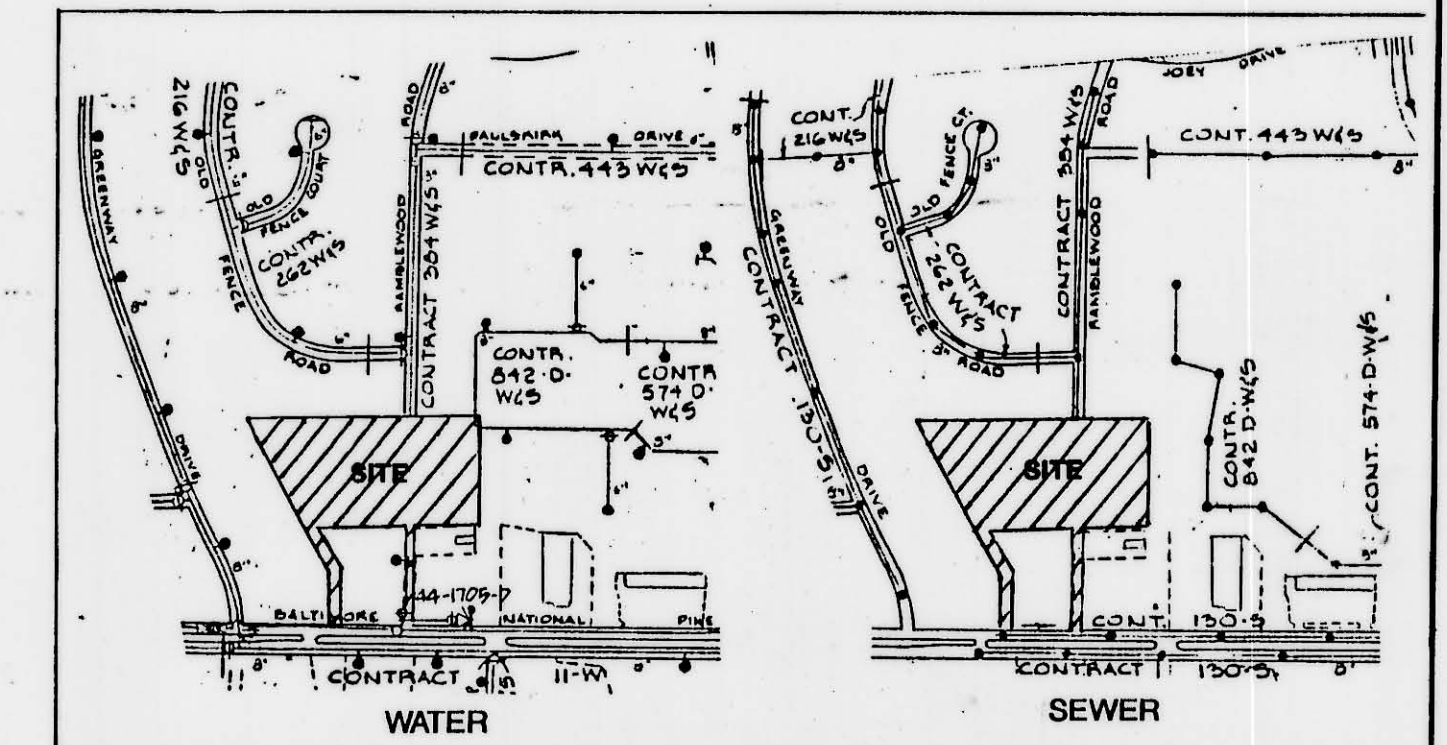


VICINITY MAP
1" = 2,000'



Water and Sewer Location Map (1" = 600')

SITE TABULATION

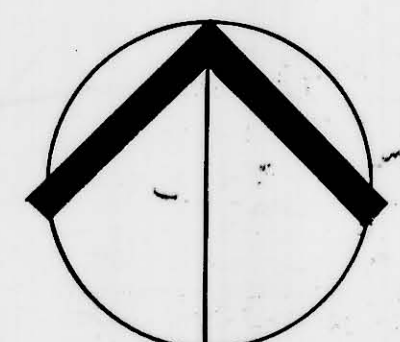
Gross Area	Existing R-12 Zone	±6.30 Ac.
	Existing B-2 Zone	±1.32 Ac.
	Total Gross Area of Submission	±7.62 Ac.
R-12 Zone		
Gross Area of R-12 Subdivision		±6.30 Ac.
Steep Slopes		0.00 Ac.
100-year Floodplain		0.00 Ac.
Net Area of R-12 Subdivision		±6.30 Ac.
No. of Proposed Lots		
R-12 Residential Lots		16
Open Space/SWM Facility		1
Minimum R-12 Residential Lot Size		
Area of Proposed Residential Lots		9,600 SF.
Area of Proposed Residential Pipestems		4.31 Ac.
Area of Proposed Open Space/SWM Facility		0.19 Ac.
Area of Proposed Road Extension		1.32 Ac.
Area of Proposed Road Extension		0.48 Ac.
Open Space Required (20% of Gross Area)		
Open Space Proposed (P/O Lot 17)		±1.26 Ac.
Recreation Area Required		NA, less than 20 D.U.
B-2 Zone		
Parcel 'B' P/O Lot 17		±0.38 Ac.
Parcel 'B'		±0.94 Ac.
Total B-2 Gross Area		±1.32 Ac.
TOTAL OPEN SPACE PROPOSED (LOT 17) ±1.70 AC.		

GENERAL NOTES

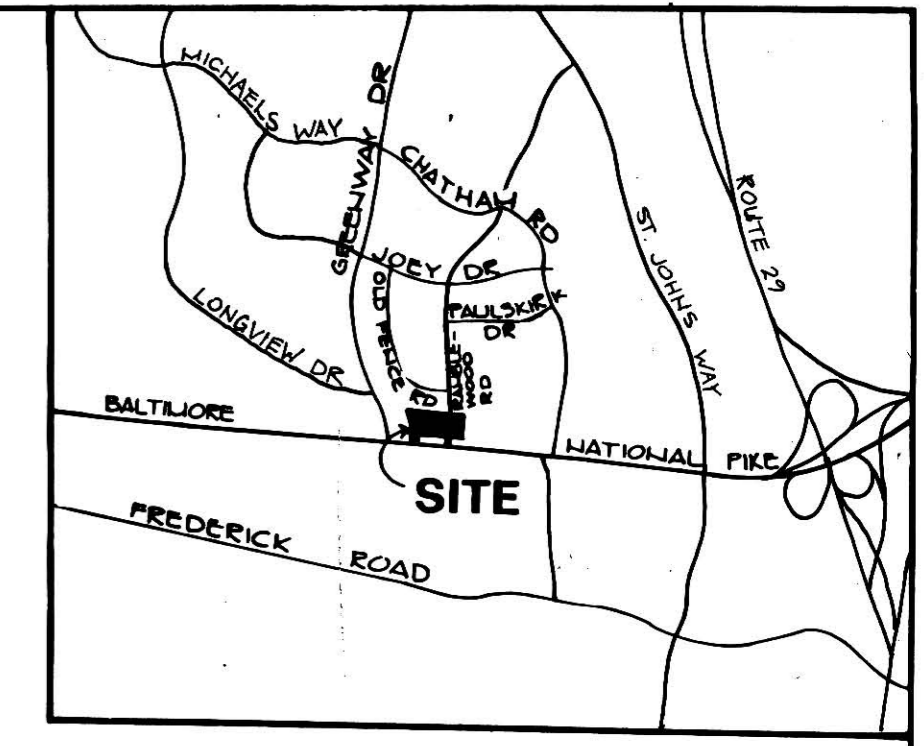
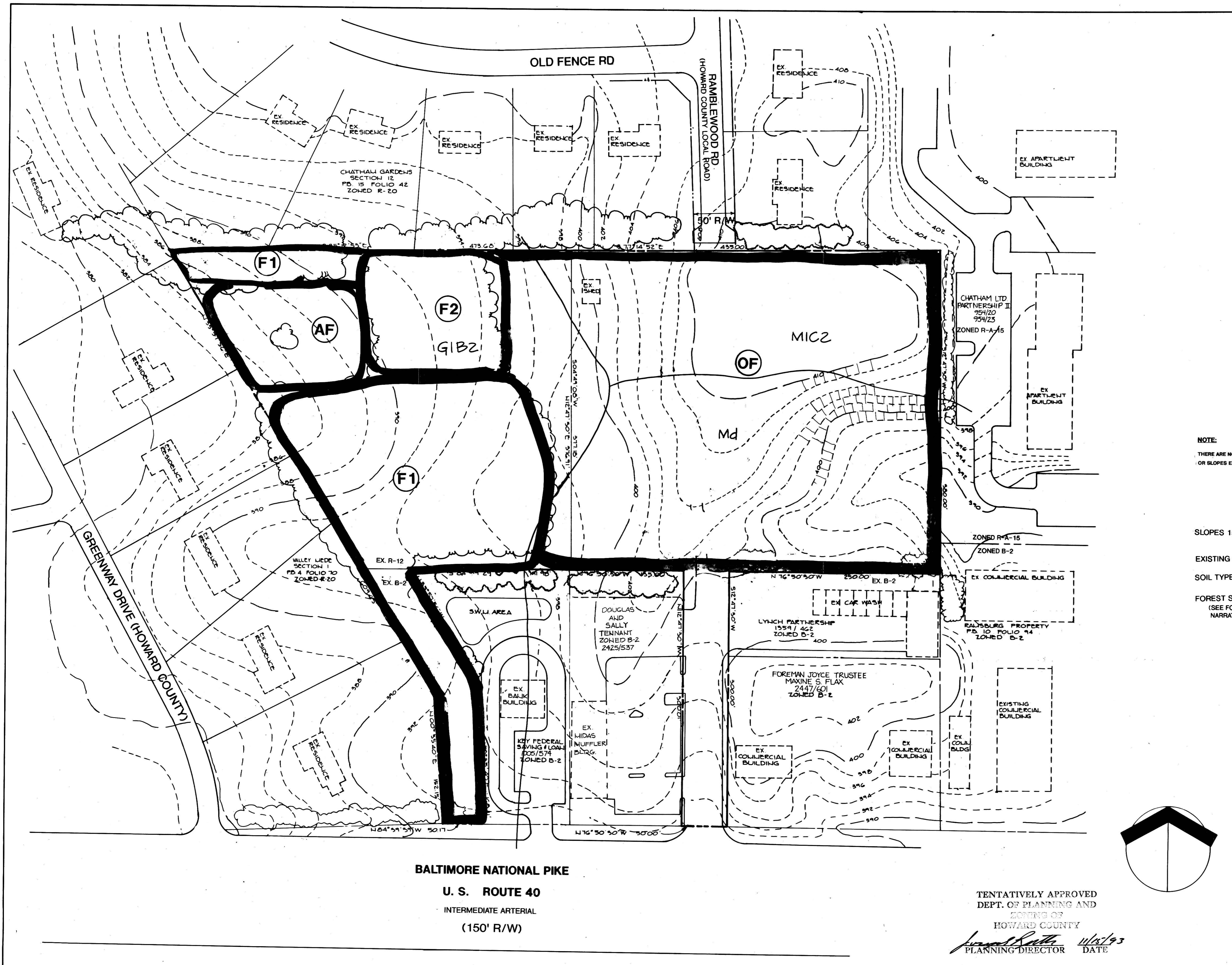
- Existing zoning is R-12 (+6.3 Ac.) and B-2 (+1.32 Ac.).
- Site is within the Metropolitan Utility District of Howard County, Maryland.
- Site is to be served by public water and public sewer; see Water and Sewer Location Map (Source: Howard County Water and Sewer Master Plan - February, 1989).
- Topographical data obtained from Howard County Topographic Survey (200-scale), Sheet No. 232-42.
- Soils information obtained from USDA "Soil Survey of Howard County, Maryland, Map 15 & 16.
- There is no 100-year floodplain found on the site.
- There are no slopes greater than 24.9% found on the site.
- There are no structures of historic value found on the site.
- Access will originate from the north by extending Ramblewood Road into the site and terminating in a cul-de-sac.
- There are no wetlands found on the site.
- References include:
 ZB-863M - Requested a zoning change from R-12 to B-2 for 5.2 acres of Parcels 979 and 1137. Both DEP and the Planning Board recommended denial of rezoning. The petitioners withdrew the application on July 5, 1988 prior to the Zoning Board hearing.
 ZB-889M - Requested a zoning change of 1.15 acres of Parcel 979 from R-12 to B-2. Both DEP and the Planning Board recommended denial of rezoning. On August 16, 1990, the Zoning Board denied the rezoning request.
 WP-93-113 - Requested waiver to reduce required 40' open space lot frontage to 20'; approved with conditions on July 22, 1993.
- An easement upon Parcel B is recorded and described in Liber CMP 864, folio 665. Properties authorized to use the easement include the following referenced properties: 864/665, 1359/452, and 2425/537.
- See F-79-10
- The project is in conformance with the latest Howard County standards unless waiver(s) have been approved. (verbatim)
- Parcel 'B' to be combined with Parcel 1000 at a future date.

BALTIMORE NATIONAL PIKE
U.S. ROUTE 40
INTERMEDIATE ARTERIAL
(150' R/W)

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY
PLANNING DIRECTOR DATE 11/3/93



8/10/93	1	AS PER 7/23/93 HOWARD CO. LETTER
11/3/93	2	TO REFLECT COMP. ZONING EFF. 10/18/93
DATE	NO.	REVISION
OWNER	DEVELOPER	
Michael J. Lynch 930 Balt. National Pike Ellicott City, MD 21045 410-481-8188	Charles Sheehan Arlene Sheehan 1002 Inglewood Ave. Catonville, MD 21228	
PROJECT-LYNCH - SHEEHAN SUBDIVISION, LOTS 1 - 17, PARCEL 979 & RESUBDIVISION OF PROPERTY OF CHARLES E. SHEEHAN, LOT 1		
AREA	TAX MAP 24 PARCELS 979 & 1137 2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND	
TITLE:	SKETCH PLAN	
RIEMER MUEGGE & ASSOCIATES, INC. A Land Planning, Engineering and Consulting Firm 8818 Centre Park Drive • Suite 200 • Columbia, Maryland 21045 410-997-8900 • FAX: 410-997-9282		
DATE	11/3/93	ZB-883M, ZB-889M, WP-93-113
DESIGNED BY:	J. Sareth	
DRAWN BY:	JAYKANT D. PAREKH	
PROJECT NO:	50005	
DATE:	6/01/93	
SCALE:	1" = 50'	
DRAWING NO.	1 OF 2	



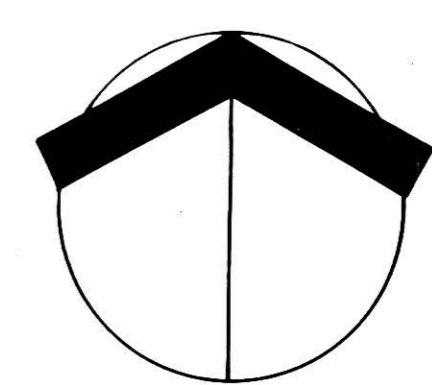
VICINITY MAP
1" = 2,000'

NOTE:
THERE ARE NO SPECIMEN TREES, STREAMS, 100 YR. FLOODPLAIN OR SLOPES EXCEEDING 25% ON SITE.

LEGEND

- SLOPES 15%-25%
- EXISTING WOODS
- SOIL TYPE DESIGNATION Md
- FOREST STAND DELINEATION (SEE FOREST STAND DELINEATION NARRATIVE FOR DESCRIPTION)

8/10/93	AS PER 7/1/93 HOWARD COUNTY LETTER		
DATE	NO.	REVISION	
OWNER		DEVELOPER	
Michael J. Lynch 9430 Balt. National Pike Ellicott City, MD 21043 410-461-5100		Charles Sheehan Arline Sheehan 1002 Ingletide Ave. Catonville, MD 21029 301-884-0989	
PROJECT: LYNCH-SHEEHAN SUBDIVISION			
AREA: TAX MAP 24 PARCELS 979 & 1137... 2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND			
TITLE: FOREST STAND DELINEATION PLAN			
RIEMER MUEGGE & ASSOCIATES, INC. A Land Planning, Engineering and Consulting Firm 8818 Centre Park Drive • Suite 200 • Columbia, Maryland 21045 410-997-8900 • FAX: 410-997-9282			
DATE	DESIGNED BY:	DRAWN BY:	
10-21-93		PROJECT NO. 50005	
		DATE: 6/01/93	
		SCALE: 1" = 50'	
		DRAWING NO. 2 OF 2	



BALTIMORE NATIONAL PIKE
U. S. ROUTE 40
INTERMEDIATE ARTERIAL
(150' R/W)

TENTATIVELY APPROVED
DEPT. OF PLANNING AND ZONING OF
HOWARD COUNTY
James Smith 10/21/93
PLANNING DIRECTOR DATE