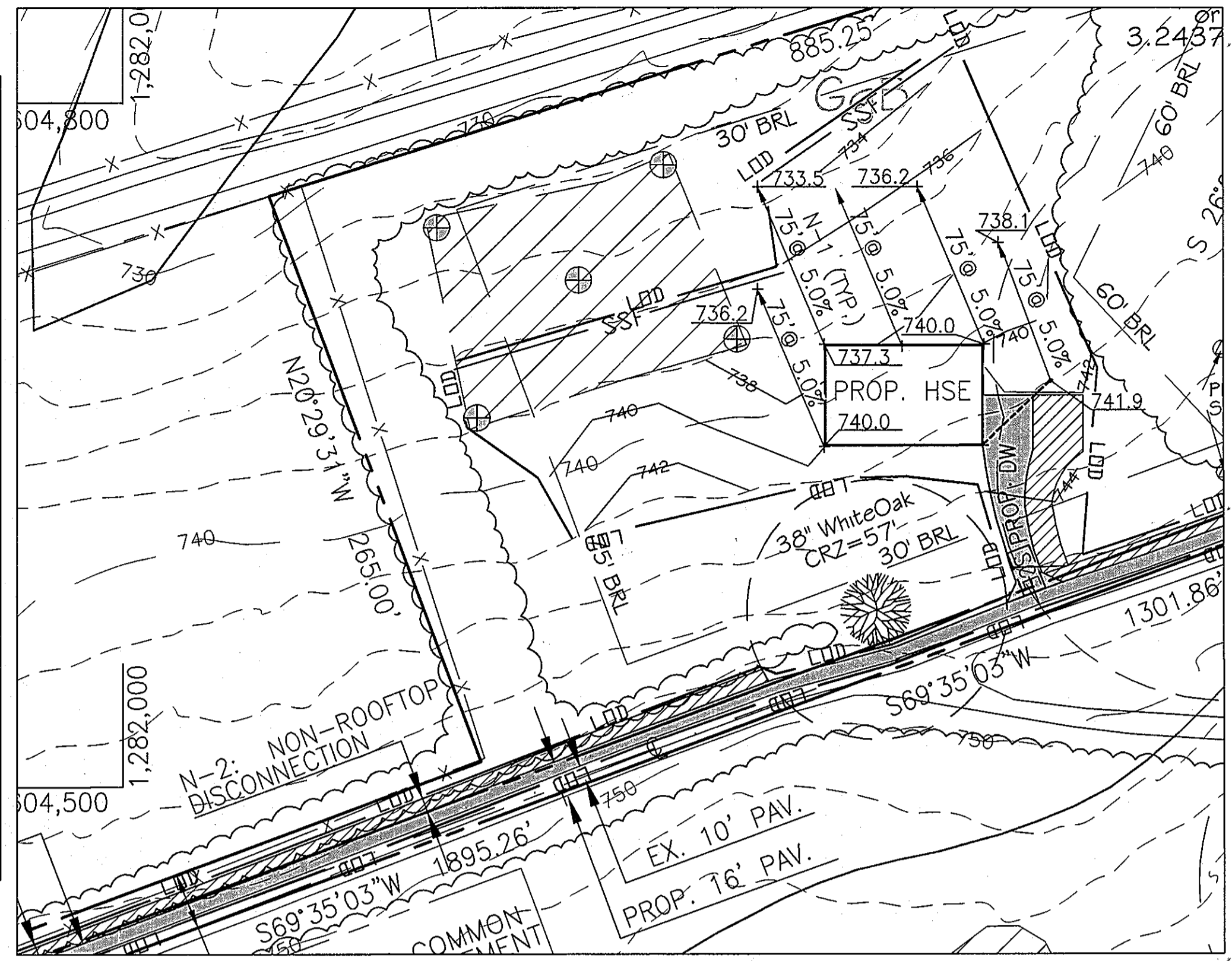


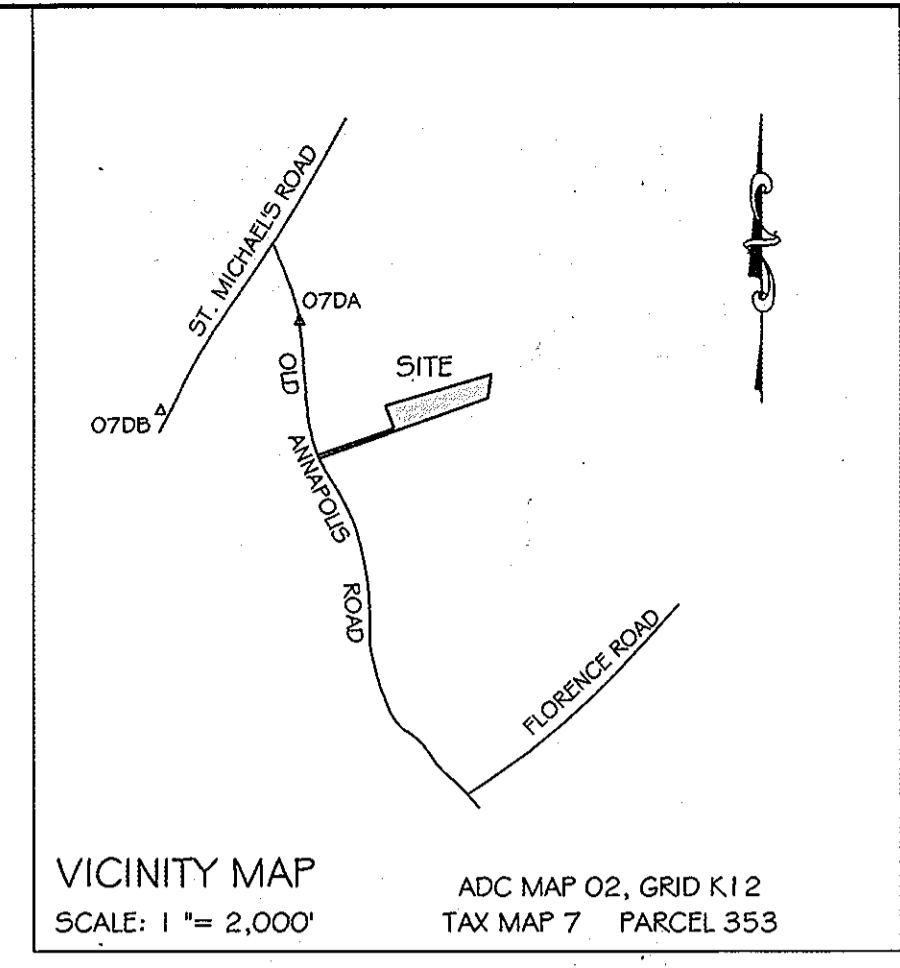
LEGEND

PROPOSED SEPTIC SYSTEM	
SILT FENCE	SSF
LIMIT OF DISTURBANCE	LDD
(PASSED) PERCOLATION TEST SITE:	
EXISTING WELL:	
PROPOSED HOUSE SITE:	
PROPOSED WELL SITE:	
EXISTING TREE LINE	
15-25% SLOPES	



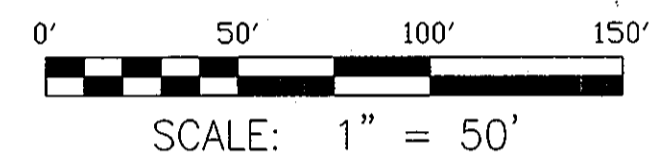
MAP SYMBOL	MAPPING UNIT	HYDROLOGIC SOIL GROUP	HYDRIC? COMPONENTS	Kw	SLOPE
McD	Manor	B	NO	0.24	15-25%
GgA, GgB	GLENELG loam	B	NO	0.28	0-8%
GmB	GLENVILLE silt loam	C	NO	0.32	3-8%
OcC	Occoquan	B	NO	0.20	8-15%

HOWARD COUNTY SOILS MAP NO. 2

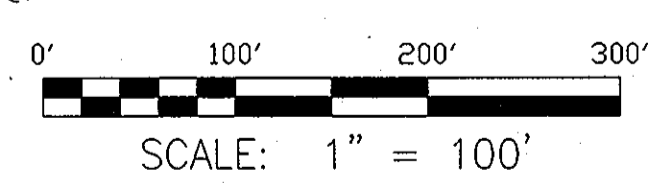
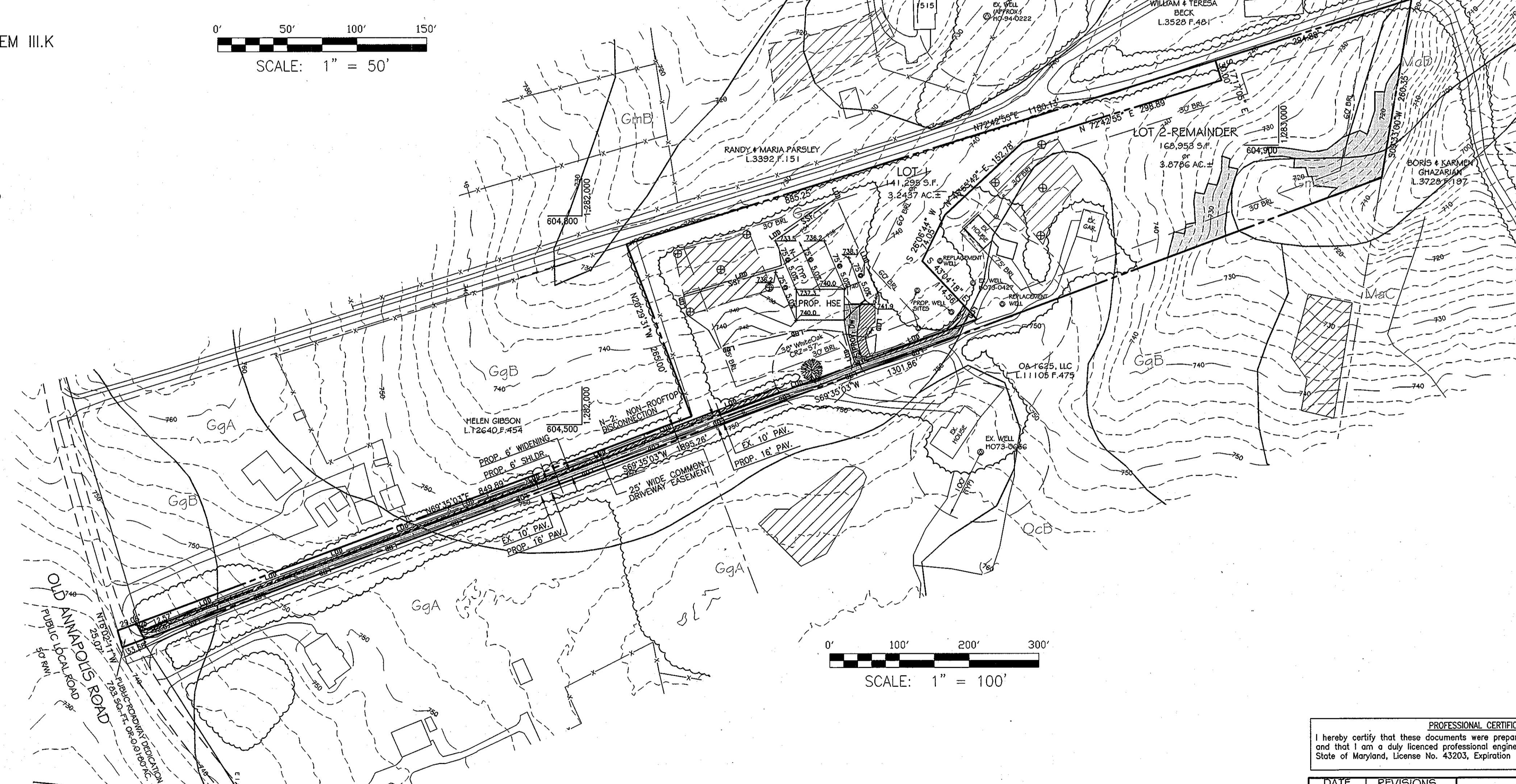


DESIGN NARRATIVE PER CONCEPT PLAN CHECK LIST ITEM III.K

1. THERE ARE NO NATURAL RESOURCE AREAS ON THE PROPERTY. THERE IS A SMALL INCLUSION OF 15-25% SLOPES ON THE EASTERN PORTION OF THE REMAINDER WHICH WILL NOT BE IMPACTED.
2. NATURAL FLOW PATTERNS ARE MAINTAINED THROUGH THE MINIMIZATION OF GRADING ON LOT 1.
3. IMPERVIOUS AREAS HAVE BEEN REDUCED THROUGH THE USE OF NON-STRUCTURAL STORMWATER MANAGEMENT PRACTICES.
4. THE DESIGN ACHIEVES INTEGRATION OF EROSION AND SEDIMENT CONTROLS INTO THE SWM STRATEGY BY LIMITING THE AMOUNT OF DISTURBED AREA, BY MAINTAINING NATURAL VEGETATION AND MAINTAINING NATURAL DRAINAGE PATTERNS.
5. STORMWATER MANAGEMENT REQUIREMENTS WILL BE ADDRESSED USING ROOFTOP AND NON-ROOFTOP DISCONNECTION PRACTICES. SWM IS IN ACCORDANCE WITH THE 2009 REVISIONS OF THE 2000 MD STORMWATER DESIGN MANUAL.
6. THERE ARE NO WAIVER PETITIONS PROPOSED.
7. THERE ARE NO ENVIRONMENTAL FEATURES WITHIN THE L.O.D.
8. THIS SUBDIVISION IS EXEMPT FROM FOREST CONSERVATION REQUIREMENTS PER SECTION 16.1202(b)(1)(viii) OF THE SUBDIVISION REGULATIONS. THE PROJECT IS A MINOR SUBDIVISION TO CREATE ONE ADDITIONAL LOT WITH NO FURTHER SUBDIVISION POTENTIAL.



	ACRES
PROPOSED SITE USE	RESIDENTIAL
WETLANDS	0.00
WETLANDS BUFFER	0.00
FLOODPLAIN	0.00
FORESTS	3.60
STEEP SLOPES (15-24%)	0.37
STEEP SLOPES (25% OR GREATER)	0.00
TOTAL PROJECT AREA	7.14
LOD AREA	1.20
GREEN OPEN SPACE AREA	0.00
EX. IMPREVIOUS AREA	0.32
PROP. IMPREVIOUS AREA	0.60
HIGHLY ERODIBLE SOILS IN PROJECT AREA	0.55



1. OWNER: BACH VAN VU & HEIDI DANG VU, TRUSTEES  
DEED REFERENCE: LIBER 14035 AT FOLIO 19  
DATE: MAY 21, 2012  
GRANTOR: PAUL J. COHEN, SUBSTITUTE TRUSTEE
2. TAX MAP: 7 GRID: 14 PARCEL: 353
3. NEAREST POTABLE WATER SUPPLY: MT. AIRY DISTANCE: 3.0 MILES ±.
4. THE SUBJECT PROPERTY IS NOT LOCATED IN SPECIAL FLOOD HAZARD AREA PER NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 240044 0007B.
5. TOPOGRAPHY & PLANIMETRIC FEATURES SHOWN HEREON TAKEN FROM COPYRIGHTED GIS DATA FROM HOWARD COUNTY, SUPPLEMENTED WITH FIELD LOCATIONS BY VANMAR ASSOCIATES, INC. CONTOUR INTERVAL IS 2 FEET. VERTICAL DATUM IS NAVD83.
6. THE BASIS OF BEARINGS FOR THIS PLAN IS THE MARYLAND COORDINATE SYSTEM (NAD83/91) PER HOWARD COUNTY SURVEY CONTROL STATIONS SHOWN BELOW.  
DISTANCES SHOWN HEREON ARE GROUND DISTANCES.  
07FA N604,392.216 E1,268,044.192  
07FB N605,463.426 E1,269,326.119
7. THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THE PROPERTY UNLESS OTHERWISE SHOWN HEREON.
8. THE EXISTING WELLS SHOWN ON THIS PLAN HAVE BEEN FIELD LOCATED BY VANMAR ASSOCIATES OR TAKEN FROM AVAILABLE RECORDS AND ACCURATELY SHOWN.
9. SOIL TYPE: GLENELG (GgA, GgB), GLENVILLE (GmB), MANOR (McD), OcB (OCCOQUAN). HOWARD COUNTY SOILS MAP GRID NO. 317 & 318
10. THE SUBJECT PROPERTY IS ZONED RC-DEO PER THE 02/02/04 COMPREHENSIVE ZONING PLAN AND PER THE 'COMP LITE' ZONING AMENDMENTS EFFECTIVE ON 07/28/06. THIS PROJECT IS SUBJECT TO THE AMENDED FIFTH SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE ZONING REGULATIONS EFFECTIVE APRIL 13, 2004.
11. ALL WELLS TO BE DRILLED PRIOR TO FINAL PLAT SIGNATURE. IT IS THE DEVELOPER'S RESPONSIBILITY TO SCHEDULE THE WELL DRILLING PRIOR TO THE FINAL PLAT SUBMISSION. IT WILL NOT BE CONSIDERED "GOVERNMENT DELAY" IF THE WELL DRILLING HOLDS-UP THE HEALTH DEPARTMENT SIGNATURE OF THE RECORD PLAT.
12. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
13. THERE ARE NO HISTORIC SITES OR CEMETERIES ON THIS PROPERTY.
14. APPROVAL OF THIS ECP DOES NOT CONSTITUTE AN APPROVAL OF ANY SUBSEQUENT AND ASSOCIATED SUBDIVISION PLAN, SITE DEVELOPMENT PLAN, OR GRADING OR BUILDING PERMIT. REVIEW OF THIS PROJECT FOR COMPLIANCE WITH THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE HOWARD COUNTY ZONING REGULATIONS SHALL OCCUR AT THE SUBDIVISION, SITE PLAN OR GRADING AND BUILDING PERMIT STAGES.
15. NO ENVIRONMENTAL FEATURES EXIST WITHIN THE LOD.
16. NO SPECIMEN TREES ARE PROPOSED FOR REMOVAL.

APPROVED  
HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Kathleen* 10/17/13  
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

*Chief* 10-24-13  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Practice	Area Treated	Methodology	Volume (ESDv)
N-1: Rooftop Disconnection (75' @ 5%)	A-C&F (Lot 2) 2000	ESDv = P <sub>E</sub> * R <sub>v</sub> * DA / 12 where P <sub>E</sub> = 1.0' & R <sub>v</sub> = 0.95	238 cft
N-2: Non-Rooftop Disconnection	8,630	ESDv = P <sub>E</sub> * R <sub>v</sub> * DA / 12 where P <sub>E</sub> = 1.0' & R <sub>v</sub> = 0.95	716 cft
		Total ESDv Provided =	954 cft
		ESDv Required =	953 cft

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. 43203, Expiration Date: 12-20-2014.

OWNER:  
BACH VAN VU  
HEIDI DANG VU  
20315 SEABROOK DR.  
MONTGOMERY VILLAGE, MD 20896  
301-651-3036

DATE	REVISIONS	ENVIRONMENTAL CONCEPT PLAN LOTS 1 THRU 2 VU PROPERTY		
		TAX MAP: 7	ELECTION DISTRICT: No. 4	SCALE: AS SHOWN
		GRID NO: 14	HOWARD COUNTY, MARYLAND	DATE: JULY 2013
		PARCEL NO: 353 EX. ZONING: RCDEO		SHEET 1 OF 1
		<b>VANMAR ASSOCIATES, INC.</b> Engineers Surveyors Planners 310 South Main Street 7.0, box 528 Mount Airy, Maryland 21771 (301) 829 2890 (301) 831 5015 (410) 549 2751		ECP-14-008 JOB NO. B2-5335