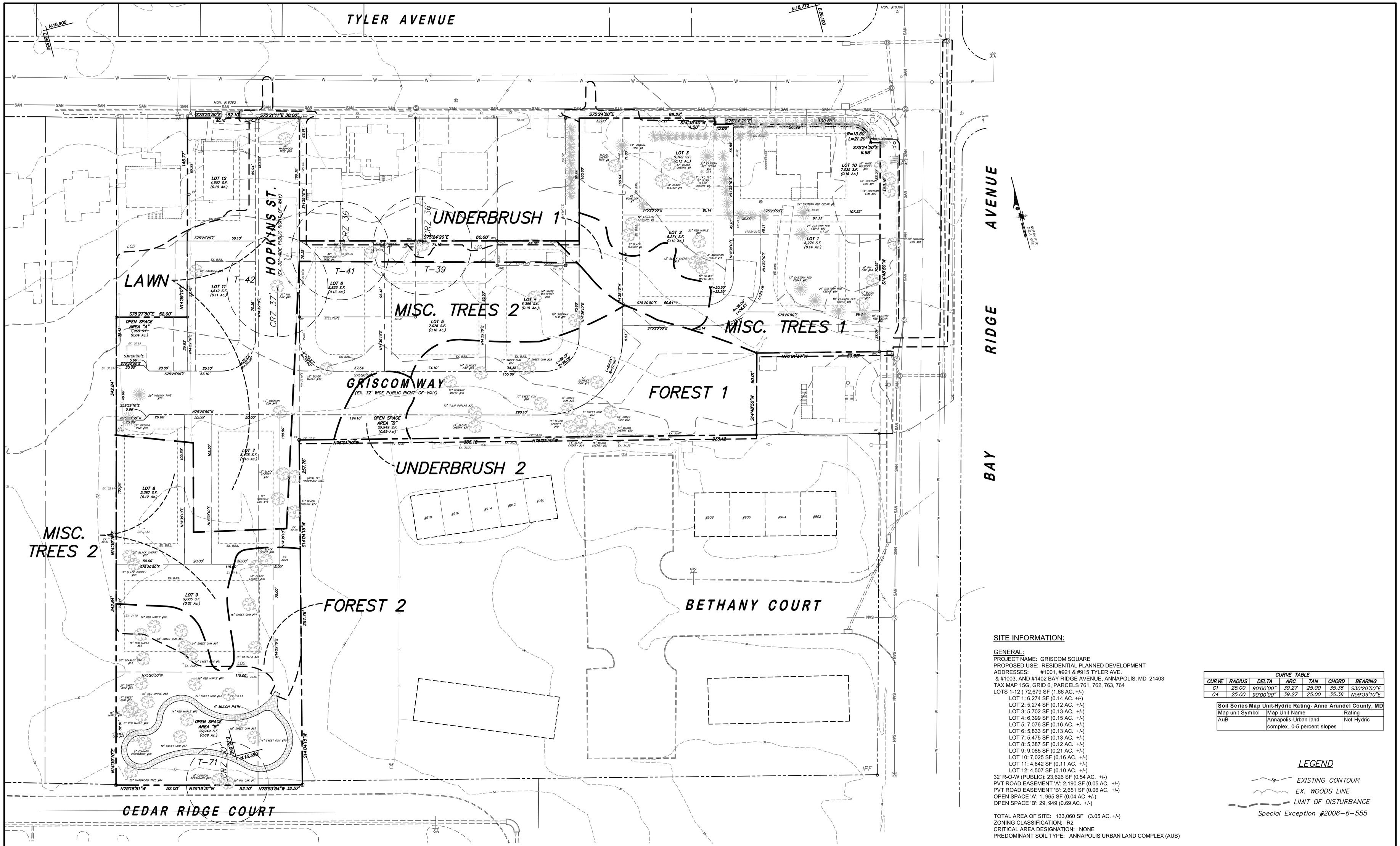

SITE INFORMATION:

GENERAL:
PROJECT NAME: GRISCOM SQUARE
PROPOSED USE: RESIDENTIAL PLANNED DEVELOPMENT
ADDRESSES: #1001, #921 & #915 TYLER AVE.
& #1003, AND #1402 BAY RIDGE AVENUE, ANNAPOLIS, MD 21403
TAX MAP 15G, GRID 6, PARCELS 761, 762, 763, 764
LOTS 1-12 (72,679 SF (1.66 AC. +/-)
LOT 1: 6,274 SF (0.14 AC. +/-)
LOT 2: 5,274 SF (0.12 AC. +/-)
LOT 3: 5,702 SF (0.13 AC. +/-)
LOT 4: 6,399 SF (0.15 AC. +/-)
LOT 5: 7,076 SF (0.16 AC. +/-)
LOT 6: 5,833 SF (0.13 AC. +/-)
LOT 7: 5,475 SF (0.13 AC. +/-)
LOT 8: 5,387 SF (0.12 AC. +/-)
LOT 9: 9,085 SF (0.21 AC. +/-)
LOT 10: 7,025 SF (0.16 AC. +/-)
LOT 11: 4,642 SF (0.11 AC. +/-)
LOT 12: 4,507 SF (0.10 AC. +/-)
32' R-O-W (PUBLIC): 23,626 SF (0.54 AC. +/-)
PVT ROAD EASEMENT 'A': 2,190 SF (0.05 AC. +/-)
PVT ROAD EASEMENT 'B': 2,651 SF (0.06 AC. +/-)
OPEN SPACE 'A': 1, 965 SF (0.04 AC +/-)
OPEN SPACE 'B': 29, 949 (0.69 AC. +/-)

TOTAL AREA OF SITE: 133,060 SF (3.05 AC. +/-)
ZONING CLASSIFICATION: R2
CRITICAL AREA DESIGNATION: NONE
PREDOMINANT SOIL TYPE: ANNAPOLIS URBAN LAND COMPLEX (AUB)

CURVE TABLE						
CURVE	RADIUS	DELTA	ARC	TAN	CHORD	BEARING
C1	25.00	90°00'00"	39.27	25.00	35.36	S30°20'50"E
C4	25.00	90°00'00"	39.27	25.00	35.36	N59°39'10"E

Soil Series Map Unit-Hydric Rating- Anne Arundel County, MD		
Map unit Symbol	Map Unit Name	Rating
AuB	Annapolis-Urban land complex, 0-5 percent slopes	Not Hydric

LEGEND
EXISTING CONTOUR
EX. WOODS LINE
LIMIT OF DISTURBANCE
Special Exception #2006-6-555

DESIGNED: R. MANNIX DRAWN:
ORIG. DATE: 08-31-06
MODIFIED BY/DATE: KLY ~ APRIL 2014
CADD DWG #: BP12804
DLA PROJECT #: BP12804

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REVISIONS TO APPROVED PLANS

No.	DATE	BY	DESCRIPTION

Drum, Loyka & Associates, LLC
CIVIL ENGINEERS - LAND SURVEYORS
1410 Forest Drive, Suite 35
Annapolis, Maryland 21403
Phone: 410-280-3122 · Fax: 410-280-1952
www. drumloyka.com

KAMALA A. DULICHAN, ASLA, LEED AP DATE

"I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED/REVIEWED BY ME, AND THAT I AM A QUALIFIED PROFESSIONAL UNDER THE REQUIREMENTS OF COMAR 08.19.06.01."

OWNER/DEVELOPER:
MR. JOHN PILLI
C/O PILLI DEVELOPMENT CO, INC.
197 HANOVER STREET
ANNAPOLIS, MARYLAND 21401

INTERMEDIATE FOREST STAND DELINEATION

GRISCOM SQUARE

CITY OF ANNAPOLIS
PARCELS 761-764
TAX MAP 15G GRID 7 PARCEL DISTRICT 6TH
ANNE ARUNDEL COUNTY, MARYLAND

SCALE: 1"=20' | DATE: DEC. 23, 2014 | PROJ. NO: BP12804 | SHEET 1 OF 2