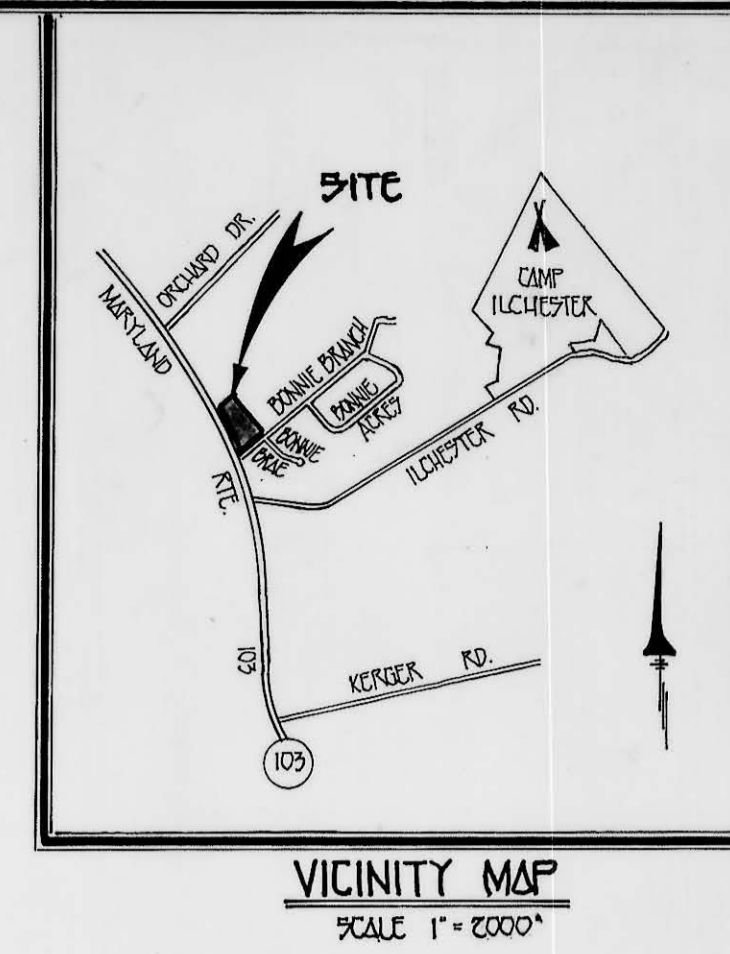
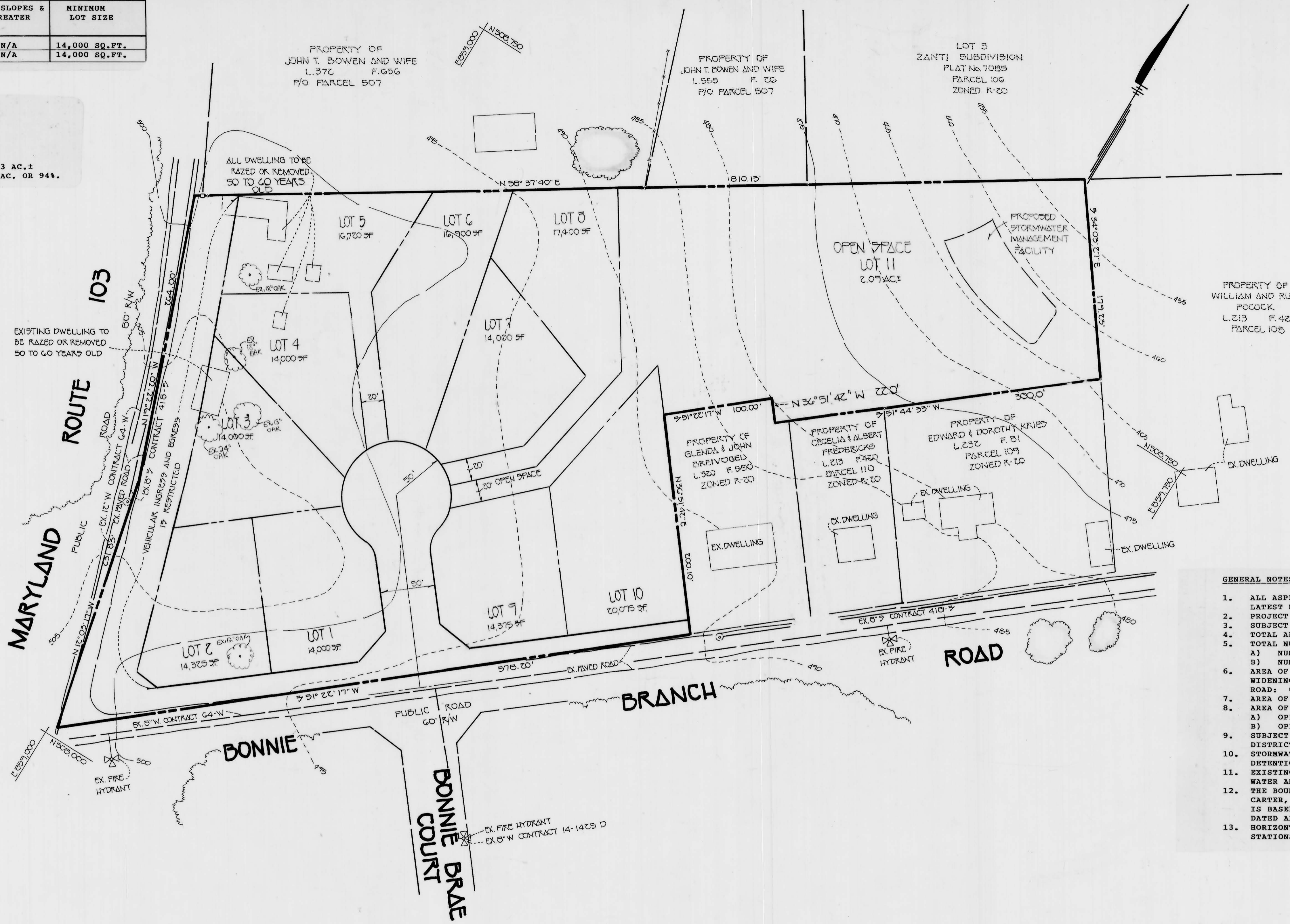


MINIMUM LOT SIZE CHART

LOT NO.	GROSS AREA	PIPESTEM AREA	REMAINING AREA	100 YEAR FLOODPLAIN	25% SLOPES & GREATER	MINIMUM LOT SIZE
5	16,720	2,720	14,000 SQ.FT.	N/A	N/A	14,000 SQ.FT.
8	17,400	3,400	14,000 SQ.FT.	N/A	N/A	14,000 SQ.FT.

OPEN SPACE - AREA AND PERCENTAGES

- a) FLOODPLAIN: 0.00 AC.±
- b) WETLANDS: 0.00 AC.±
- c) 25% OR GREATER SLOPES: 0.00 AC.±
- d) STORM WATER MANAGEMENT: 5,663 SQ.FT. OR 0.13 AC.±
- e) DRY USABLE AREA: 2.09 AC. - 0.13 AC. = 1.96 AC. OR 94%.



GENERAL NOTES

1. ALL ASPECTS OF THIS PROJECT ARE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS.
2. PROJECT IS SHOWN ON TAX MAP 31 - PARCEL 111.
3. SUBJECT PROPERTY IS ZONED R-20.
4. TOTAL AREA OF PROPERTY 6.64 AC.±.
5. TOTAL NUMBER OF LOT NO. 11
 - A) NUMBER OF BUILDABLE LOT NO. 10.
 - B) NUMBER OF OPEN SPACE LOT NO. 1.
6. AREA OF PUBLIC RIGHT-OF-WAY INCLUDING RIGHT-OF-WAY WIDENING ALONG MARYLAND ROUTE 103 AND BONNIE BRANCH ROAD: 0.98 AC.±
7. AREA OF BUILDABLE LOTS: 3.57 AC.±
8. AREA OF OPEN SPACE LOT: 2.09 AC.±
 - A) OPEN SPACE REQUIRED: 30% x 6.64 AC. = 1.99 AC.±
 - B) OPEN SPACE PROVIDED: 2.09 AC.±
9. SUBJECT PROPERTY IS LOCATED WITHIN THE METROPOLITAN DISTRICT AND WILL UTILIZE PUBLIC WATER AND PUBLIC SEWER. STORMWATER MANAGEMENT WILL BE PROVIDED BY EXTENDED DETENTION.
11. EXISTING UTILITIES SHOWN HEREON ARE BASED ON AS-BUILT WATER AND SEWER CONSTRUCTION DRAWINGS.
12. THE BOUNDARY SURVEY WAS PREPARED BY FISHER, COLLINS & CARTER, INC. DATED JULY 21, 1992. TOPOGRAPHY SHOWN HEREON IS BASED UPON HOWARD COUNTY 200 SCALE AERIAL TOPOGRAPHY MAP DATED APRIL, 1973 5' CONTOUR INTERVAL.
13. HORIZONTAL AND VERTICAL CONTROL IS BASED ON HOWARD COUNTY STATIONS 31A3 AND 31D4.

TENTATIVELY APPROVED
DEPT. OF PLANNING AND ZONING OF
HOWARD COUNTY

James Kettle 3/25/93
PLANNING DIRECTOR DATE

SKETCH PLAN

GORDON GATE

TAX MAP 31 GRID 14 PARCEL 111
2ND ELECTION DIST. HOWARD COUNTY, MARYLAND
SCALE: 1" = 50' DATE: SEPTEMBER 23, 1992



OWNER/DEVELOPER

GORDON GATE PARTNERSHIP
C/O LAND DESIGN AND DEVELOPMENT
10805 HICKORY RIDGE ROAD
COLUMBIA, MARYLAND 21044

FISHER, COLLINS & CARTER, INC.

CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
9171 BALTIMORE NATIONAL PIKE, SUITE 100
ELLICOTT CITY, MARYLAND 21042
TELEPHONE: (410) 461-0255
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