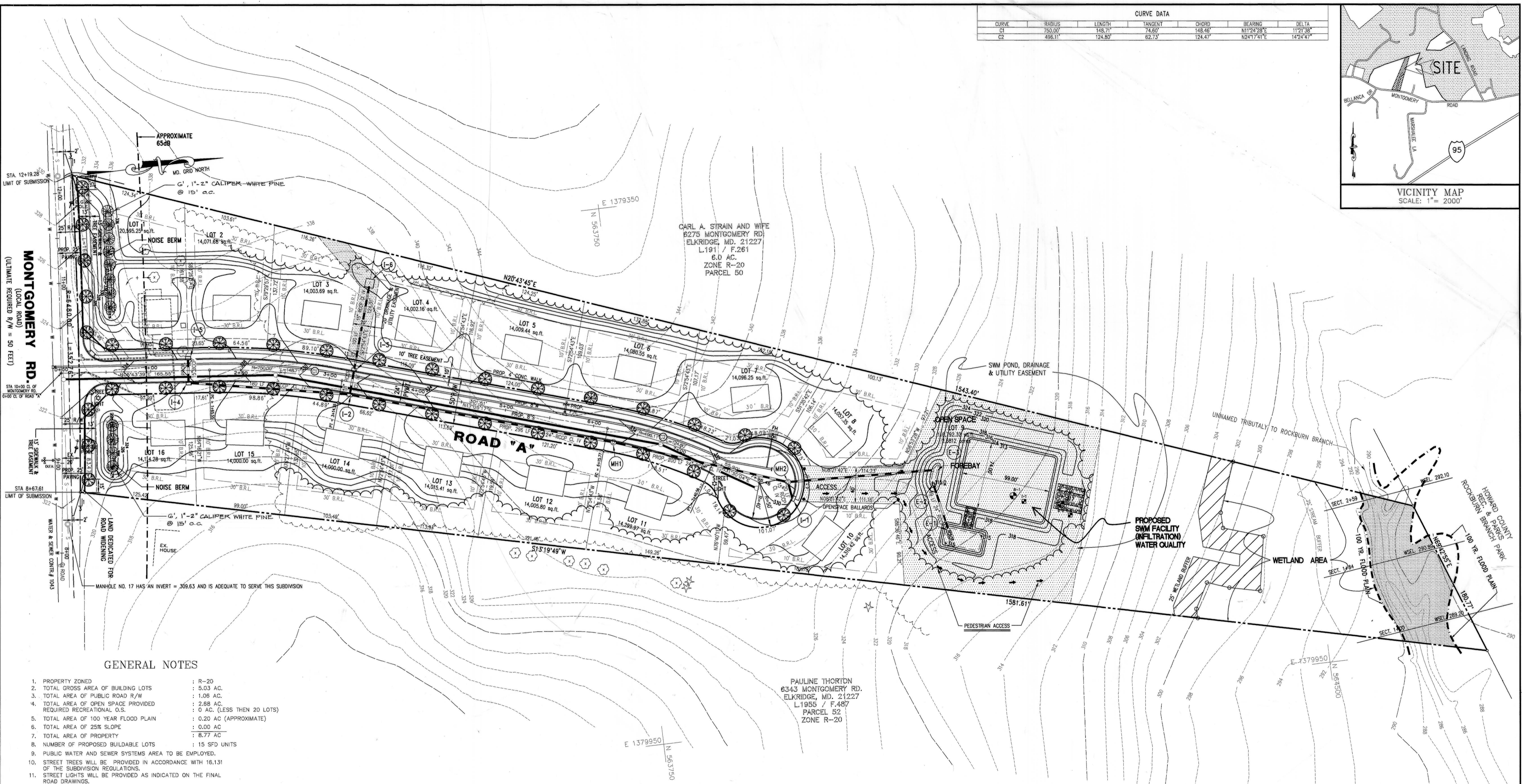
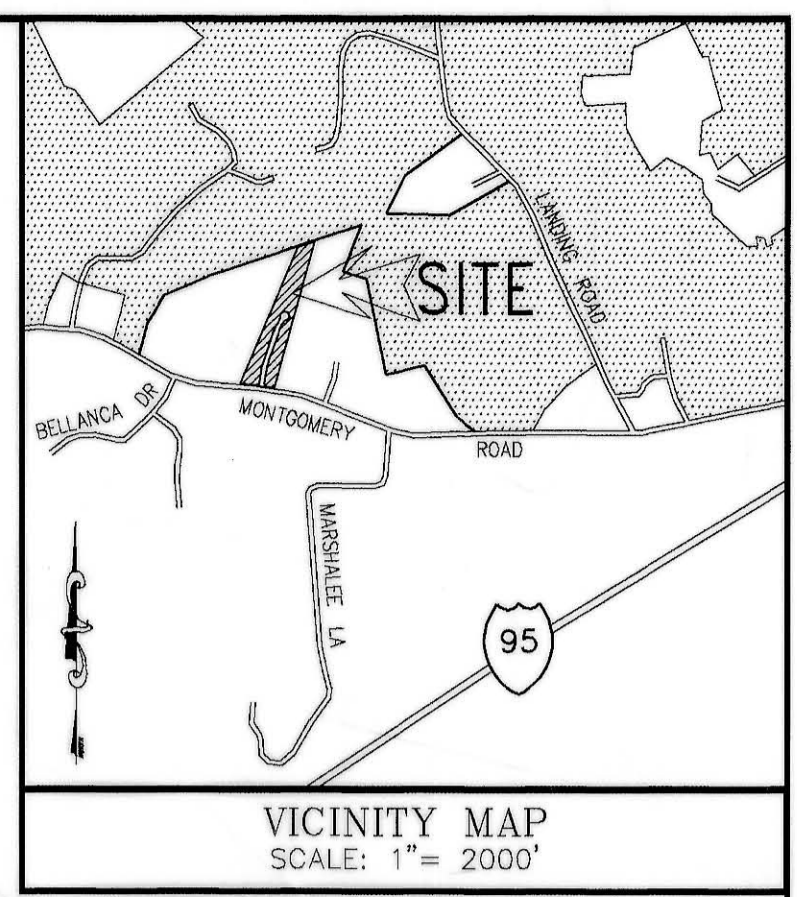


CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
G1	750.00'	148.71'	74.80'	148.48'	N17°24'28"E	112°13'38"
G2	496.11'	124.60'	62.73'	124.47'	N21°17'41"E	142°44'47"



MONTGOMERY RD. (LOCAL ROAD) (ULTIMATE REQUIRED R/W = 50 FEET)

CARL A. STRAIN AND WIFE
6275 MONTGOMERY RD.
ELK RIDGE, MD. 21227
L.181 / F.261
8.0 AC.
ZONE R-20
PARCEL 50

PAULINE THORND
6343 MONTGOMERY RD.
ELK RIDGE, MD. 21227
L.1955 / F.487
PARCEL 52
ZONE R-20

GENERAL NOTES

1. PROPERTY ZONED : R-20
2. TOTAL GROSS AREA OF BUILDING LOTS : 5.03 AC.
3. TOTAL AREA OF PUBLIC ROAD R/W : 1.06 AC.
4. TOTAL AREA OF OPEN SPACE PROVIDED : 2.68 AC.
5. TOTAL AREA OF 100 YEAR FLOOD PLAIN : 0.20 AC (APPROXIMATE)
6. TOTAL AREA OF 25% SLOPE : 0.00 AC
7. TOTAL AREA OF PROPERTY : 8.77 AC
8. NUMBER OF PROPOSED BUILDABLE LOTS : 15 SFD UNITS
9. PUBLIC WATER AND SEWER SYSTEMS AREA TO BE EMPLOYED.
10. STREET TREES WILL BE PROVIDED IN ACCORDANCE WITH 16.131 OF THE SUBDIVISION REGULATIONS.
11. STREET LIGHTS WILL BE PROVIDED AS INDICATED ON THE FINAL ROAD DRAWINGS.
12. TOPO BASED ON FIELD RUN TOPOGRAPHY PERFORMED BY W.L. MEEKINS 1/95.
13. PROPOSED PUBLIC ROADWAY WITHIN THIS SITE:
 A: PUBLIC ROADWAY
 B: 50 FT. RIGHT-OF-WAY
 C: 24 FT. PAVEMENT
 D: 30 M.P.H. DESIGN SPEED
 E: P-2 PAVEMENT TYPE
 F: R 1.01 TYPICAL SECTION.
14. MINIMUM LOT SIZE REQUIRED (SFD) : 14,000 SF.
 MINIMUM LOT SIZE PROVIDED (SFD) : 14,000 SF.
15. RECREATIONAL OPEN SPACE IS NOT REQUIRED FOR SUBDIVISIONS OF LESS THAN 20 UNITS
16. THE PROPERTY IS WITHIN THE METROPOLITAN DISTRICT
17. OPEN SPACE LOT #9 WILL BE CONVEYED TO HOWARD COUNTY RECREATION AND PARKS.
18. WETLANDS WERE DELINEATED BY BILL BRIDGELAND 1/95.
19. A DRAINAGE DISCHARGE PERMISSION LETTER WILL NOT BE REQUIRED DUE TO DISCHARGE INTO 100 YEAR FLOOD PLAIN.
20. PARKING WILL BE PROVIDED OFF STREET.
21. NO SLOPES IN EXCESS OF 25% EXIST.
22. THE BOUNDARY SURVEY WAS PERFORMED BY W.L.MEEKINS ON 1/95.
23. SWM FACILITY TO BE OPERATED AND MAINTAINED BY H-O-A.
24. THIS PROJECT IS SUBJECT TO SECT 16.124 OF THE SUBDIVISIONS AND THE LANDSCAPE MANUAL.
25. FIFTEEN (15) UNITS OF ALLOCATIONS WERE GRANTED UNDER THE ADEQUATE PUBLIC FACILITIES ORDINANCE ON JULY 1, 1996.

OPEN SPACE TABULATION

TOTAL OPEN SPACE PROVIDED (31%)	=	2.6812 AC.
REQUIRED OPEN SPACE (30%)	=	2.6311 AC.
REQUIRED RECREATIONAL O.S.	=	0.00 AC. (LESS THAN 20 LOTS)
PROVIDED RECREATIONAL O.S.	=	0.00 AC.

PLAN
SCALE: 1" = 50'

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY
[Signature] PLANNING DIRECTOR *[Signature]* DATE 8/22/97



LEGEND

- EXISTING SIDEWALK
- PROPOSED SIDE WALK
- PROPOSED PATHWAY
- EXISTING CONTOUR
- PROPOSED CONTOUR
- EXISTING TREE LINE
- PROPOSED TREE LINE
- PEDESTRIAN ACCESS
- 25' WETLAND BUFFER

PROJECT NAME		ROCKBURN RUN	
		LOTS 1-16	
		A SUBDIVISION OF PARCEL NO. 51	
S-95-17		FIRST ELECTION DISTRICT TAX MAP #37	
		HOWARD COUNTY, MARYLAND.	
TITLE		PRELIMINARY PLAN	
PREPARED BY:		AMERICAN LAND DEVELOPMENT AND ENGINEERING INC.	
		9305 FURROW AVENUE ELLCOTT CITY, MD. 21042 TEL. (410) 995-8924 FAX (410) 461-9135	
DES. : J.H.E.		JOB :	
DRW. : AVG.		PROJ. :	
CHK. : D.C.W.		DATE : 8-27-97	
DEVELOPER:		REVELLOPMENT, INC. 6258 CARDINAL LANE COLUMBIA, MARYLAND 21044	
OWNER:		KATHLEEN M. BOWEN 3414 CENTENNIAL LANE ELLCOTT CITY, MARYLAND 21042	
SCALE :		1" = 50'	
SHEET		1 OF 1	