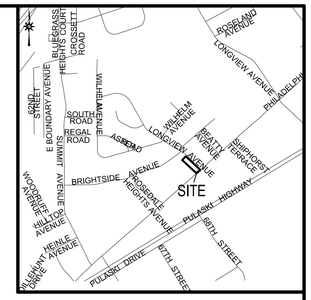

LOCATION MAP

SCALE: 1" = 1000'

GENERAL NOTES:

1. OWNER: ELIOTT MORALES
   7628 PHILADELPHIA RD
   BALTIMORE MD 21237-2534
2. SITE AREA:
   NET: 19,755 SF OR 0.45 Ac.±
   GROSS: 26,069 SF OR 0.60 AC.±
3. USE:
   EXISTING: 1 RESIDENTIAL DWELLING
   PROPOSED: 3 UNIT RESIDENTIAL DWELLING
4. UTILITIES: PUBLIC WATER AND SEWER
5. DEED REF: 34412/142
6. TAX ACCOUNT: 1426040200
7. ZONING: DR 5.5
   (PER 1"=200' ZONING MAP 89C3)
8. TAX MAP: 89
   GRID: 22
   PARCEL: 345
9. NO KNOWN FLOODPLAINS EXISTS ON SITE PER FLOOD INSURANCE RATE MAP (FIRM) PANEL 2400100410F DATED SEPTEMBER 26, 2008.
11. PREVIOUS ZONING CASES: NONE ON FILE
12. PREVIOUS PERMITS: B959202 MAY 9, 2019 REMOVE ATTACHED GARAGE+CONST 1STY ADDITION ON REAR
13. SITE DOES NOT LIE WITHIN THE CHESAPEAKE BAY CRITICAL AREA.
14. THERE ARE NO HISTORIC FEATURES ON SITE NOR IS THE SITE ITSELF HISTORIC.
15. SETBACKS FOR DR 5.5

	REQUIRED	PROVIDED
FRONT*	25'	17'±
SIDE	10'	65'±
REAR	30'	22±

*FRONT FACES LONGVIEW AVENUE

Richardson ENGINEERING
7 Deneison Street
Timonium, Maryland 21093
Phone: 410-560-1502, info@richardsonengineering.net

PLAN TO ACCOMPANY ZONING PETITION
FOR

MORALES RESIDENCE

7628 PHILADELPHIA ROAD

BALTIMORE COUNTY — MARYLAND
14TH ELECTION DISTRICT — 6TH COUNCILMANIC DISTRICT

REVISIONS	DRAWN BY:	CHECKED BY:	SCALE:
	LNR	PCR	1" = 20'
	DATE: 05-27-21	JOB NO.: 20014	SHEET NO.: 1 OF 1