

VICINITY MAP
SCALE: 1"=1200'

GENERAL NOTES

1. THE PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVER(S) HAVE BEEN APPROVED.
2. PROJECT BACKGROUND:
LOCATION: TAX MAP 13 PARCEL No. 128
ZONING: RC-DEO AS PER COMPREHENSIVE ZONING OF THE WEST ON SEPT 15, 1992.
ELECTION DISTRICT: FOURTH
TOTAL TRACT AREA: 108.086 Ac.±
NUMBER OF PROPOSED LOTS: 28
PREVIOUS PRELIMINARY PLAN: P-20-98, P-20-98, W-20-128
TOPOGRAPHIC SURVEY CONTOUR MAPPING PROVIDED BY HOWARD CO. 11"=200' TOPO & FIELD RAN TOPO BY F.C.C. ON OR ABOUT JAN. 1990.
3. BOUNDARY INFO. FROM SURVEY PREPARED BY FISHER, COLLINS & CARTER, INC. ON OR ABOUT FEB. 4, 1992.
4. THE WATER & SEWER SERVICE FOR THIS PROJECT IS PRIVATE.
5. A. GROSS TRACT AREA = 108.086 Ac.±
B. AREA OF PROPOSED LOTS = 31.02 Ac.±
C. AREA OF PROPOSED ROADS = 4.87 Ac.±
D. TOTAL No. OF BUILDABLE LOTS ALLOWED = 20 (SEE NOTE)
E. TOTAL No. OF LOTS PROPOSED = 28
F. BUILDABLE LOTS = 20
G. No. OF PRESERVATION PARCELS = 1
H. No. OF NON-BUILDABLE PARCELS = 0
I. AREA OF FLOODPLAIN = 2.62 Ac.±
J. NET AREA = 104.49 Ac.±

- 15% - 24.0% SLOPES
- + 25% SLOPES
- DENOTES POSSIBLE LOCATION FOR PERC. EASEMENT
- DENOTES POSSIBLE WELL LOCATIONS
- DENOTES POSSIBLE HOUSE LOCATIONS

NOTE: THE NUMBER OF PROPOSED LOTS (20) IS BASED ON THE NUMBER OF LOTS APPROVED PREVIOUSLY UNDER P-20-98.

NOTE: SIGHT DISTANCE ANALYSIS & PROPOSED ACCEL. & DECEL. LABELS SHOWN ON THIS PLAN ARE AS APPROVED ON P-20-98 (SEE ENCLOSED COPY OF PLAN.)

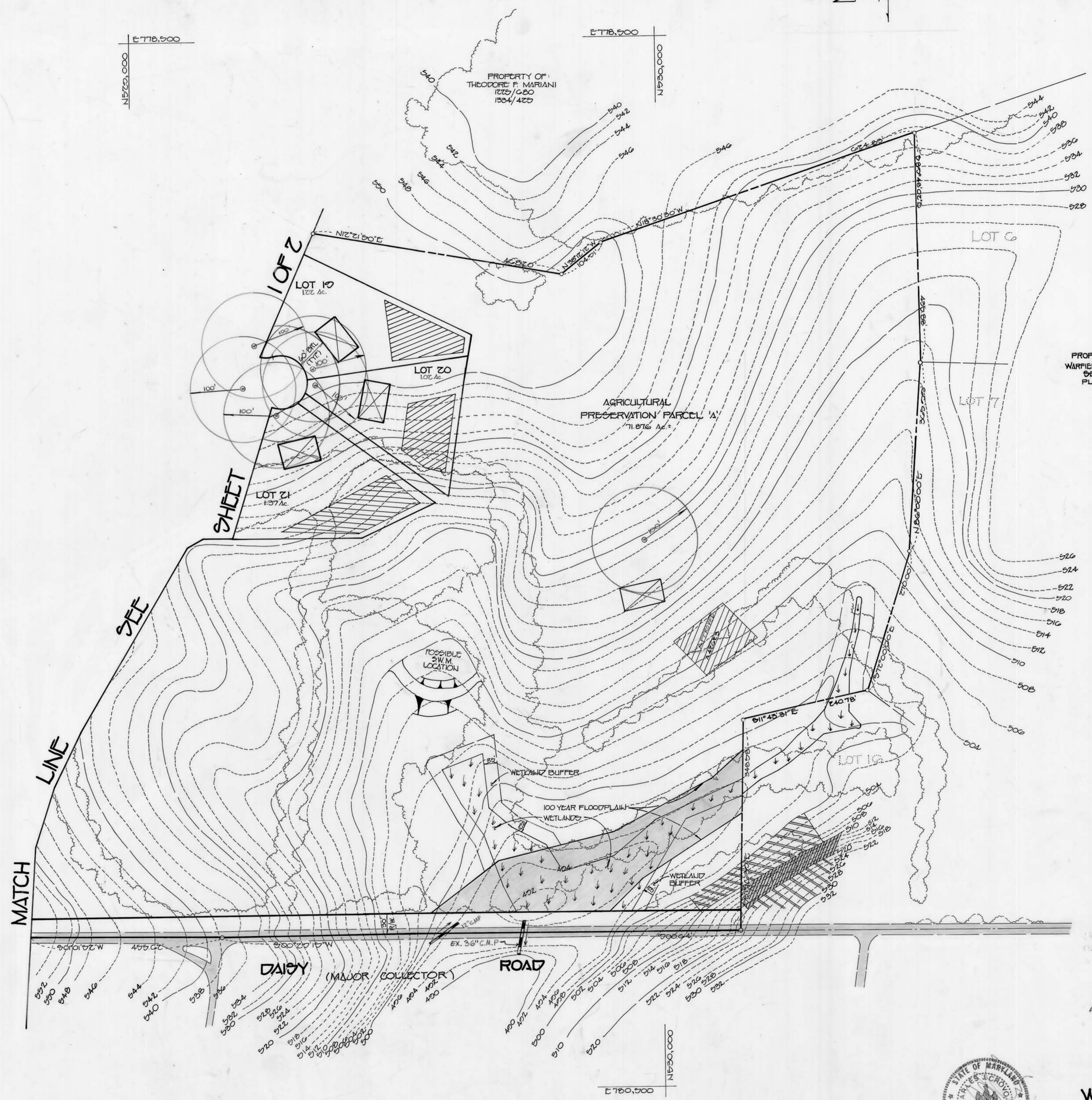
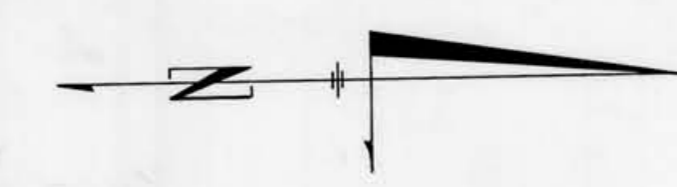
TENTATIVELY APPROVED
DEPT. OF PLANNING AND ZONING OF
HOWARD COUNTY
James R. Ruff 11/3/93
PLANNING DIRECTOR JR. DATE

SKETCH PLAN
WARFIELD'S GRANT
SECTION 2
FOURTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
TAX MAP 13 PARCEL 128
SCALE: 1"=100' SHEET 1 OF 2 JULY 1993
REFERENCES: 980-18 P20-98 P00-97 P00-98 W82-185

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS AND LAND SURVEYORS
2171 BALTIMORE NATIONAL PIKE, SUITE 100
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FAX: (410) 750-3184

OWNER AND DEVELOPER
WARFIELD'S GRANT LIMITED PARTNERSHIP
C/O CARMAN ASSOCIATES
P.O. BOX 122
ELLCOTT CITY, MARYLAND 21043





PROPERTY OF:
WARFIELD'S GRANT
SECTION 1
PLAT # 0802

- 15% - 24.0% SLOPES
- 20% SLOPES

TENTATIVELY APPROVED
DEPT. OF PLANNING AND
ZONING OF
HOWARD COUNTY

James H. ...
PLANNING DIRECTOR 11/3/93
DATE



SKETCH PLAN WARFIELD'S GRANT

SECTION 2
FOURTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
TAX MAP 13 PARCEL 128
SCALE: 1"=100' SHEET 2 OF 2 JULY 1993
REFERENCES: 720-15 P20-53 P30-51(20-98 W 82-185)

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