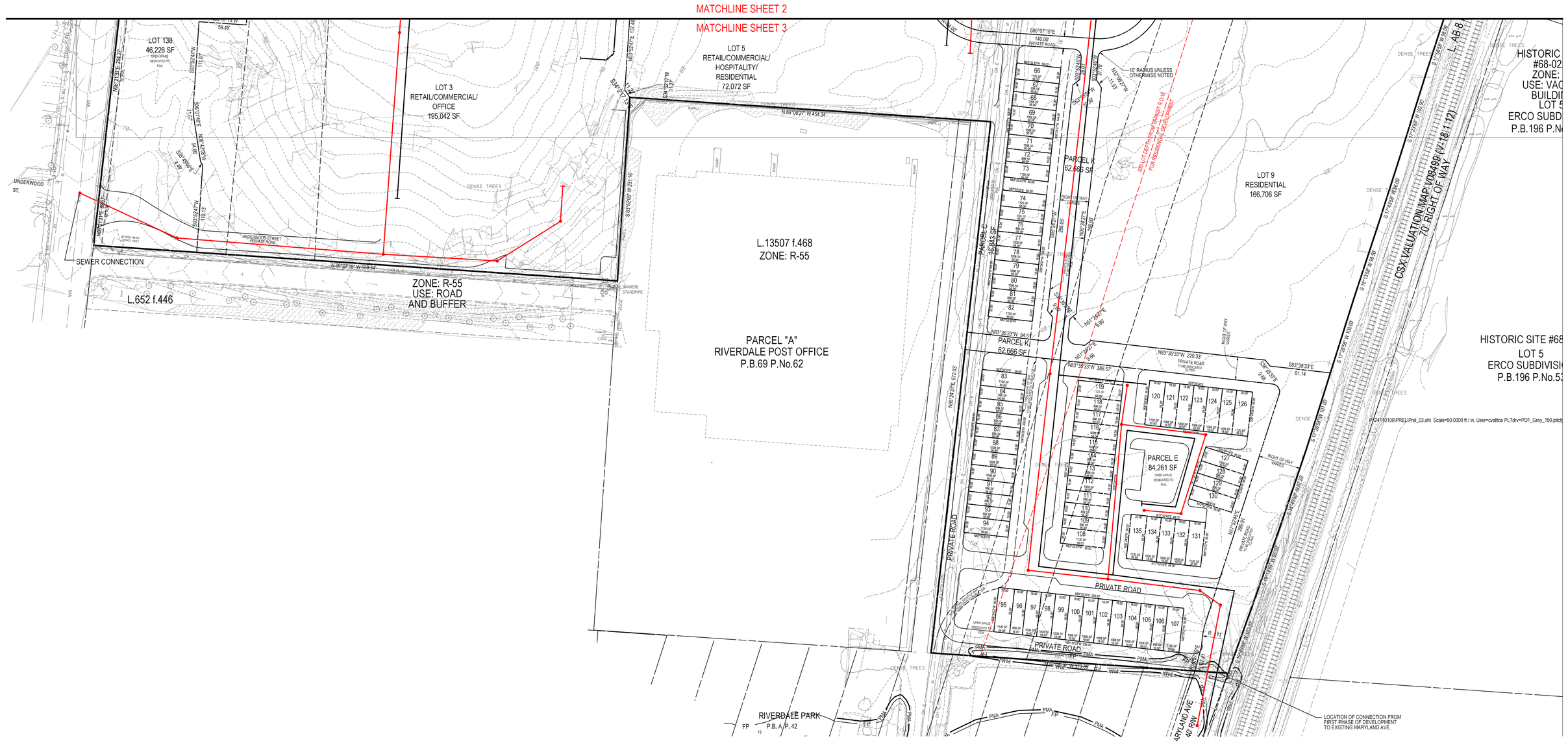

LEGEND

PMA	PRIMARY MANAGEMENT AREA
SB	STREAM BUFFER
WL	NON-TIDAL WETLANDS BOUNDARY
WB	NON-TIDAL WETLANDS BUFFER
FP	100 YEAR FLOODPLAIN LIMITS
	15% - 25% Slope
	Greater Than 25% Slope
	EASEMENT
	PROPERTY BOUNDARY
	PROPOSED LOT LINES
	PROPOSED WATER
	PROPOSED SEWER

SCALE: 1" = 50'

SURVEYOR'S AND ENGINEER'S CERTIFICATION

I HEREBY CERTIFY TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF THAT THE INFORMATION AND PROPERTY LINES SHOWN HEREON WERE TAKEN FROM A FIELD RUN BOUNDARY SURVEY OR AVAILABLE RECORDS.

PAUL QUIBLE — DATE
PROPERTY LINE SURVEYOR
MD. REG. NO. 382
EXP. DATE: 11-01-2014

MICHAEL WAGNER — DATE
PROFESSIONAL ENGINEER
MD. REG. NO. 12270
EXP. DATE: 01-13-2013

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. _____ EXPIRATION DATE:_____

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

PRELIMINARY PLAN _____
TCP _____
PLANNING BOARD ACTION: _____
PER PGCPB RESOLUTION#: _____
ADOPTION DATE: _____
SIGNATURE APPROVAL DATE:_____

AUTHORIZED SIGNATURE

50 25 0 50 100
GRAPHIC SCALE

PRELIMINARY PLAN OF SUBDIVISION 4-12004

PRELIMINARY PLAN OF SUBDIVISION 4-12004

CAFRITZ PROPERTY

RIVERDALE (19th) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

1" = 50'

SHEET 3 OF 5

PROJECT NO. 2411-01-00

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NO.	REVISIONS	BY	DATE

DATE: FEBRUARY 2012 | CAD STANDARDS VERSION: V8 - 2000 | V8 - 2000
DESIGNED: GAM | TECHNICIAN: GAM | CHECKED: WKD

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

OWNER/DEVELOPER/APPLICANT

CALVERT TRACT LLC
1828 L STREET NW SUITE 703
WASHINGTON, D.C. 20036
PHONE 202-483-0733
CONTACT NAME: MR. CALVIN CAFRITZ
MS. JANE CAFRITZ

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MAP 12	GRID E-1
TAX MAP 42,D2	ZONING CATEGORY: R-55
WSSC 200' SHEET 208 NE 04	XXXX:
SITE DATUM HORIZONTAL: NAD 83 VERTICAL: NGVD 1928	XXXX:

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