

Area (1 this sheet): 4.597 ac.±  
Total Area: 5.106 ac.±  
Privately Owned and Maintained  
Easement Holders: HOA and  
Howard County, Maryland

4.99 Ac Retention  
4.48 Ac This Sheet

Natural ( Stormwater  
Credit

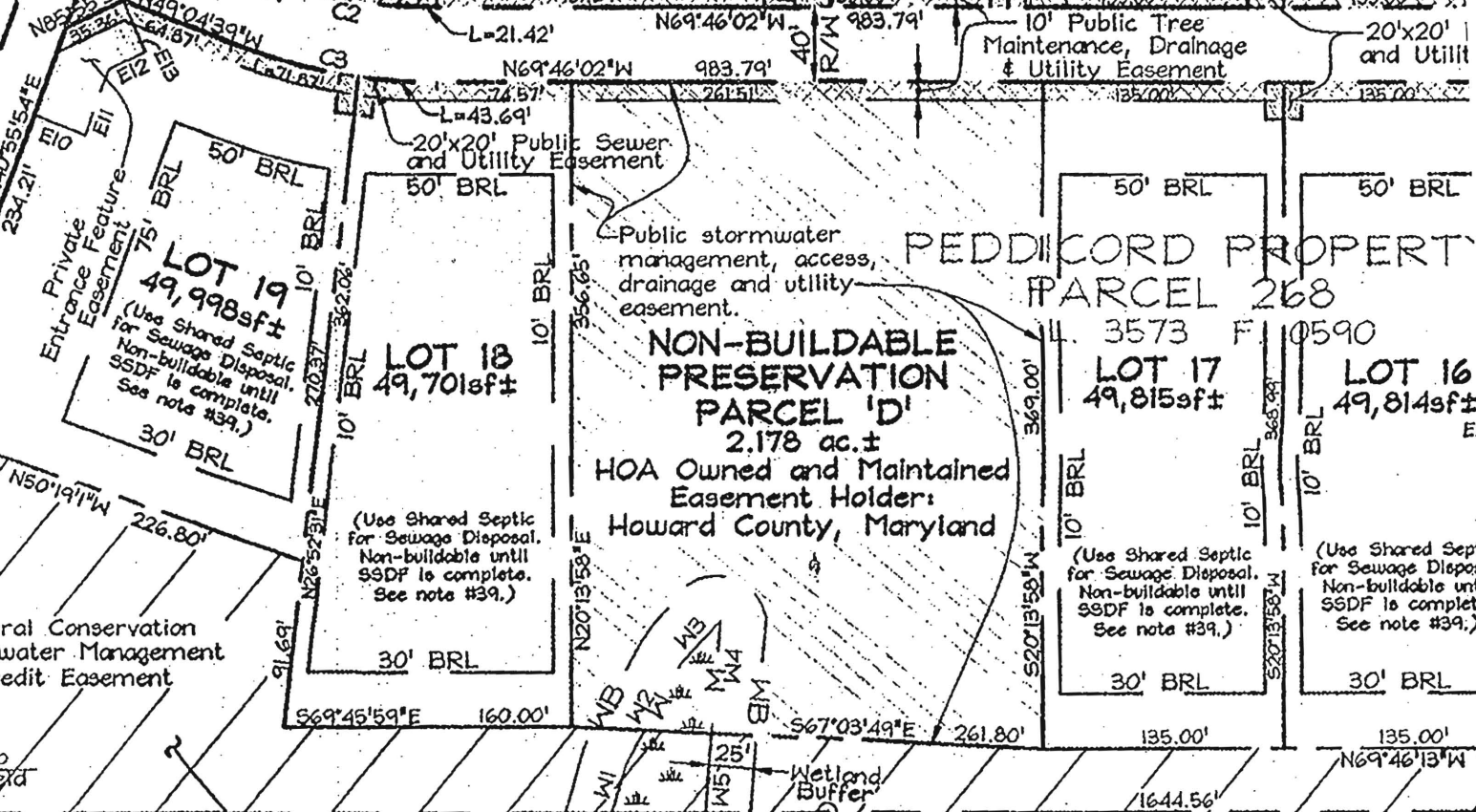
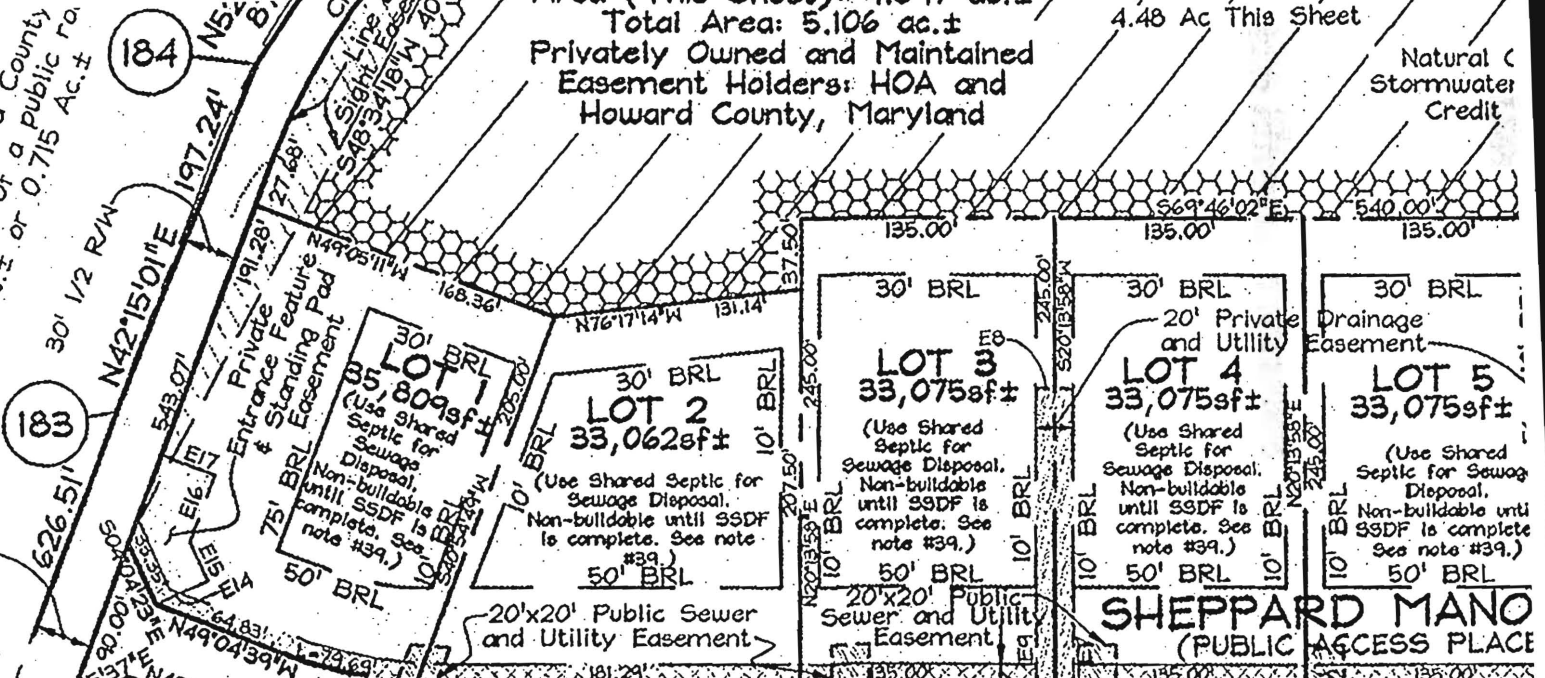
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Plat # 19209

Land dedicated to Howard County  
Maryland for purpose of a public road  
31,146 sq. ft.± or 0.715 Ac.±

N 575,600  
E 1,321,900

**SHEPPARD LANE**  
(SCENIC ROAD)  
(MINOR COLLECTOR)  
(PUBLIC COUNTY ROAD)

Maryland State Grid (NAD 83/16)



Natural Conservation  
Stormwater Management  
Credit Easement

Rebar & Cap  
Found and Held

Wetland  
Buffer

182  
RAD

**NON-BUILDABLE ENVIRONMENTAL**

N69°46'06"W 2,509.24'

Land dedicated Maryland for a public road:

Ex. Utility Pole  
CE108704  
to be relocated  
CE69

MINOR COLLECTOR  
(PUBLIC COUNTY ROAD)  
CP68

626.51'

Inv.:  
378.93'

PROPOSED E-ONE  
DUPLX GRINDER PUMP,  
TYPICAL OF 4  
SEE DETAIL SHEET 16

FF: 394.10  
B: 384.10

ELECTR.  
PANEL

FF: 395.56  
B: 385.56

1-1/2" BALL VALVE  
WITH VALVE BOX

Proposed  
Limit 25'  
PUBLIC UTILITY  
EASEMENT  
20' X 20'

EASEMENT  
20' X 20'  
1-1/2" BALL VALVE  
WITH VALVE BOX

GP2

GP1

SHEPPARD  
MANOR  
DRIVE  
(ACCESS PLACE)

2 IN HDPE FORCE  
MAIN, MINIMUM 4 FT  
COVER

NON-BUILDABLE  
PRESERVATION  
PARCEL 'D'

LOT 18

379.2

*Copy signed Shavel-Septic Plan*

ABLE  
TION