COORDINATES

NO	NORTH	WEST	NO	NORTH	WEST	NO	NORTH	WEST	NO	NORTH	WEST
5	54,945.050	39,414.735	139	54,845.555	39,166.246	237	55,171.903	40,903.568	605	53,374.410	40,634.756
6	55,048.560	39,842.050	149	54,789.087	39,176.468	238	55,207.725	40,821.508	607	56,052.017	40,912.621
8	55,335.111	39,897.756	149A	54,821.193	39,237.928	239	54,936.171	40,538.691			
21	54,947.209	39,596.220	150	54,901.248	39,025.049	551	54,615.396	40,144.361			
65	54,616.254	41,239.931	153	54,457.782	38,976.715	553	54,602.121	40,140.811			
75	54,829.320	40,375.605	194	54,562.605	38,819.300	554	54,578.946	40,095.614			
76	54,829.491	40,359.124	191	54,151.300	38,910.005	556	54,552.601	40,080.765			
80	54,754.194	40,236.414	202	54,207.611	38,725.592	561	55,056.751	40,445.591			
81	54,719.958	40,272.895	400	53,080.357	40,402.592	562	55,862.391	40,493.209			
82	54,641.645	39,945.490	402	53,069.222	40,445.355	563	54,060.756	40,863.866			
94	54,591.590	39,621.757	404	53,326.225	40,460.635	564	54,070.451	40,427.562			
150	54,997.072	39,313.565	555	55,679.060	40,222.221	603	53,674.478	40,446.865			
157	54,921.198	39,256.230	556	54,000.825	40,177.861	604	55,084.067	40,550.285			

CURVE DATA

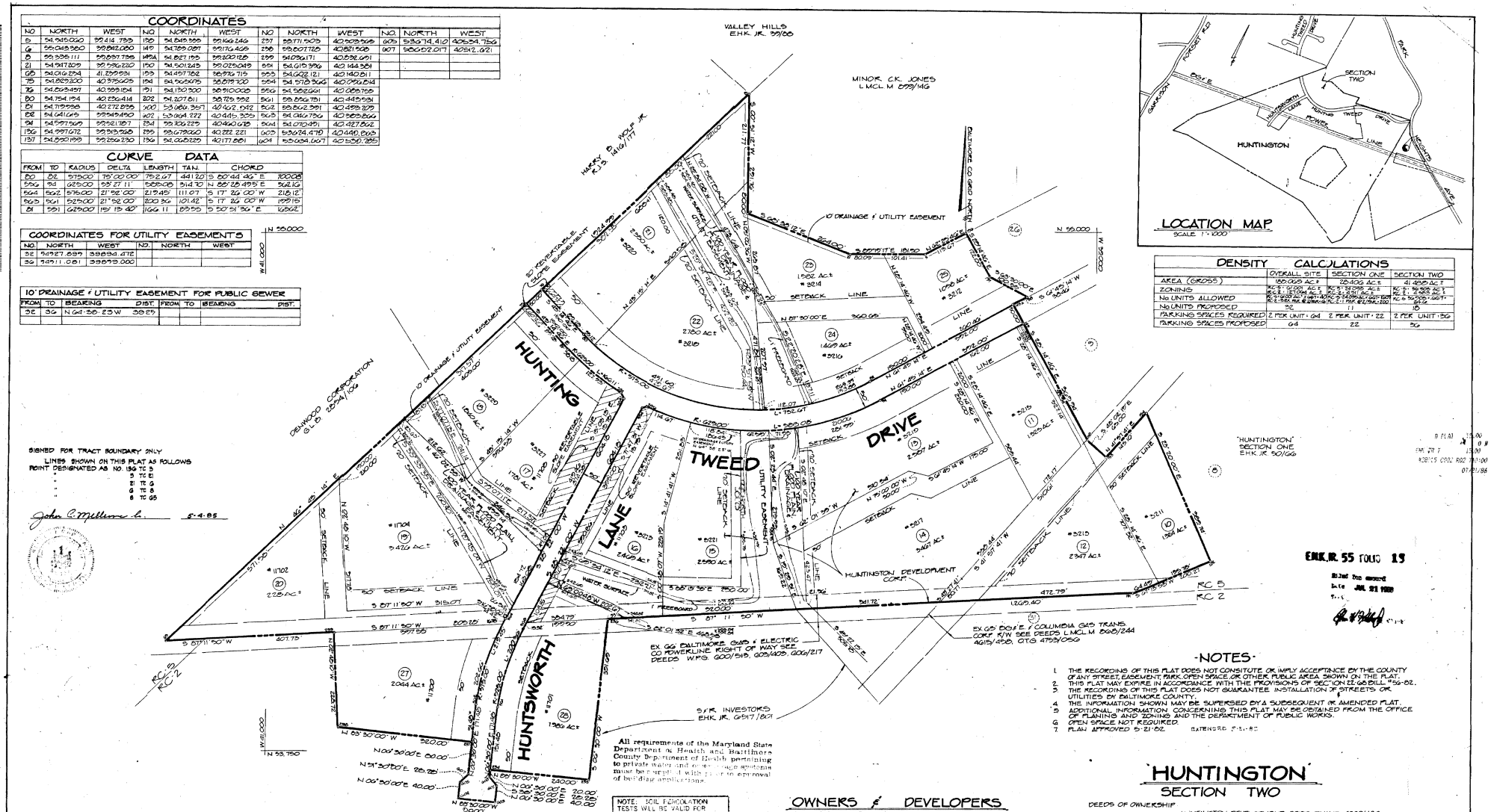
FROM	TO	RADIUS	DELTA	LENGTH	TAN.	CHORD	
80	82	575.00	75°00'00"	752.07	441.20	S 80°44'46" E	700.08
556	561	625.00	58°27'11"	585.08	318.70	N 85°28'49" E	560.10
564	562	575.00	21°52'00"	219.45	111.07	S 17°26'00" W	218.12'
563	561	525.00	21°52'00"	200.36	101.42	S 17°26'00" W	199.15
81	561	625.00	19°19'40"	166.11	83.55	S 50°51'36" E	165.42'

COORDINATES FOR UTILITY EASEMENTS

NO.	NORTH	WEST	NO.	NORTH	WEST
32	54,927.889	39,894.472			
33	53,911.081	39,853.000			

10' DRAINAGE & UTILITY EASEMENT FOR PUBLIC SEWER

FROM	TO	BEARING	DIST.	FROM	TO	BEARING	DIST.
32	33	N 64°38'23" W	38.29				



SIGNED FOR TRACT BOUNDARY ONLY
LINES SHOWN ON THIS PLAT AS FOLLOWS
POINT DESIGNATED AS NO. 156 TO 5
" 5 TO 21
" 21 TO 6
" 6 TO 8
" 8 TO 65

John C. Mullen Jr. 5-4-85

LOCATION MAP
SCALE 1" = 2000'

DENSITY CALCULATIONS

	OVERALL SITE	SECTION ONE	SECTION TWO
AREA (GROSS)	150.000 AC ±	25.400 AC ±	41.850 AC ±
ZONING	RC 5: 57.000 AC ± RC 2: 13.700 AC ±	RC 5: 24.200 AC ± RC 2: 1.200 AC ±	RC 5: 16.800 AC ± RC 2: 0.850 AC ±
No. UNITS ALLOWED	RC 5: 1200 DU ± (48% ACRES) RC 2: 1.5 DU/AC @ 2/3 ACRES	RC 5: 1.5 DU/AC (48% ACRES) RC 2: 1.5 DU/AC @ 2/3 ACRES	RC 5: 1.5 DU/AC (48% ACRES) RC 2: 1.5 DU/AC @ 2/3 ACRES
No. UNITS PROPOSED	96	11	10
PARKING SPACES REQUIRED	2 PER UNIT = 64	2 PER UNIT = 22	2 PER UNIT = 36
PARKING SPACES PROPOSED	64	22	36

"HUNTINGTON" SECTION ONE EHK. JR. 50/66

B PLAT 15.00
EHK. JR. 7 15.00
9:28:15 2002 R02 191100
07/21/86

EHK.JR. 55 FOLIO 19
Plat for record
Date JUL 21 1986
T.R.

NOTES

1. THE RECORDING OF THIS PLAT DOES NOT CONSITUTE OR IMPLY ACCEPTANCE BY THE COUNTY OF ANY STREET, EASEMENT, PARK, OPEN SPACE, OR OTHER PUBLIC AREA SHOWN ON THE PLAT.
2. THIS PLAT MAY EXPIRE IN ACCORDANCE WITH THE PROVISIONS OF SECTION 22.60 BILL #56-82.
3. THE RECORDING OF THIS PLAT DOES NOT GUARANTEE INSTALLATION OF STREETS OR UTILITIES BY BALTIMORE COUNTY.
4. THE INFORMATION SHOWN MAY BE SUPERSED BY A SUBSEQUENT OR AMENDED PLAT.
5. ADDITIONAL INFORMATION CONCERNING THIS PLAT MAY BE OBTAINED FROM THE OFFICE OF PLANNING AND ZONING AND THE DEPARTMENT OF PUBLIC WORKS.
6. OPEN SPACE NOT REQUIRED.
7. PLAN APPROVED 5-21-82. (EXTENSION 5-15-85)

All requirements of the Maryland State Department of Health and Baltimore County Department of Health pertaining to private water and sewerage systems must be complied with prior to approval of building applications.

NOTE: SOIL PERCOLATION TESTS WILL BE VALID FOR A PERIOD OF THREE YEARS FROM THE DATE THE RECORD PLAT IS RECORDED. IF THE PERCOLATION TESTS HAVE EXPIRED, ADDITIONAL HEALTH DEPARTMENT EXPLORATORY PITS WILL BE REQUIRED AND NEW TESTS (I.A.) WILL BE REQUIRED.

NOTE:
HIGHWAY AND HIGHWAY WIDENING SLOPE, DRAINAGE, AND UTILITY EASEMENTS SHOWN HEREON ARE RESERVED UNTO THE DEVELOPER AND ARE HEREBY OFFERED FOR DEDICATION TO BALTIMORE COUNTY, MARYLAND. THE DEVELOPER, HIS PERSONAL REPRESENTATIVES AND ASSIGNS SHALL CONVEY SAID AREAS BY DEED TO BALTIMORE COUNTY, MARYLAND AT NO COST.

'HUNTINGTON'
SECTION TWO

DEEDS OF OWNERSHIP
HUNTINGTON DEVELOPMENT CORP. EHK JR. 659/402

4TH ELECTION DISTRICT BALTIMORE COUNTY, MARYLAND
SCALE 1" = 100' FEBRUARY 1985

OWNERS & DEVELOPERS

HUNTINGTON DEVELOPMENT CORP.
ABRAHAM ADLER, PRESIDENT
%: BENJAMIN BRONSTEIN, ESQUIRE
102 WEST PENNSYLVANIA AVE.
SUITE 200 ALEX BROWN BUILDING
TOWSON, MD 21204

S/K INVESTORS GENERAL PARTNERSHIP
ABRAHAM ADLER, GENERAL PARTNER
%: BENJAMIN BRONSTEIN, ESQUIRE
102 WEST PENNSYLVANIA AVE.
SUITE 200 ALEX BROWN BUILDING
TOWSON, MD 21204

NOTE:
COORDINATES AND BEARINGS SHOWN ON THIS PLAT ARE REFERRED TO THE SYSTEM OF COORDINATES ESTABLISHED IN THE BALTIMORE COUNTY METROPOLITAN DISTRICT AND ARE BASED ON THE FOLLOWING TRAVERSE STATIONS.

X-9550	X-9552
N 54,040.01	N 55,990.75
W 40,286.46	W 41,555.70

NOTE:
THE STREETS AND/OR ROADS AS SHOWN HEREON AND THE MENTION THERE OF IN DEED ARE FOR THE PURPOSE OF DESCRIPTION ONLY THE SAME ARE NOT INTENDED TO BE DEDICATED TO PUBLIC USE. THE FEE SIMPLE TITLE TO THE BEDS THERE OF IS EXPRESSLY RESERVED IN THE GRANTORS OF THE DEED TO WHICH THIS PLAT IS ATTACHED THEIR HEIRS AND ASSIGNS.

OWNERS CERTIFICATE

THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT HEREBY CERTIFIES THAT TO THE BEST OF HIS KNOWLEDGE THE REQUIREMENT OF SUBSECTION(C) OF SECTION 3-108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND HAS BEEN COMPLIED WITH, AS SAME CONCERNS THE MAKING OF PLAT AND SETTING OF THE MARKERS.

DATE

SURVEYORS CERTIFICATE

THE UNDERSIGNED, A REGISTERED SURVEYOR OF THE STATE OF MARYLAND, DOES HEREBY CERTIFY THAT HE IS THE SURVEYOR WHO PREPARED THIS PLAT AND THAT THE LAND SHOWN ON THIS PLAT HAS BEEN LAID OUT AND THE PLAT THERE OF HAS BEEN PREPARED, IN COMPLIANCE WITH SUBSECTION (C) OF SECTION 3-108 OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND PARTICULARLY INSOFAR AS SAME CONCERNS THE MAKING OF PLAT AND SETTING OF THE MARKERS.

REG. NO. 9012 DATE

DEPUTY STATE AND COUNTY HEALTH OFFICER
DIRECTOR DATE

APPROVED BY BALTIMORE COUNTY OFFICE OF PLANNING & ZONING
DIRECTOR DATE

DEPARTMENT OF PUBLIC WORKS
DIRECTOR DATE

D. S. THALER & ASSOCIATES, INC.
CIVIL ENGINEERS - SURVEYORS
11 WARREN ROAD BALTIMORE, MARYLAND 21201 484-4100

P.W.A. COMPLETED 48506 BAY
FINAL PLAT CHECKED
PLANNING
ENGINEERING
HOUSE NUMBERS

COMPUTED BY: L.T.D. & G.M.D.
CHECKED BY: C.B.D.
DRAWN BY: B.L.C.
P.N. 218

7150.55U.1836 - 7883
53324

55/13

BALTIMORE COUNTY CIRCUIT COURT (Subdivision Plats, BA) Plat Book EHK, Jr. 55, p. 13, MSA_S1236_2883, Date available 1/08/07/21, Printed 12/23/2025.