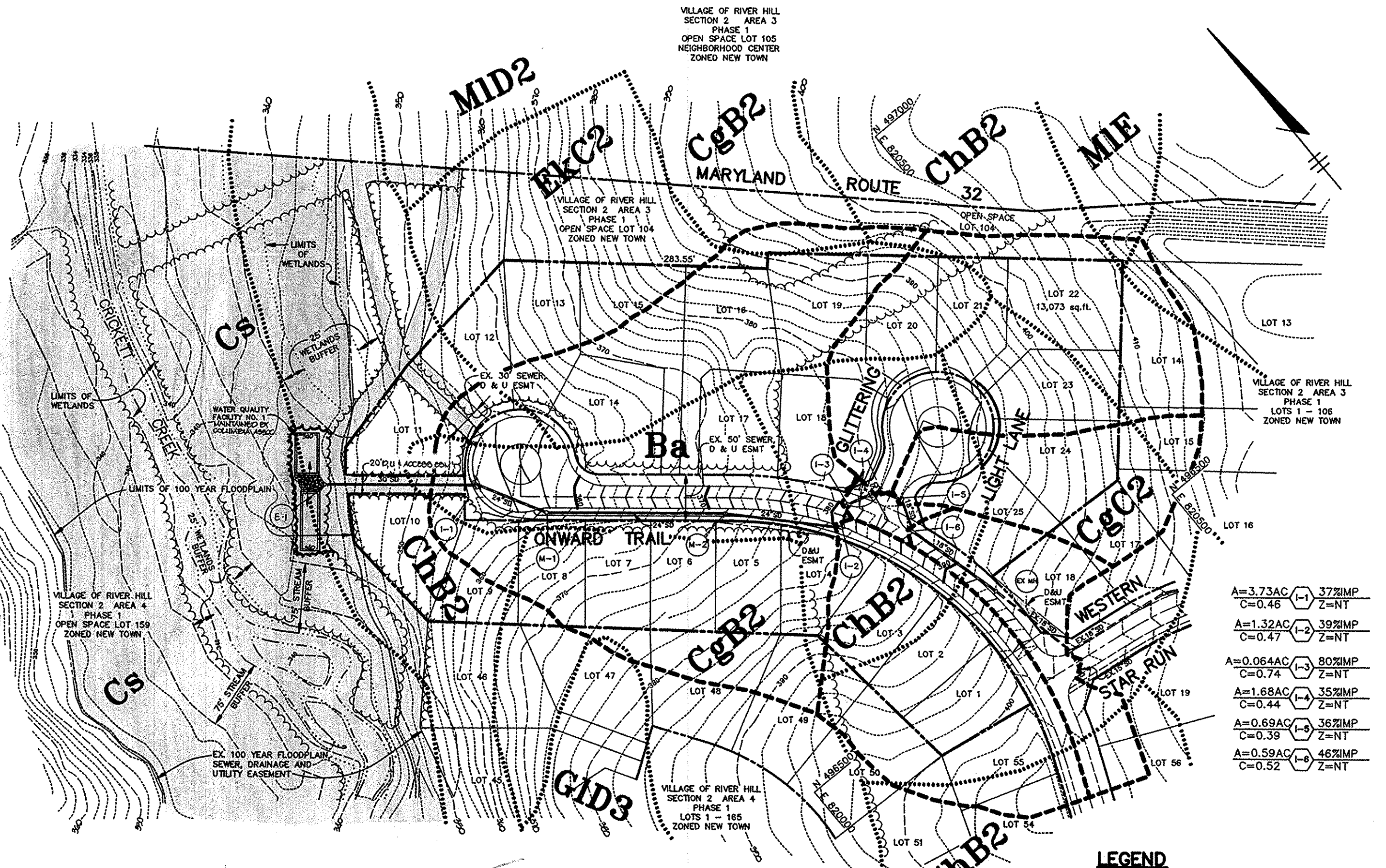


**PRELIMINARY PLAN**  
SCALE: 1"=100'



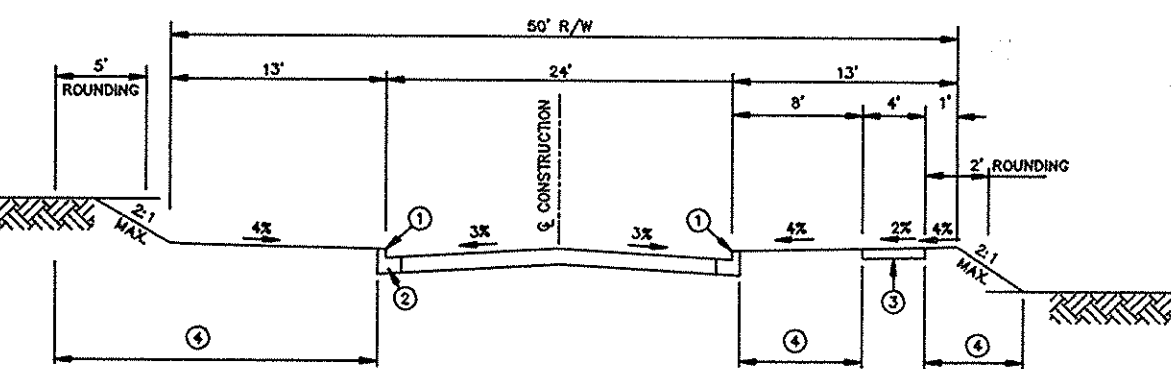
**GRADING PLAN, DRAINAGE AREA MAP AND SOILS MAP**  
SCALE: 1"=100'

**LEGEND**

---	SOILS DIVIDE
- - - -	DRAINAGE DIVIDE

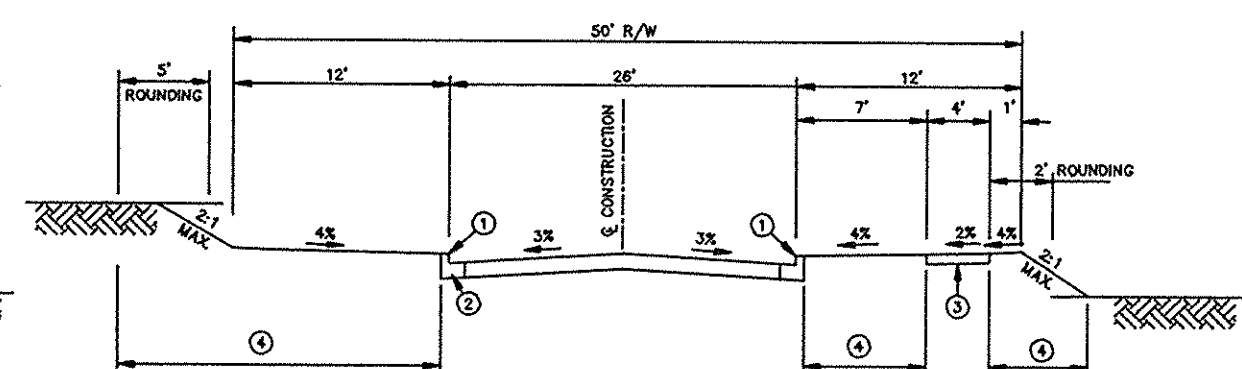
  

A=3.73AC	Z=7IMP
C=0.46	Z=NT
A=1.32AC	Z=39IMP
C=0.47	Z=NT
A=0.064AC	Z=80IMP
C=0.74	Z=NT
A=1.68AC	Z=35IMP
C=0.44	Z=NT
A=0.69AC	Z=36IMP
C=0.39	Z=NT
A=0.59AC	Z=46IMP
C=0.52	Z=NT



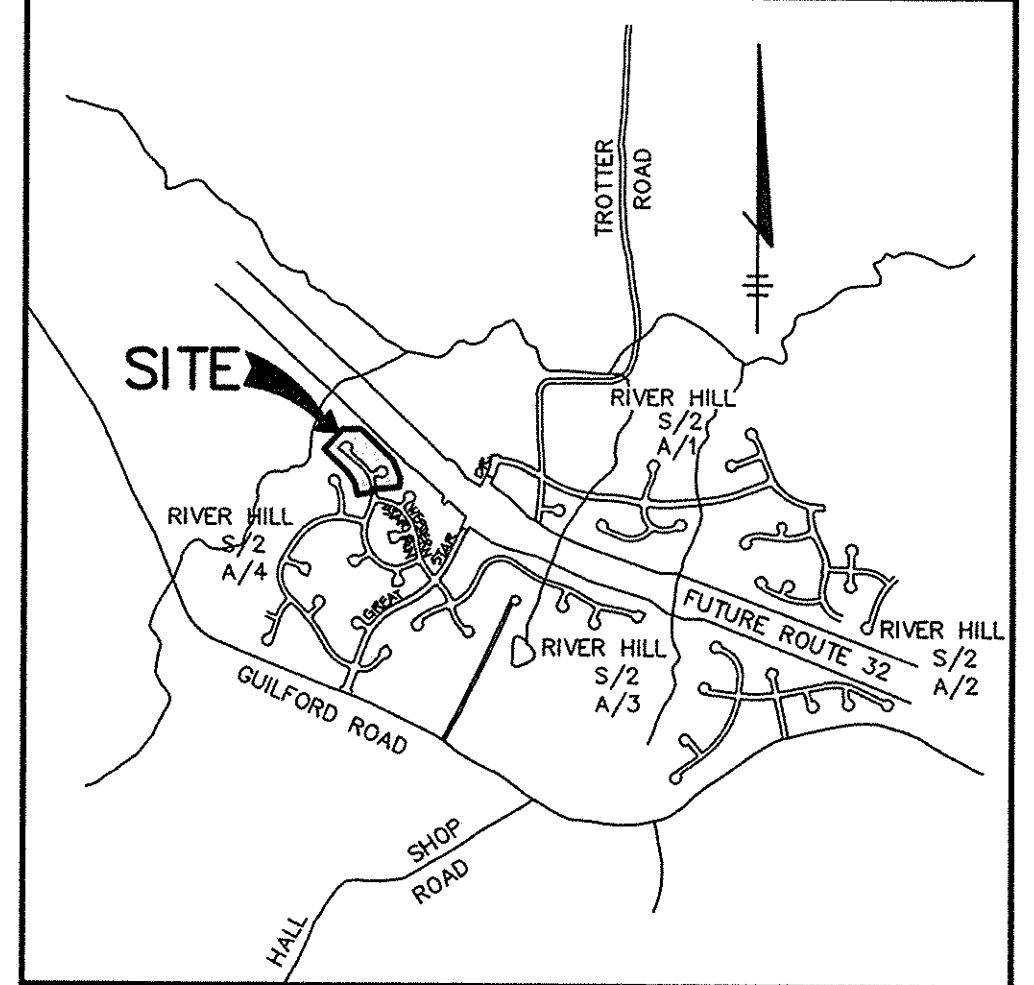
**TYPICAL SECTION CUL-DE-SAC STREET**

- NO SCALE  
ONWARD TRAIL FROM CL STA 14+36.70 TO CL STA 17+33.05  
GLITTERING LIGHT LANE FROM CL STA 0+00 TO CL STA 0+41.70
- 1 PROFILE GRADE LINE (PGL), SEE DESIGN MANUAL.
  - 2 HOOPED CONCRETE CURB & GUTTER.
  - 3 4" CONCRETE SIDEWALK AS REQUIRED BY SUBDIVISION REGULATIONS.
  - 4 INDICATES 2" TOPSOIL, SEED AND MULCH.
  - 5 GUARDRAIL WHERE REQUIRED BY THE DESIGN MANUAL.
  - 6 DESIGN SPEED = 25 MPH.



**TYPICAL SECTION LOCAL ROAD**

- NO SCALE  
ONWARD TRAIL FROM CL STA 12+22.81 TO CL STA 14+36.70
- 1 PROFILE GRADE LINE (PGL), SEE DESIGN MANUAL.
  - 2 HOOPED CONCRETE CURB & GUTTER.
  - 3 4" CONCRETE SIDEWALK AS REQUIRED BY SUBDIVISION REGULATIONS.
  - 4 INDICATES 2" TOPSOIL, SEED AND MULCH.
  - 5 GUARDRAIL WHERE REQUIRED BY THE DESIGN MANUAL.
  - 6 DESIGN SPEED = 30 MPH.



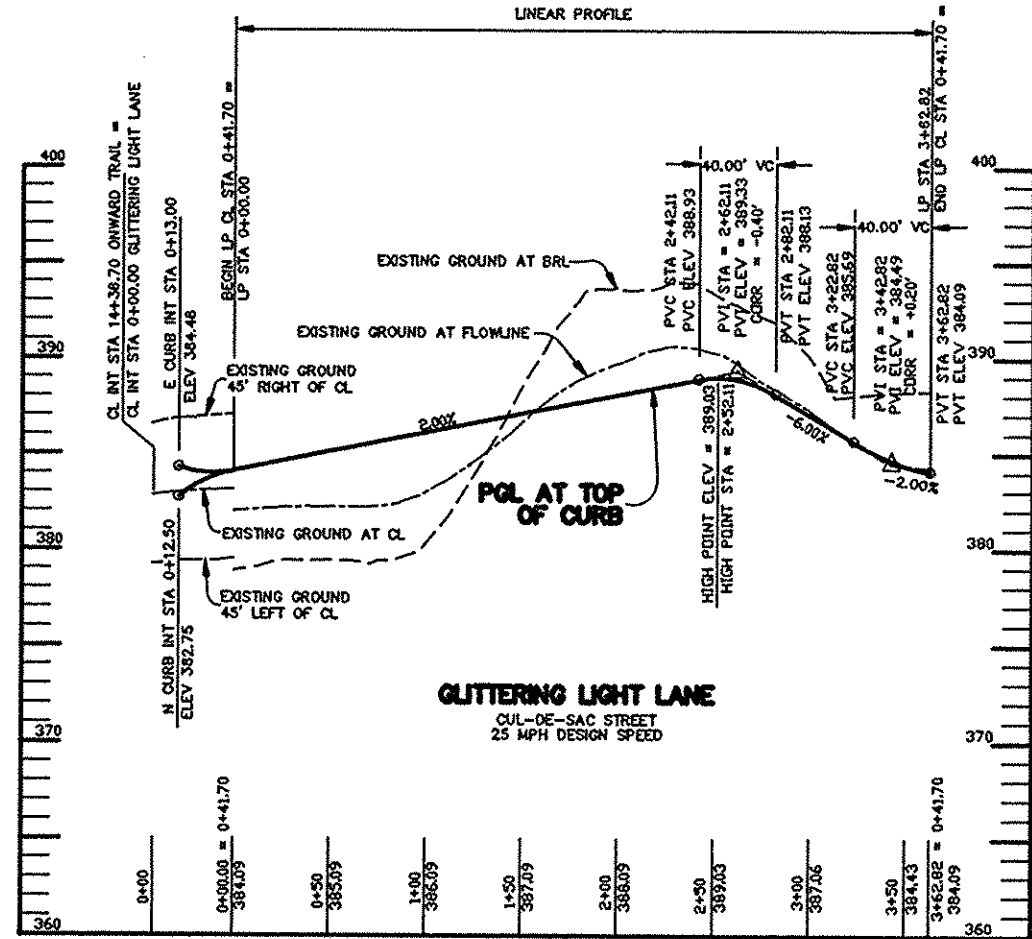
**VICINITY MAP**  
SCALE: 1"=2000'

**GENERAL NOTES**

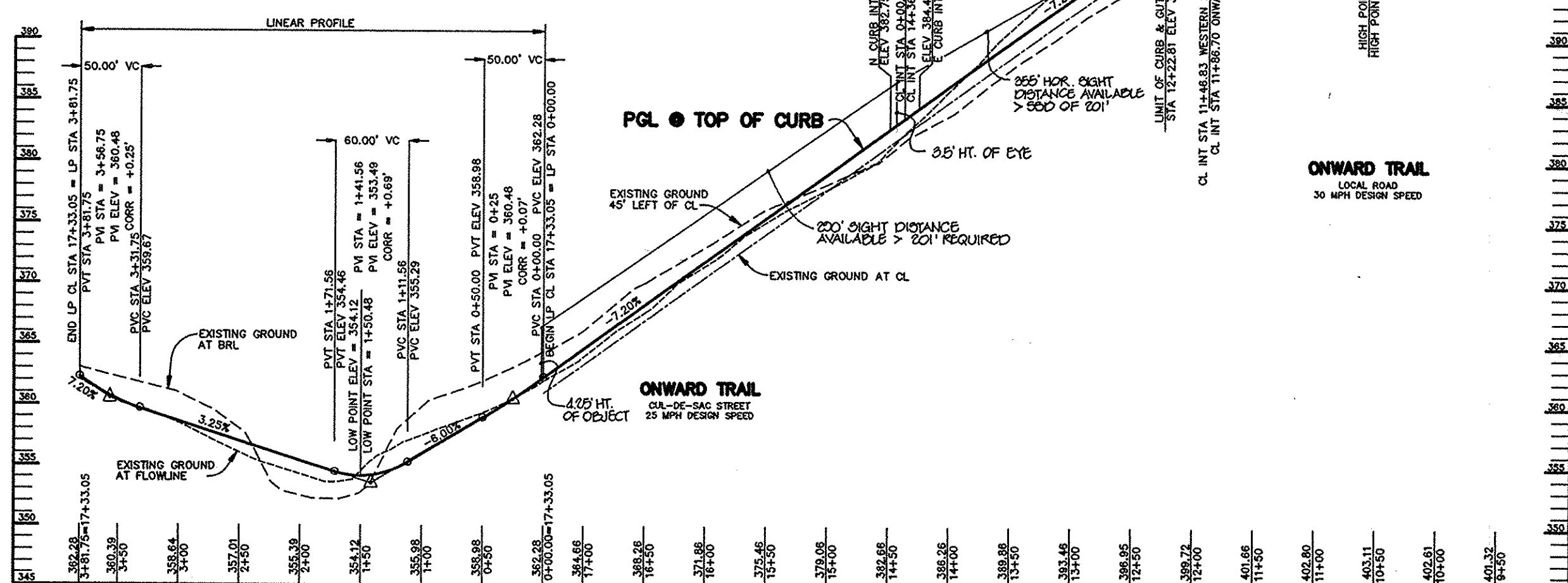
- |  |          |
|--|----------|
| TOTAL AREA OF SECTION 2 AREA 3 PHASE 3 | 7.15 AC. |
| TOTAL AREA OF ROADS                    | 1.23 AC. |
| TOTAL AREA OF S.F.L.D. LOTS            | 5.92 AC. |
| TOTAL AREA OF OPEN SPACE               | 0 AC.    |
| TOTAL NO. OF S.F.L.D. LOTS             | 25       |
| TOTAL NO. OF OPEN SPACE LOTS           | 0        |
1. ZONING = NEW TOWN
  2. SKETCH PLAN S-91-03 WAS APPROVED ON DEC. 17, 1991
  3. TOPOGRAPHY SHOWN HEREON IS AERIAL MAPS FLOWN IN 1989 BY MAPPING ASSOCIATES, INC.
  4. MINIMUM BUILDING SETBACKS RESTRICTIONS FROM PROPERTY LINES AND THE RIGHT OF WAY OF ANY PUBLIC ROAD WILL BE IN ACCORDANCE WITH THE FINAL DEVELOPMENT PLAN CRITERIA 2109, PART 3 PHASE 1 AND PHASE 2.
  5. PUBLIC WATER AND SEWER EXTENSION AND PROVIDED BY HOWARD COUNTY DEPT. OF PUBLIC UTILITIES IN THE VICINITY PRESENT DRAINAGE AREA.
  6. STORMWATER QUALITY MANAGEMENT FOR THIS DEVELOPMENT WILL BE PROVIDED A SHALLOW MARSH. QUANTITY MANAGEMENT IS PROVIDED UNDER F-94-108.
  7. THE 100-YEAR FLOODPLAIN STUDY WAS PREPARED BY WHITMAN REQUARD AND ASSOCIATES AND WAS APPROVED UNDER S-91-03 ON 12-17-91
  8. WETLANDS DELINEATION IS PROVIDED BY GEO-TECHNOLOGY ASSOCIATES, INC. AND WAS APPROVED BY ARMY CORPS OF ENGINEERS ON 9-20-93.
  9. TRAFFIC STUDY WAS PREPARED BY GOROVE/SLADE ASSOCIATES AND WAS APPROVED UNDER S-91-03 ON 12-17-91
  10. NOISE STUDY WAS PREPARED BY STAIANO ENGINEERING, INC. AND APPROVED UNDER P-92-13 AND P-92-15 ON 6-26-92 AND 1-6-93, RESPECTIVELY.
  11. BOUNDARY SURVEY WAS PREPARED BY KCI, INC., AUGUST 28, 1991.
  12. STREET LIGHTS, STREET TREES AND MAINTENANCE EASEMENTS WILL BE PROVIDED AS PER THE SUBDIVISION REGULATIONS AT FINAL PLAN STAGE.
  13. GRADING, CONSTRUCTION AND THE REMOVAL OF VEGETATION ARE PROHIBITED WITHIN ALL COMPLIANCE PROVISION OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL BY BUILDER.
  14. PERIMETER LANDSCAPING WILL BE PROVIDED IN ACCORDANCE WITH THE NEW TOWN ALTERNATIVE COMPLIANCE PROVISION OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL BY BUILDER.
  15. PROJECT IN CONFORMANCE WITH HOWARD COUNTY STANDARD UNLINED WALKERS HAVE BEEN APPROVED.
  16. GEOTECHNICAL STUDY PREPARED BY ROBERT PATER COMPANY, JANUARY, 1994.
  17. THE COORDINATES SHOWN HEREON ARE BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY MONUMENT NO. 6207001, 6207002 AND 6207003.
  18. ALL ELEVATIONS SHOWN ARE BASED ON THE U.S.C. AND G.S. MEAN SEA LEVEL DATUM, 1988.

**SOILS CLASSIFICATION CHART**

TYPE	DESCRIPTION
Ba	BAILE SILT LOAM - HYDROIC SOIL, SIGNIFICANT EROSION POTENTIAL.
CgB2	CHESTER GRAVELLY SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED
CgC2	CHESTER GRAVELLY SILT LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED
ChB2	CHESTER SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED
Cs	COMUS SILT LOAM
EKC2	ELIOAK SILT LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED
GID3	GLENEGL LOAM, 15 TO 25 PERCENT SLOPES, SEVERELY ERODED
MID2	MANOR LOAM, 15 TO 25 PERCENT SLOPES, MODERATELY ERODED
MIE	MANOR LOAM, 25 TO 45 PERCENT SLOPES



**PROFILE**  
SCALE: HORIZ. 1"=100' VERT. 1"=10'



**PROFILE**  
SCALE: HORIZ. 1"=100' VERT. 1"=10'

DATE	NO.	REVISION

OWNER / DEVELOPER  
THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION  
THE ROUSE BUILDING  
10275 LITTLE PATUXENT PARKWAY  
COLUMBIA, MARYLAND 21044

PROJECT  
**VILLAGE OF RIVER HILL**  
SECTION 2 AREA 3 PHASE 3  
LOTS 1 - 25

AREA  
TAX MAP NO. 35 ZONED NEW TOWN  
PART OF PARCELS 59, 70 & 240  
5th ELECTION DISTRICT HOWARD COUNTY, MARYLAND

TITLE  
PRELIMINARY PLAN, DRAINAGE AREA MAP,  
GRADING PLANS AND ROAD PROFILES

**RIEMER MUEGGE & ASSOCIATES, INC.**  
Planners Engineers Surveyors  
8818 Centre Park Drive • Suite 200 • Columbia, Md 21045  
410-997-8900 FAX: 410-997-9282

12.8.94

DESIGNED BY : CJR  
DRAWN BY : DAM  
PROJECT NO : 88103  
DATE : DECEMBER 0, 1994  
SCALE : AS SHOWN  
DRAWING NO. 1 OF 1

JAYKANT D. PAREKH #19148