--	8419
12	9917	--	--	1017	--	7500	840	8400
13	8752	--	--	1192	--	7560	840	8400
14	10875	--	--	--	--	10875	--	10875
15	11706	--	--	--	--	11706	--	11706
16	11548	--	1090	--	--	9558	--	9558
17	10400	--	1090	--	--	9400	--	9400
18	11135	--	2560	--	--	8575	--	8575
19	8625	--	--	--	--	8625	--	8625
20	8992	--	592	--	--	8400	--	8400
21	9742	--	--	--	--	9742	--	9742
22	8653	--	--	700	--	7953	447	8400
23	14714	--	--	--	2193	9281	--	9281
24	14718	--	1480	--	--	16078	--	16078
25	10830	--	1250	--	--	9580	--	9580
26	9217	--	--	--	--	9217	--	9217
27	9366	--	--	--	--	9366	--	9366
28	9308	--	540	--	--	8804	--	8804
29	10940	--	--	500	--	10440	--	10440
30	8400	--	--	--	--	8400	--	8400
31	8672	--	--	400	--	8272	128	8400
32	8537	--	--	400	--	8137	262	8400
33	9310	--	910	--	--	8400	--	8400
34	8442	--	--	--	--	8442	--	8442
35	9146	--	--	--	--	9146	--	9146
36	12625	--	1000	--	--	11625	--	11625



TENTATIVELY APPROVED  
 DEPT. OF PLANNING AND ZONING OF  
 HOWARD COUNTY  
 Joseph S. Keith 4/14/92  
 PLANNING DIRECTOR DATE

- General Notes:**
- All aspects of the project are in conformance with the latest Howard County Standards unless waivers have been approved.
  - Project Background:**  
 Location: Tax Map 42, Parcel 201, 202 & 327  
 Zoning: R-12  
 Section/Area: 1/1  
 Total Tract Area: 21.92 AC.  
 Section Area: 21.92 AC.  
 No. of Buildable Lots: 36  
 Date Sketch Plan Approved and DPZ Reference No.: S-89-73, Approved 6/8/90  
 P-91-10, Approved 3/1/91  
 P-92-25, Submitted 7/17/91
  - Topography shown hereon is field run, performed by TSA Group, Inc. in March, 1991.
  - All elevations shown are based on U.S.C. and G.S. Mean Sea Level Datum 1929.
  - Public water and sewer extensions shall be made for this development.
  - Stormwater management for this development will be by detention.
  - Floodplain study prepared by TSA Group, Inc. dated 10/4/90, revised 6/26/92 was submitted and reviewed with P-91-10 and P-92-25.
  - Wetlands evaluation prepared by Exploration Research, Inc. dated 9/90 was submitted and reviewed with P-91-20 and P-92-25.
  - Noise evaluation prepared by Stalano Engineering, Inc. dated 9/10/90 was submitted and reviewed with P-91-10 and P-92-25.
  - Geotechnical report prepared by ATEC Associates, Inc. dated 10/10/90 was submitted and reviewed with P-91-10 and P-92-25.
  - Existing utilities shown are from contract drawings.
  - WP-91-54 was approved on December 11, 1990 pertaining to Section 16.116.C.6 to allow grading within the wetlands and stream buffers for the public road crossings and stormwater management facility.
  - This revised preliminary plan is submitted for the purpose of adding additional lots that were not originally shown.
  - LOTS 30 AND 31 WILL BE SUBJECT TO OBTAINING AN APPROVAL FROM THE MARYLAND AVIATION ADMINISTRATION TO PLACE LOTS WITHIN THE 65 DBA AIRPORT NOISE LIMIT (OR THAT THE 65 DBA LIMIT BE REVISED AND REMOVED FROM THESE LOTS).
  - WP-92-127 WAS APPROVED ON MARCH 8, 1992 PERTAINING TO SECTION 10.116(C)(4), 10.110(C)(6) TO PERMIT CLEARING AND GRADING ON AREAS OF STEEP SLOPES, WETLANDS AND WETLAND BUFFERS, AND SECTION 10.116(C)(5) TO PERMIT LOTS 14 AND 17 WITH FRONTAGE ON A COMMONLY OWNED ACCESS AREA IN EXCESS OF 200 FEET IN LENGTH.



TYPICAL ISOMETRIC VIEW  
 NO SCALE

**NOISE WALL CONSTRUCTION SEQUENCE**

- GRADE BERM TO ELEVATION OF BOTTOM OF WALL.
- FABRICATE COLUMN ASSEMBLIES.
- SET UP AND BRACE COLUMNS.
- INSTALL PANELS TO JUST ABOVE FINISHED GROUND SURFACE.
- GRADE BERM TO FINISHED ELEVATION.
- BACKFILL EMBEDDED PORTION AND TAMP PRIOR TO INSTALLING PANELS ABOVE FINISHED GROUND.
- INSTALL UPPER PANELS AND END CAP. REMOVE BRACING.

**NOTE:**

- ALL OPEN SPACE LOTS SHOWN HEREON EXCEPT FOR LOTS 30, 39, 40 & 41 ARE PROPOSED FOR COMMUNITY OWNERSHIP.
- Y-X-X INDICATES SNOW FENCE TO BE INSTALLED DURING CONSTRUCTION.
- DISTURBED AREA OF WOODED WETLANDS  
 WETLAND MITIGATION AREA  
 TO BE PROVIDED OFF-SITE. LOCATION, DETAILS AND DESIGN OF THE MITIGATION AREA WILL BE PROVIDED ON THE ROAD CONSTRUCTION PLANS PRIOR TO RECORD PLAT APPROVAL.

**DRY GROUND RECREATION AREA TABULATION**

A. FLOODPLAIN AREA NOT WITHIN LIMIT OF WETLANDS.	4.47 AC. ±
B. WETLANDS AREA.	2.70 AC. ±
C. 25% SLOPES OR GREATER NOT WITHIN LIMIT OF WETLANDS OR FLOODPLAIN.	2.1 AC. ±
D. STORM WATER MANAGEMENT FACILITY.	1.15 AC. ±
E. OPEN SPACE LOTS 37 AND 44 USED FOR COMMON ACCESS.	0.20 AC. ±
F. DRY USEABLE AREA OF OPEN SPACE EXCLUDING ITEMS A-D ABOVE.	4.15 AC. ± (63% OF REQUIRED)

**SITE TABULATIONS**

1. GROSS AREA (ACRES)	21.92 AC. ±
2. FLOODPLAIN	0.57 AC. ±
3. STEEP SLOPES	2.44 AC. ±
4. NET AREA	18.91 AC. ±
5. TOTAL NUMBER OF DWELLING UNITS ALLOWED (BASED ON NET AREAS)	606 U.
6. TOTAL NUMBER OF DWELLING UNITS PROPOSED	56 U.
7. DENSITY PER ACRE	1.0 DU/AC.
8. OPEN SPACE REQUIRED (ACRES) LOTS (8400 - 9599) 30% OF GROSS AREA	6.50 AC. ±
9. OPEN SPACE PROVIDED (ACRES)	10.90 AC. ±

NO.	DATE	REVISION
T S A GROUP INC. planning architecture engineering surveying 8400 Baltimore National Pike • Ellicott City, Maryland 21048 • (301)468-8100		
OWNER	CHARLES A. REESE, GEORGE A. PARROTT, BARBARA ANN FINAMORE & SUSAN M. LAZAR C/O 10715 CHARTER DRIVE COLUMBIA, MARYLAND 21044	PROJECT <b>PATAPSCO RIDGE</b> SECTION ONE LOTS 1 THRU 44
DEVELOPER	SECURITY DEVELOPMENT CORP. P.O. BOX 417 ELICOTT CITY, MARYLAND 21043	LOCATION TAX MAP NO. 38 PARCEL NO. 203 & 240 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND
TITLE <b>REVISED</b> P-91-10 PRELIMINARY PLAN W/P-91-54 S-89-73 W/P-92-127 F-92-25		DATE JANUARY 23, 1992 MARCH 20, 1992
DES. D.M. / J.H.	DRN. J.H.	SCALE: 1" = 100' DRAWING 1 OF 2

PROPERTY OF  
 CHARLES A. REESE  
 GEORGE A. PARROTT  
 BARBARA ANN FINAMORE  
 SUSAN M. LAZAR  
 TAX MAP 38, PARCEL 793

PROPERTY OF  
 WILLIAM BASIL  
 642/186

PROPERTY OF  
 WILLIAM L. BASIL III  
 503/152

TIMOTHY L. & JUNE A.  
 BRENNEMAN  
 1684/318

PROPERTY OF  
 WILLIAM J. SLUSHER & WIFE  
 760/727

PROPERTY OF  
 D.F. & D.G. McNAMARA  
 612/282



TENTATIVELY APPROVED  
 DEPT. OF PLANNING AND  
 ZONING OF  
 HOWARD COUNTY  
 Planning Director  
 DATE 4/14/92

CURVE DATA					
STA	RADIUS	LENGTH	TAN	CHORD	BEARING
2+48 TO 4+99.36	400.00	251.35	129.97	247.21	S80°18'15"E
PATUXENT QUARTER RD.					
17+05.78 TO 19+05.07	725.00	109.89	85.94	109.90	N01°25'28"W
HANOVER CROSSING WAY					
12+30.39 TO 17+10.35	275.00	485.90	395.08	425.15	N31°04'17"E
PATUXENT QUARTER RD.					

PLAN  
 SCALE: 1" = 50'

I.N.B.C. LIMITED PARTNERSHIP  
 1517/560  
 HANOVER CROSSING  
 LOT 48

- INDICATES 15% - 25% SLOPES
- INDICATES 25% OR GREATER SLOPES

T S A GROUP INC.  
 planning • architecture • engineering • surveying  
 8460 Baltimore National Pike • Ellicott City, Maryland 21043 • (301)465-8105



OWNER	CHARLES A. REESE, GEORGE A. PARROTT, BARBARA ANN FINAMORE & SUSAN M. LAZAR C/O 10715 CHARTER DRIVE COLUMBIA, MARYLAND 21044	PROJECT	PATAPSCO RIDGE SECTION ONE LOTS 1 THRU 44
DEVELOPER	SECURITY DEVELOPMENT CORP. P.O. BOX 417 ELICOTT CITY, MARYLAND 21043	LOCATION	TAX MAP NO. 38 PARCEL NO. 203 AND 849 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND
DES. D.A.M./J.H.	DRN. J.H.	TITLE	REVISED PRELIMINARY PLAN
		DATE	JANUARY 23, 1992 MARCH 20, 1992
		SCALE	1" = 50'
		PROJECT NO.	0343
		DRAWING	2 OF 2