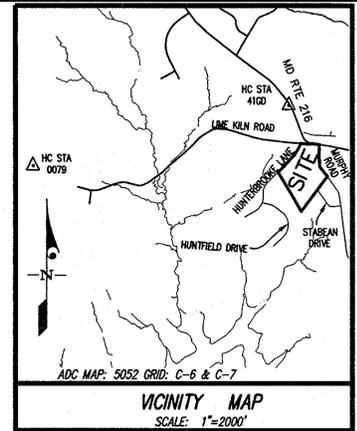


ENVIRONMENTAL CONCEPT PLAN ST. PAUL'S LUTHERAN CHURCH OF FULTON, MARYLAND

LIBER 11360 FOLIO 592



GENERAL NOTES

1. SITE ANALYSIS DATA SHEET

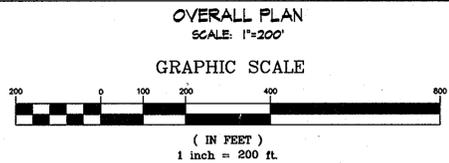
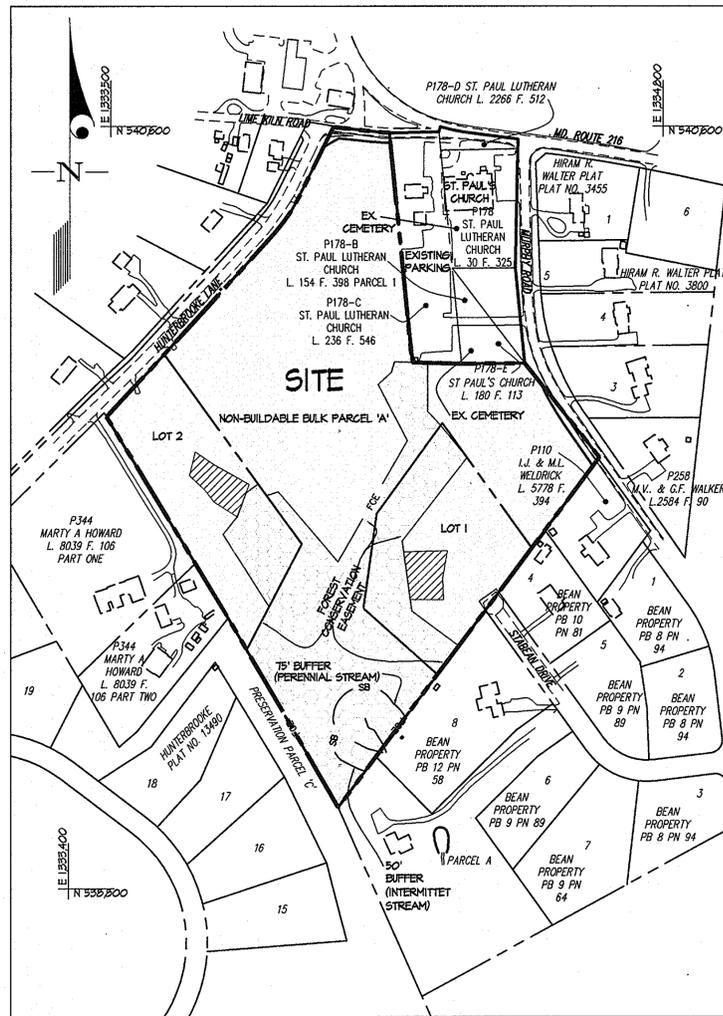
AREA OF THE SITE	20.01 AC.
WETLANDS AND THEIR BUFFER	N/A
FLOODPLAINS AND THEIR BUFFER	N/A
FORESTS	11.81 AC.
STEEP SLOPES 15% AND GREATER	0.51 AC.
ERODIBLE SOILS PROTECT AREA	20.01 AC.
LIMIT OF DISTURBANCE AREA	4.11 AC.
PROPOSED SITE USES	RESIDENTIAL
GREEN OPEN AREA	14.81 AC.
PROPOSED IMPERVIOUS AREA	0.41 AC.

- APPLICABLE DPZ FILE REFERENCE: BA-10-0101V & HP-11-002 & F-10-19
- ON JULY 6TH 2010 A WAIVER (HP-11-002) WAS APPLIED FOR FROM SECTION 16.120(b)(4)(iii) TO ALLOW FOR FOREST CONSERVATION EASEMENTS ON LOTS LESS THAN 10 ACRES IN SIZE AND FROM SECTION 16.1200 TO ALLOW FOR FOREST CONSERVATION TO BE BASED ON LIMIT OF DISTURBANCE INSTEAD OF ENTIRE LOT AREA FOR OFFSITE PARCEL 11A.

DESIGN NARRATIVE
THE SITE DESIGN FOR ST. PAUL'S LUTHERAN CHURCH WILL ACHIEVE ALL OF THE GOALS OF ENVIRONMENTAL SITE DESIGN. THE CHURCH HAS PURCHASED A LARGE PARCEL APPROXIMATELY 20 ACRES IN SIZE ADJACENT TO THE CURRENT CHURCH SITE. THE CHURCH PLANS TO KEEP THE LAND MOSTLY FOR OPEN SPACE. IN ORDER TO OFFSET THE COST OF THIS PARCEL, TWO 3 ACRE LOTS WILL BE CARVED OUT OF THE 20 ACRE SITE FOR DEVELOPMENT. MOST OF THE NATURAL RESOURCES ON SITE WILL BE PRESERVED. A LARGE FOREST CONSERVATION EASEMENT IS BEING CREATED IN THE SOUTHERN PORTION OF THE SITE. THIS EASEMENT WILL PROTECT THE EXISTING FOREST, THE LARGEST AREA OF STEEP SLOPES AND WILL SURROUND THE 50 AND 75 FOOT STREAM BUFFERS. THE FLOW PATTERNS ON SITE WILL REMAIN LARGELY UNCHANGED. THE ONLY GRADING THAT IS BEING PROPOSED IS THE LIMITED LOT GRADING ON LOTS 1 AND 2 TO SITE THE HOUSES AND GRADING TO CREATE AN EXPANDED CEMETERY AREA. THIS GRADING WILL NOT AFFECT ANY OF THE EXISTING FLOW PATTERNS. SINCE THE GRADING ON THE SITE IS SO LIMITED, THE ONLY SEDIMENT CONTROL PRACTICES THAT WILL BE REQUIRED ARE SILT FENCE AND STABILIZED CONSTRUCTION ENTRANCES. THESE PRACTICES CAN NOT BE INTEGRATED INTO THE SWM STRATEGY. TO REDUCE THE IMPERVIOUS AREA REQUIRED AT THIS SITE, THE DRIVEWAYS FOR LOTS 1 AND 2 WILL CONSIST OF PERVIOUS PAVEMENT. THE REMAINDER OF THE IMPERVIOUS AREA FOR LOTS 1 AND 2 WILL BE TREATED BY MICRO-BIORETENTION FACILITIES AND DRY WELLS LOCATED ON EACH LOT. THE COMBINATION OF THESE FACILITIES WILL PROVIDE THE FULL FE REQUIRED FOR THE SITE.

SOIL TYPES:

CH2 - CHESTER SILT LOAM, 5 TO 8 PERCENT SLOPES, MODERATELY ERODED
CH2C - CHESTER SILT LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED
CH3 - CHESTER SILT LOAM, 8 TO 15 PERCENT SLOPES, SEVERELY ERODED
GB2 - GLENELG LOAM, 5 TO 8 PERCENT SLOPES, MODERATELY ERODED
GB2C - GLENELG SILT LOAM, 0 TO 5 PERCENT SLOPES
GB3 - GLENELG SILT LOAM, 5 TO 8 PERCENT SLOPE, MODERATELY ERODED
MIB2 - MANOR LOAM, 5 TO 8 PERCENT SLOPES, MODERATELY ERODED
MIC2 - MANOR LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED
MIC3 - MANOR LOAM, 8 TO 15 PERCENT SLOPES, SEVERELY ERODED
MID3 - MANOR LOAM, 15 TO 25 PERCENT SLOPES, SEVERELY ERODED



LEGEND

--- 600 ---	EXISTING CONTOUR	---	EXISTING STORM DRAIN
---	PROPOSED CONTOUR	---	PROPOSED STORM DRAIN
---	PROPOSED SUPER SILT FENCE	---	PROPOSED PAVEMENT
---	PROPOSED SILT FENCE	---	EXIST. EDGE OF PAVEMENT
---	LIMIT OF DISTURBANCE	---	EXIST. SWM DEVICE
---	STABILIZED CONSTRUCTION ENTRANCE	---	BUILDING RESTRICTION LINE
---	CENTERLINE OF STREAM	---	PROPERTY LINE
---	STREAM BUFFER	---	SOIL BOUNDARY
---	APPROVED SEPTIC EASEMENT	---	SOIL TYPE
---	PROPOSED FOREST CONSERVATION EASEMENT	---	ESD DRAINAGE DIVIDE
---	STRUCTURE NUMBER	---	
---	EXISTING CONTOUR	---	
---	EXISTING TREELINE	---	
---	PROPOSED TREELINE	---	
---	100 YEAR FLOODPLAIN	---	
---	EXISTING BUILDING	---	
---	STEEP SLOPES 15%-25%	---	
---	STEEP SLOPES 25%+	---	
---	EXISTING BUILDING	---	
---	EXISTING SENIOR MAIN	---	
---	EXISTING WATER MAIN	---	
---	PROPOSED EASEMENT	---	
---	PROPOSED BUILDING	---	
---	1500 SF WELL BOX	---	
---	100' WELL OFFSET	---	

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING
 Chief, Division of Land Development: *[Signature]* 9/30/10
 Chief, Development Engineering Division: *[Signature]* 10/6/10

SHEET INDEX
 1. COVER SHEET
 2. ENVIRONMENTAL CONCEPT PLAN
 3. ENVIRONMENTAL CONCEPT PLAN

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3509 NATIONAL DRIVE - SUITE 250 - BURTNSVILLE OFFICE PARK
 BURTNSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BAL: 410-880-1820 DC/WA: 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APPR.

PREPARED FOR:
 ST. PAUL'S LUTHERAN CHURCH
 11795 ROUTE 216
 FULTON, MARYLAND 20759
 ATTN: JERRY FRANKENFELD
 301-725-0241

PROFESSIONAL CERTIFICATION
 I HEREBY CERTIFY THAT THESE PLANS 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. 12276, EXPIRATION DATE: 10/25/2012
 9-23-10 *[Signature]*

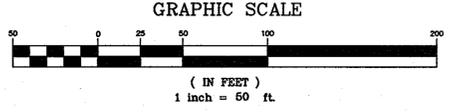
ENVIRONMENTAL CONCEPT PLAN
ST. PAUL'S LUTHERAN CHURCH OF FULTON, MARYLAND
 LIBER 11360 FOLIO 592
 CLARKSVILLE ELECTION DISTRICT No. 5
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE No.
AS SHOWN	RR-DEO	08034
DATE	TAX MAP - GRID	SHEET
SEPT., 2010	46 - 2	1 OF 3

ECP-11-008

C' TYPE SOILS
 D' TYPE SOILS
 NOTE: ALL OTHER SOILS ARE B' TYPE SOILS

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 THE SITE DESIGN FOR ST. PAUL'S LUTHERAN CHURCH WILL ACHIEVE ALL OF THE GOALS OF ENVIRONMENTAL SITE DESIGN. THE CHURCH HAS PURCHASED A LARGE PARCEL APPROXIMATELY 20 ACRES IN SIZE ADJACENT TO THE CURRENT CHURCH SITE. THE CHURCH PLANS TO KEEP THE LAND MOSTLY FOR OPEN SPACE. IN ORDER TO OFFSET THE COST OF THIS PARCEL, TWO 9 ACRE LOTS WILL BE CARVED OUT OF THE 20 ACRE SITE FOR DEVELOPMENT. MOST OF THE NATURAL RESOURCES ON SITE WILL BE PRESERVED. A LARGE FOREST CONSERVATION EASEMENT IS BEING CREATED IN THE SOUTHERN PORTION OF THE SITE. THIS EASEMENT WILL PROTECT THE EXISTING FOREST, THE LARGEST AREA OF STEEP SLOPES AND HILL SURROUND THE 50 AND 75 FOOT STREAM BUFFERS. THE FLOW PATTERNS ON SITE WILL REMAIN LARGELY UNCHANGED. THE ONLY GRADING THAT IS BEING PROPOSED IS THE LIMITED LOT GRADING ON LOTS 1 AND 2 TO SITE THE HOUSES AND GRADING TO CREATE AN EXPANDED CEMETERY AREA. THIS GRADING WILL NOT AFFECT ANY OF THE EXISTING FLOW PATTERNS. SINCE THE GRADING ON THE SITE IS SO LIMITED, THE ONLY SEDIMENT CONTROL PRACTICES THAT WILL BE REQUIRED ARE SILT FENCE AND STABILIZED CONSTRUCTION ENTRANCES. THESE PRACTICES CAN NOT BE INTEGRATED INTO THE SWM STRATEGY. TO REDUCE THE IMPERVIOUS AREA REQUIRED AT THIS SITE, THE DRIVEWAYS FOR LOTS 1 AND 2 WILL BE TREATED BY MICRO-BIORETENTION FACILITIES AND DRY WELLS LOCATED ON EACH LOT. THE COMBINATION OF THESE FACILITIES WILL PROVIDE THE FULL PE REQUIRED FOR THE SITE.



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

 Chief, Division of Land Development
 Date: 9/30/10

 Chief, Development Engineering Division
 Date: 10/5/10

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20686
 TEL: 301-421-4024 BALT. 410-880-1820 DC/VA. 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APPR.

PREPARED FOR:
 ST. PAUL'S LUTHERAN CHURCH
 11795 ROUTE 216
 FULTON, MARYLAND 20759
 ATTN: JERRY FRANKENFELD
 301-725-0241

PROFESSIONAL CERTIFICATION
 I HEREBY CERTIFY THAT THESE PLANS 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. 12976, EXPIRATION DATE: 10/25/2012
 9-23-10

ENVIRONMENTAL CONCEPT PLAN
ST. PAUL'S LUTHERAN CHURCH OF FULTON, MARYLAND
LIBER 11360 FOLIO 592
 CLARKSVILLE ELECTION DISTRICT No. 5
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	08034
DATE	TAX MAP - GRID	SHEET
SEPT., 2010	46 - 2	2 OF 3

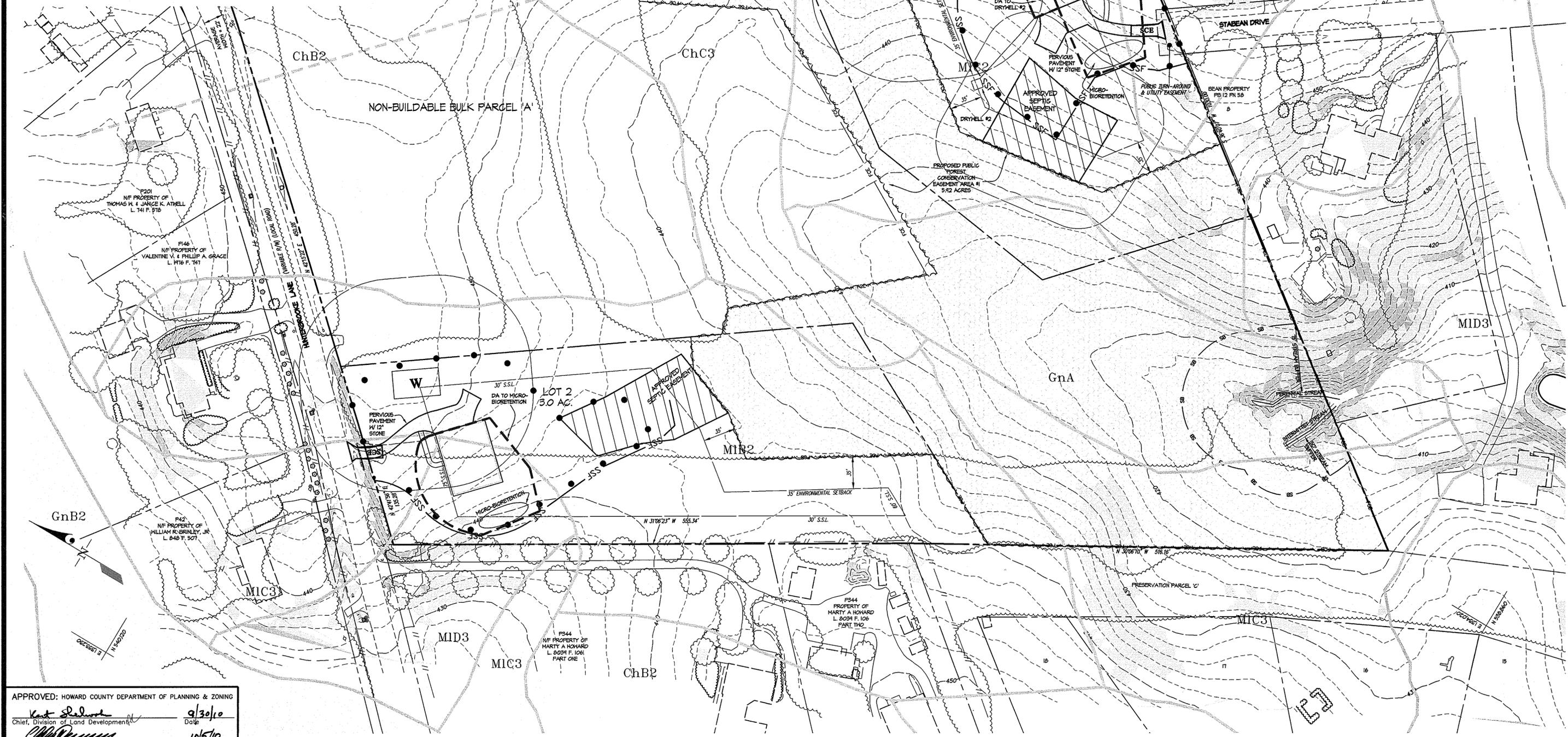
ECP-11-008

LOT	TREATMENT	DRAINAGE AREA	SURFACE AREA	FE PROVIDED
1	PERVIOUS PAVEMENT W/ 12" STONE	N/A	N/A	1"
	MICRO-BIORETENTION	11,841 SF	851 SF	1.07'
2	PERVIOUS PAVEMENT W/ 12" STONE	N/A	N/A	1"
	DRYWELL #1	963 SF	100 SF	1.05"
	DRYWELL #2	963 SF	100 SF	1.05"
	MICRO-BIORETENTION	11,070 SF	1190 SF	1.05"

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING

Chief, Division of Land Development
 Date: 9/30/10

 Chief, Development Engineering Division
 Date: 10/5/10

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 L:\CADD\DRAWINGS\08034\ECP\08034-ECP.dwg DES. dds DRN. TAS CHK.

DATE	REVISION	BY	APPR.

PREPARED FOR:
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 11795 ROUTE 216
 FULTON, MARYLAND 20759
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 ME, AND THAT I AM A DULY LICENSED
 PROFESSIONAL ENGINEER UNDER THE
 LAWS OF THE STATE OF MARYLAND,
 LICENSE NO. 12975
 EXPIRATION DATE: 09/26/2012

 9-23-10

ENVIRONMENTAL CONCEPT PLAN
ST. PAUL'S LUTHERAN CHURCH OF FULTON, MARYLAND
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ECP-11-008