CURVE DATA

FROM	TO	RADIUS	DELTA	LENGTH	TAN.	CHORD
294	293	300.00'	50° 12' 11"	294.25	160.20	N 54° 21' 05.5" E 282.64'
345	347	250.00'	82° 49' 12"	117.02	59.60	N 69° 59' 36" E 115.96
346	393	300.00'	17° 48' 48"	93.26'	47.01'	S 76° 27' 05" E 92.89'
393	470	250.00'	54° 30' 31"	150.57	77.65	S 50° 17' 34" E 148.31'
348	320	250.00'	21° 04' 56"	91.98'	46.52	S 79° 10' 30" E 91.47'
347	476	20.00'	25° 22' 01"	8.85'	4.50	S 24° 15' 10" E 8.78'
348	476	20.00'	95° 20' 56"	19.92'	10.49'	S 04° 36' 41" W 18.50'
475	341	111.00'	33° 05' 46"	64.12'	32.98'	S 30° 07' 01" E 63.23'
476	346	89.00'	23° 36' 19"	36.67'	18.60'	S 34° 51' 50.5" E 36.41'
341	342	86.00'	102° 24' 46"	153.72	106.99'	N 82° 01' 31" E 134.06'
346	96	64.00'	99° 08' 29"	110.69	79.01'	S 89° 46' 15" W 97.37'
393	309	250.00'	16° 25' 13"	342.17'	208.97'	S 28° 20' 12.5" E 316.08'
320	321	203.81'	135° 09' 29"	473.49	469.26'	S 00° 12' 19.5" W 373.94'
309	308	20.00'	24° 47' 40"	8.65'	4.40'	S 65° 28' 28" E 8.59'
304	309	20.00'	26° 47' 40"	8.65'	4.40'	S 88° 24' 43" E 8.58'
305	349	166.86'	43° 02' 56"	126.81	66.60'	N 82° 31' 28" E 123.81'
300	350	192.86'	48° 02' 58"	144.91	76.07'	N 82° 31' 28" E 141.92'
351	191	119.00'	65° 24' 01"	169.59	96.14'	N 29° 16' 59.5" E 181.01'
352	309	191.00'	21° 49' 48"	75.06'	37.99'	N 50° 05' 06" E 74.60'
309	308	20.00'	71° 57' 18"	27.21'	16.18'	N 76° 08' 51" E 25.76'
308	309	21.00'	135° 41' 28"	120.78'	124.26'	N 49° 16' 46" E 94.47'
306	311	51.00'	51° 55' 27"	46.22'	24.85'	N 44° 31' 15" W 44.65'
311	312	20.00'	66° 03' 38"	23.00'	13.00'	N 31° 27' 36" W 21.80'
312	313	15.00'	88° 34' 59"	22.14'	13.64'	N 18° 20' 28.5" W 20.19'
313	317	15.00'	148° 22' 55"	38.84'	99.06'	N 81° 12' 15.5" W 28.81'
317	319	191.00'	10° 57' 42"	37.69'	18.90'	N 15° 28' 25" E 37.62'
318	314	285.00'	19° 55' 56"	99.81'	50.42'	N 25° 24' 01" E 99.34'
304	296	250.00'	49° 31' 26"	216.09	115.91'	S 41° 59' 17" W 209.42'
295	294	20.00'	141° 56' 49"	19.18	10.45	N 27° 30' 27.5" W 18.45'
351	352	20.00'	26° 15' 40"	9.16'	4.66	N 66° 21' 50" W 9.08'
352	328	36.00'	73° 28' 40"	71.82	41.80'	N 17° 15' 40" E 66.99'
354	327	84.00'	24° 01' 58"	52.06	17.34	N 20° 58' 59" E 50.99'
328	603	161.00'	41° 08' 31"	115.61	60.42	N 74° 34' 16.5" E 113.14'
321	90	188.00'	95° 54' 58"	82.25'	42.36'	S 70° 21' 22.5" W 81.58'
322	257	120.00'	20° 00' 00"	24.48'	27.70'	S 35° 15' 00" E 24.99'
259	892	405.12'	12° 14' 25"	109.81'	55.22'	S 41° 54' 18.5" E 109.56'
178	177	225.00'	17° 15' 51"	135.36	61.87'	S 25° 54' 18.5" E 133.18'
146	150	1425.00'	5° 35' 13"	88.30'	44.21'	S 64° 58' 29.5" W 88.31'

COORDINATES

NO.	NORTH	WEST	NO.	NORTH	WEST	NO.	NORTH	WEST
280	34,448,348	31,957,219	219	33,881,310	32,949,355	335	34,099,467	32,619,801
17	34,706,110	31,856,875	221	33,997,880	32,830,974	341	34,381,306	32,701,486
62	34,029,709	32,190,674	222	33,968,857	32,839,480	345	34,403,511	32,845,872
63	33,900,986	32,409,785	223	33,873,979	32,821,961	346	34,397,310	32,686,589
54	33,996,168	32,852,317	224	33,838,725	32,879,251	347	34,445,877	32,791,099
55	33,709,081	32,951,147	226	33,912,782	32,808,128	348	34,445,101	32,705,707
60	34,080,940	32,700,218	227	33,886,420	32,804,175	349	34,193,171	32,258,746
73	33,779,741	33,013,066	229	33,843,702	32,921,621	350	34,172,700	32,241,111
74	33,818,781	32,940,999	230	33,839,005	32,911,760	351	34,232,459	32,165,951
76	34,499,423	32,852,167	234	34,113,995	32,719,092	352	34,211,468	32,177,316
77	34,434,755	32,893,921	251	34,056,200	32,804,564	356	34,326,194	32,076,872
79	34,397,141	32,100,342	252	34,028,659	33,091,685	366	34,349,885	32,031,839
146	33,985,695	32,851,651	253	33,859,471	32,909,932	368	34,264,505	32,295,469
146	34,007,718	32,786,144	259	33,910,608	32,620,818	369	34,259,337	32,120,095
149	33,978,856	32,810,176	290	33,934,342	32,652,802	371	34,381,589	32,065,152
150	33,910,397	32,806,210	292	33,843,712	32,551,696	372	34,398,995	32,076,413
151	33,948,990	32,945,052	294	33,824,499	32,538,462	374	34,315,125	32,044,727
153	33,876,457	32,979,858	295	33,821,933	32,524,951	375	34,240,550	32,052,032
156	33,811,492	32,972,160	296	34,072,216	32,589,151	377	34,239,476	32,080,867
159	33,946,894	32,874,251	298	33,985,618	32,651,059	379	34,308,704	32,092,792
160	33,990,170	32,836,676	299	33,972,482	32,656,500	440	34,304,562	32,162,384
163	33,854,185	32,810,581	300	34,154,368	32,381,450	470	34,378,213	32,478,260
164	33,819,927	32,861,865	303	34,161,640	32,440,466	476	34,427,185	32,707,201
166	33,823,714	32,938,748	304	34,161,813	32,449,051	525	34,391,630	32,894,386
167	33,820,892	32,945,116	305	34,177,660	32,381,603	593	34,472,542	32,892,365
169	33,915,701	32,781,136	306	34,190,924	32,434,646	594	34,449,145	32,819,604
170	33,926,006	32,781,868	309	34,194,769	32,442,927	640	34,461,759	32,593,948
171	33,834,174	32,697,209	320	34,428,525	32,615,861	644	34,562,982	32,677,117
172	33,948,603	32,688,142	321	34,094,580	32,617,195	646	34,494,120	32,682,659
179	33,892,145	32,702,239	327	34,087,361	32,614,908	650	34,701,383	32,591,863
181	33,891,962	32,715,350	328	34,115,899	32,627,239	668	34,516,642	32,961,602
177	33,727,679	32,603,611	351	34,082,162	32,646,118	670	34,427,180	32,900,490
176	33,761,384	32,601,067	392	34,051,852	32,647,119	671	34,506,122	32,991,896
210	33,700,717	32,955,181	394	34,008,896	32,628,923	706	34,164,914	32,845,986
90	34,123,616	32,837,604	396	34,407,819	32,580,588	707	34,215,243	32,760,644
						713	34,159,262	32,847,105

NO.	NORTH	WEST	NO.	NORTH	WEST
1016	34,408,229	32,520,798	019	34,667,827	32,767,596
1017	34,436,405	32,507,794	030	34,449,697	32,836,209
			091	34,983,546	32,923,672
1005	34,096,949	32,084,198	023	34,405,613	32,717,801
1008	34,209,425	32,128,219			
1007	34,224,880	32,165,038	025	34,364,154	32,663,612
1008	34,155,432	32,203,241	026	34,367,766	32,603,327
			027	34,197,067	32,460,880
1011	34,180,256	32,484,112	028	34,021,506	32,616,747
1012	34,301,494	32,084,096	029	33,944,496	32,786,301
			1090	33,845,808	32,953,552
1014	34,408,394	32,081,402	1121	33,778,284	33,048,009
1015	34,292,644	32,208,855	1032	33,897,068	32,872,371
1041	34,589,717	33,006,8907			
942	34,999,671	32,960,691			
475	34,456,001	32,785,214	1035	33,982,620	32,831,102
918	34,284,622	32,086,489	036	33,816,388	32,893,197
1087	34,956,429	32,511,403	1088	33,878,644	32,791,586
394	34,145,699	32,923,644	1038	34,066,814	32,836,218
603	34,149,960	32,581,176	325	34,106,260	32,620,774
380	34,448,361	31,987,219			
			1142	34,496,405	32,513,617

DENSITY CALCULATIONS

	SECTION ONE	PHASE ONE
AREA (GROSS)	16.474 AC.±	50.525 AC.±
ZONING	DR 3.5 - 15.580 AC.± DR 5.5 - 0.894 AC.±	DR 3.5 - 33.380 AC.± DR 5.5 - 16.145 AC.±
No. UNITS ALLOWED	DR 3.5 - 54 DR 5.5 - 88	DR 3.5 - 116 DR 5.5 - 59
No. UNITS PROPOSED	52	175
OPEN SPACE REQUIRED	52 x 2500 = 2.976 AC.	175 x 2500 = 10.041 AC.
OPEN SPACE PROPOSED	2.816	8.701
OFFSTREET PARKING REQUIRED	104	350
OFFSTREET PARKING PROPOSED	104	481

CURVE DATA

FROM	TO	RADIUS	DELTA	LENGTH	TAN.	CHORD
176	150	1375.00'	3° 01' 34"	72.62'	36.32'	S 64° 46' 25" W 72.01'
150	149	20.00'	137° 07' 10"	47.85'	36.49'	N 48° 58' 50" W 37.26'
221	222	15.00'	90° 10' 28"	14.15'	8.01'	N 38° 24' 24.5" W 14.12'
221	219	1625.00'	5° 32' 15"	157.12'	78.62'	N 59° 18' 32.5" E 157.07'
149	148	61.00'	179° 51' 04"	855.12'	511.14'	N 61° 18' 47" W 780.36'
222	159	39.00'	52° 22' 57"	38.37'	20.62'	N 86° 51' 00.5" E 36.85'
151	159	61.00'	78° 15' 14"	83.31'	49.62'	S 17° 35' 04" W 76.99'
160	218	39.00'	55° 02' 18"	36.10'	19.46'	S 52° 11' 52" W 34.83'
153	1764	20.00'	24° 29' 20"	8.55'	4.34'	S 12° 15' 20" E 8.48'
218	219	15.00'	58° 19' 16"	15.27'	8.31'	S 25° 39' 42" E 14.62'
154	155	1475.00'	1° 50' 32"	30.96'	10.47'	S 54° 58' 50" W 30.95'
170	169	20.00'	30° 08' 24"	10.45'	5.37'	S 07° 15' 21" E 10.33'
226	227	15.00'	60° 17' 53"	15.79'	8.71'	S 11° 36' 47.5" E 15.07'
169	168	61.00'	67° 00' 28"	71.34'	40.56'	S 25° 11' 13" W 67.32'
227	223	39.00'	40° 07' 39"	27.40'	14.61'	S 35° 36' 55.5" W 26.96'
1064	1066	61.00'	68° 55' 35"	73.38'	41.81'	N 86° 51' 24.5" W 69.04'
224	230	39.00'	49° 36' 18"	33.17'	18.02'	S 85° 28' 51" W 32.17'
166	167	20.00'	30° 08' 24"	10.45'	5.37'	N 53° 49' 49" W 10.33'
230	229	15.00'	58° 01' 36"	15.19'	8.32'	N 42° 42' 05" W 14.56'
167	74	1375.00'	0° 45' 19"	19.83'	9.92'	N 54° 57' 19.5" E 19.83'
226	229	1375.00'	5° 28' 27"	131.31'	65.74'	S 39° 16' 59.5" W 131.26'
73	74	1375.00'	2° 42' 45"	65.10'	32.55'	N 55° 17' 15" E 65.09'
52	53	2050.00'	1° 05' 25"	390.03'	195.17'	S 58° 56' 05.5" W 389.51'

NOTES

1. THE RECORDING OF THIS PLAT DOES NOT CONSTITUTE 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 22.68 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 SUPERSEDED 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. ALL PROPOSED ROADS SHOWN HEREON ARE PRIVATE
7. PLAN APPROVED 12-22-83

REASONS "OR 1ST AMENDMENT 5-1-85
1. IDENTIFY AND REVISE PUBLIC SEWER EASEMENT
REVISE EASEMENT COORDINATES AND BEARINGS & DISTANCES
2. REVISE OWNER AND DEED REFERENCE
3. REVISE DENSITY TABULATIONS FOR NEW ZONING
4. ADD WALKWAY EASEMENTS BETWEEN LOT 3 & 4, 10 & 11, 18 & 19, 26 & 27, 48 & 49
5. ADD DRAINAGE & UTILITY EASEMENTS OVER HOA - OPEN SPACE AT COURTS ALONG R. VER OAKS CIRCLE.
6. NO LOTS HAVE BEEN SOLD WITHIN 300' OF THE ABOVE CHANGES.
7. ADD PARKING EASEMENTS

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 ARE AS BY DEED TO BALTIMORE COUNTY, MARYLAND AT NO COST.

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.

13157	13156
N 35611.44	N 35330.43
W 31193.99	W 30734.82

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

OWNER'S CERTIFICATE

THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT HEREBY CERTIFY THAT, TO THE BEST OF THEIR 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, INSOFAR, AS SAME CONCERNS THE MAKING OF THE PLAT AND SETTING OF THE MARKERS.

DATE

OWNER
JAMES D WRIGHT & GERALD M. KATZ, TRUSTEES
VENABLE, BAETJER & HOWARD
1800 MERCANTILE BANK & TRUST BUILDING
2 HOPKINS PLAZA
BALTIMORE MARYLAND 21208
244-7400

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 THEREOF HAS BEEN PREPARED, IN COMPLIANCE WITH SUBSECTION (C) OF THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, PARTICULARLY INSOFAR AS SAME CONCERNS THE MAKING OF THE PLAT AND SETTING OF THE MARKERS.

9-6-85
REG. NO. DATE

DEPUTY STATE AND COUNTY HEALTH OFFICER
Margaret K. Thurman 9-6-85
DIRECTOR DATE

APPROVED BY BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
Norman E. Gerber 9/9/85
DIRECTOR DATE

DEPARTMENT OF PUBLIC WORKS
9/7/85
DIRECTOR DATE

D. S. THALER & ASSOCIATES, INC.
CIVIL ENGINEERS • SURVEYORS
11 WARREN ROAD BALTIMORE, MARYLAND 21208 484-4100

FWA COMPLETED 38404 Ft.
FINAL PLAT CHECKED
PLANNING
ENGINEERING
HOUSE NUMBERS 6-17-85

COMPUTED BY : R.B.A.
CHECKED BY : C.B.B.
DRAWN BY : B.L.C.
P.N. 0867

1ST AMENDED
GREENE TREE
PHASE ONE
SECTION ONE PLAT ONE OF TWO
(A PORTION OF WHICH IS A RESUBDIVISION OF LOT NO.1 OF PILL BOX AS RECORDED IN PLAT BOOK 4 FOLIO 136.)

3RD. ELECTION DISTRICT BALTO COUNTY MARYLAND
SCALE 1" = 50' MAY 1, 1985

DEEDS OF OWNERSHIP E.H.K., JR. 6891/248
THIS SITE IS WITHIN THE JONES FALLS and WESTERN RUN DRAINAGE AREAS

Revised JUNE 1 1985
Revised
Revised

SECTION ONE
SITE
WOODBOROUGH RD
HOOKS LANE
RIVER OAKS CIRCLE
RAISIN TREE CIRCLE
PARKWOOD RD
ROLLINGWOOD RD
ASHLEY RD
OLD COURT RD
695

RIVER OAKS (PRIVATE ROAD)
RIVER OAKS CIRCLE
RAISIN TREE CIRCLE
HOOKS LANE
STORM WATER MANAGEMENT AREA 1.908 AC.±
JEMICY REALTY CORP 4535/108
BALTIMORE COUNTY G&S NORTH
FUTURE SECTION "GREENE TREE"
LOT NO.1 OF PILL BOX FLAT BOOK 4 FOLIO 136
PARCEL 'A' 1.136 AC.±
H.O.A. OPEN SPACE 0.995 AC.±
H.O.A. OPEN SPACE 0.412 AC.±
H.O.A. OPEN SPACE 0.561 AC.±
H.O.A. OPEN SPACE 0.660 AC.±
50' BUFFER 0.597 AC.±
75' BUFFER 0.439 AC.±
VICTOR COOK G.L.B. 2241/246
10' DRAINAGE & UTILITY EASEMENT FOR PUBLIC SEWER TO BE ACQUIRED BY BALTIMORE COUNTY, ALL OTHER EASEMENTS SHOWN HEREON ARE TO REMAIN PRIVATE.
10' WALKWAY EASEMENT
25' SETBACK LINE
30' EX. PAVING
60' EX. R/W

BALTIMORE COUNTY CIRCUIT COURT (Subdivision Plats, BA) Plat Book EHK, Jr. 53, pp. 52-53, MSA S1236 10080. Date available 1985/06/21. Printed 09/26/2025.
Maryland State Archives

MdHA 50808-1

MSA SS4 1236-10080-1 53-52