

STANDARD DRAWING LEGEND		
FOR ENTIRE PLAN SET (NOT TO SCALE)		
EXISTING NOTE	TYPICAL NOTE TEXT	PROPOSED NOTE
	ONSITE PROPERTY LINE / R.O.W. LINE	
	NEIGHBORING PROPERTY LINE / INTERIOR PARCEL LINE	
	EASEMENT LINE	
	SETBACK LINE	
	CONCRETE CURB & GUTTER	
	UTILITY POLE WITH LIGHT	
	POLE LIGHT	
	TRAFFIC LIGHT	
	UTILITY POLE	
	TYPICAL LIGHT	
	ACORN LIGHT	
	TYPICAL SIGN	
	CONTOUR LINE	
	SANITARY SEWER LATERAL	
	UNDERGROUND WATER LINE	
	UNDERGROUND ELECTRIC LINE	
	UNDERGROUND GAS LINE	
	OVERHEAD WIRE	
	UNDERGROUND TELEPHONE LINE	
	UNDERGROUND CABLE LINE	
	STORM SEWER	
	SANITARY SEWER MAIN	
	HYDRANT	
	SANITARY MANHOLE	
	STORM MANHOLE	
	WATER METER	
	WATER VALVE	
	TYPICAL END SECTION	
	HEADWALL OR ENDWALL	
	YARD INLET	
	CURB INLET	
	CLEAN OUT	
	ELECTRIC MANHOLE	
	TELEPHONE MANHOLE	
	ELECTRIC BOX	
	ELECTRIC PEDESTAL	
	MONITORING WELL	
	BENCHMARK	
	BORING	
	FLOODPLAIN	
	STEEP SLOPES (>25%)	
	IMPERVIOUS AREA	
	DRAINAGE AREA IDENTIFICATION	
	WATER QUALITY FACILITY DRAINAGE AREA	
	DIVERSION DIKE	
	SUPER SILT FENCE	
	TREE PROTECTION	

STANDARD DRAWING LEGEND		
FOR ENTIRE PLAN SET (NOT TO SCALE)		
EXISTING NOTE	TYPICAL NOTE TEXT	PROPOSED NOTE
	STABILIZED CONSTRUCTION ENTRANCE	
	SILT FENCE	
	SOILS LINE	
	WETLAND BUFFER	
	STREAM BUFFER	
	TREELINE	
	(TBR)	TO BE REMOVED
	SOIL STABILIZATION MATTING	
	FOREST CONSERVATION AREA	
	OVERFLOW INLET	
	FLOW THROUGH INLET	
	SANITARY INLET	
	CURB INLET	
	LIMIT OF FIELD RUN SURVEY	
	POINT-OF-INVESTIGATION	
	SPECIMEN TREE	

SITE ANALYSIS DATA / TABULATION

	TOTAL
TOTAL PROJECT AREA (GROSS)	4.47 AC.
AREA OF WETLANDS AND BUFFER	2.16 AC.
AREA OF 100-YR FLOODPLAIN	1.88 AC.
AREA OF FOREST	1.47 AC.
AREA OF STEEP SLOPES (15% TO 25%)	0.70 AC.
AREA OF STEEP SLOPES (25% OR GREATER)	0.20 AC.
HIGHLY ERODIBLE SOILS (K > 0.35)	1.74 AC.
NET TRACT AREA	2.59 AC.
LIMIT OF DISTURBED AREA	1.99 AC.
PRESIDENT ZONING DESIGNATION	R-20 AC.
PROPOSED USE	RESIDENTIAL
IMPERVIOUS COVER	0.63 AC.

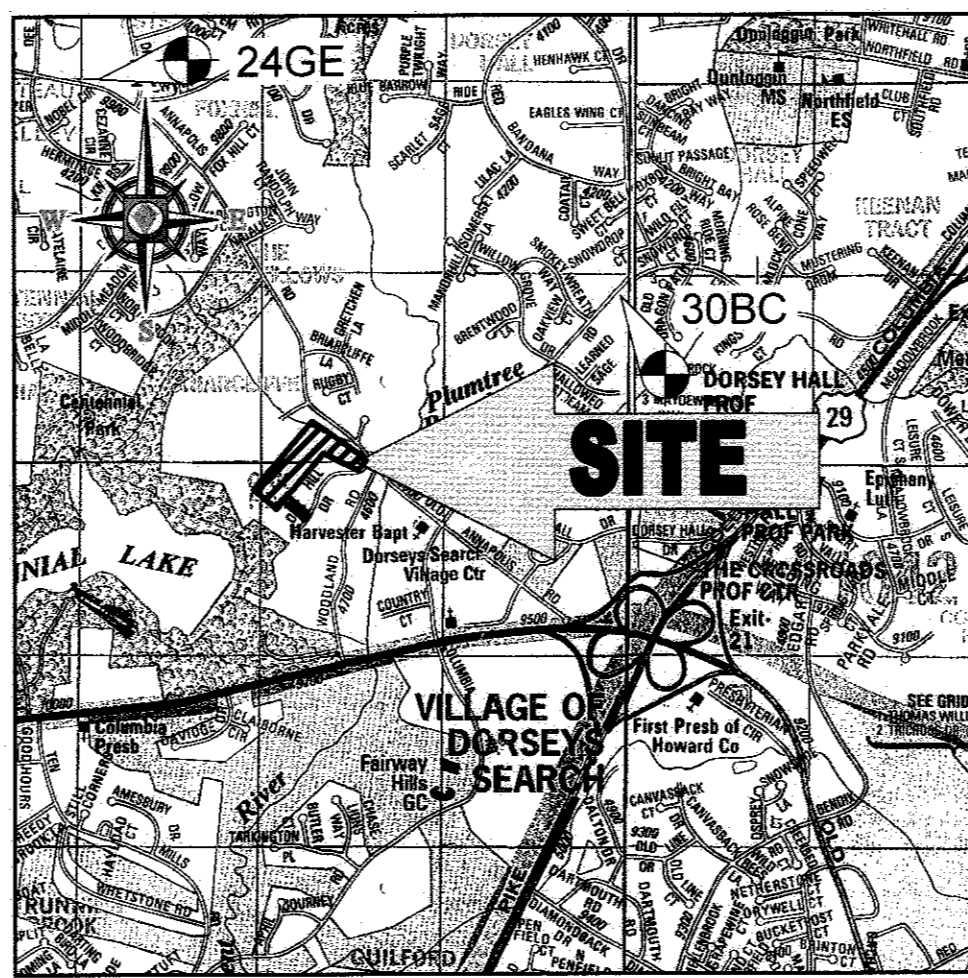
APPROVED: DEPARTMENT OF PLANNING AND ZONING
 [Signature] 1-26-17
 CHIEF, DIVISION OF LAND DEVELOPMENT
 [Signature] 1-31-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

ENVIRONMENTAL CONCEPT PLAN

FOR OAK HILL SUBDIVISION

LOCATION OF SITE

9692 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 368 (LOT 16) & 321
 2ND ELECTION DISTRICT, ZONED: R-20
 HOWARD COUNTY



VICINITY MAP
 COPYRIGHT ADC THE MAP PEOPLE
 PERMIT USE NO. 20602153-5
 SCALE: 1"=2000'
 ADC MAP COORDINATES: 4935-E2

SHEET INDEX

SHEET TITLE	SHEET NUMBER
COVER SHEET	1
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SEDIMENT CONTROL CONCEPT PLAN	4
DRAINAGE AREA MAPS	5

PREPARED BY



901 DULANEY VALLEY ROAD, SUITE 801
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CONTACT: BRANDON R. ROWE, P.E.

SOILS TABLE

SOILS NAME	SOILS DESCRIPTION	HYDROLOGIC SOILS GROUP	HIGHLY ERODIBLE SOIL	HYDRIC SOIL	K FACTOR	AREA - AC.
Co	CODORUS AND HATBORO SILT LOAMS, 0 OR 3 PERCENT SLOPES	A/D	NO	YES	0.37	1.63
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	A/D	NO	NO	0.28	0.88
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	NO	NO	0.28	0.91
GsB	GLENEVILLE-CODORUS SILT LOAM, 0 TO 8 PERCENT SLOPES	A/D	YES	NO	0.43	0.09
MsC	MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES	A/D	NO	NO	0.28	0.03
MaD	MANOR SILT LOAM, 15 TO 25 PERCENT SLOPES	B	YES	NO	0.28	0.94

GENERAL NOTES

- THE SUBJECT PROPERTY IS ZONED R-20
- THE PROPERTY BOUNDARY AND ON-SITE EXISTING TOPOGRAPHY IS BASED ON A BOUNDARY & TOPOGRAPHIC SURVEY PREPARED BY CONTROL POINT ASSOCIATES, INC. 5/8/2016
- THERE ARE NO CEMETERIES OR HISTORICAL FEATURES KNOWN ON-SITE. THE STRUCTURE LOCATED ON THE PROPERTY IS NOT LISTED ON THE HISTORIC REGISTRY.
- APPROVAL OF THE ECP DOES NOT CONSTITUTE APPROVAL OF SUBSEQUENT OR ASSOCIATED SUBDIVISION PLANS, SITE DEVELOPMENT PLANS OR RED-LINE REVISIONS. 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 SUBMITTER'S RISK. THE APPLICANT AND CONSULTANT SHOULD EXPECT ADDITIONAL AND MORE DETAILED REVIEW COMMENTS (INCLUDING COMMENTS THAT MAY ALTER THE OVERALL SITE DESIGN) AS THIS PROJECT PROGRESSES THROUGH THE PLAN REVIEW PROCESS.
- ALL DRAINAGE AREAS GREATER THAN 2.0 ACRES WILL BE REQUIRED TO PROVIDE TEMPORARY STORMWATER MANAGEMENT DURING CONSTRUCTION.
- THE SITE IS LOCATED WITHIN THE METROPOLITAN DISTRICT. PUBLIC WATER AND SEWER WILL BE UTILIZED.
- EXISTING OFF-SITE TOPOGRAPHY SHOWN HEREON IS BASED ON HOWARD COUNTY GIS.
- PROPOSED USE: RESIDENTIAL (SINGLE FAMILY)
- THE FOLLOWING ALTERNATIVE COMPLIANCE HAS BEEN APPROVED (WP-17-014) ON NOVEMBER 17, 2016:

SECTION 16.1205(a)(7), FOREST RETENTION PRIORITIES:
 TO ALLOW FOR THE REMOVAL OF NINE (9) SPECIMEN TREES 30" IN DIAMETER OR GREATER (34" BLACK OAK, RED OAK, 32" MOKERNUT HICKORY, 31" RED OAK, RED OAK, 31" BLACK OAK, 31" RED OAK, AND 31" BLACK OAK)

SECTION 16.116(a)(2)(ii) PROTECTION OF WETLAND, STREAMS AND STEEP SLOPES:
 STATES THAT GRADING, REMOVAL OF VEGETATIVE COVER AND TREES, PAVING, AND NEW STRUCTURES SHALL NOT BE PERMITTED WITHIN ONE HUNDRED FEET OF PERENNIAL STREAM BANK FOR USE III AND IV STREAMS.

APPROVAL IS SUBJECT TO THE FOLLOWING CONDITIONS:

- REMOVAL OF THE NINE (9) SPECIMEN TREES WILL REQUIRE REPLACEMENT MITIGATION AT A RATIO OF TWO (2) LARGER CALIPER TREES SPECIES (AT LEAST THREE (3) INCHES DBH FOR EACH SPECIMEN TREE REMOVED (18 TREES TOTAL). THE MITIGATION PLANTING CAN BE PROVIDED AS PART OF THE REQUIRED PERIMETER LANDSCAPING FOR THIS PROJECT. YOU MUST SUBMIT A SUPPLEMENTAL PLAN WITH YOUR FINAL SUBDIVISION PLAN FOR THIS PROPERTY THAT SHOWS HOW YOU PLAN TO ADDRESS THIS ALTERNATIVE FOREST CONSERVATION / LANDSCAPE MITIGATION.
- ALL SPECIMEN TREES EXCEPT SPECIMEN TREE "S" MUST BE PROTECTED DURING CONSTRUCTION. A REGISTERED ARBORIST MUST INSPECT THE TREES AND IMPLEMENT RECOMMENDATIONS FOR PROFESSIONAL PRUNING OF ROOTS AND FOLIAGE. ALL PRUNING MUST BE PERFORMED BY A MARYLAND LICENSED TREE EXPERT. TREE PROTECTION FENCING MUST BE INSTALLED AROUND THE ENTIRE PERIMETER OF EACH SPECIMEN TREE TO THE GREATEST EXTENT POSSIBLE TO PREVENT ROOT AND FOLIAGE DAMAGE DURING CONSTRUCTION. ALTERNATIVE DESIGNS OF THE SITE MUST BE CONDUCTED BY THE CONSULTANT IN ORDER TO MINIMIZE ROOT DAMAGE.
- SUBMISSION OF A FINAL PLAN APPLICATION, INCLUDING A FINAL SUBDIVISION PLAN AND A SUPPLEMENTAL PLAN.
- THE PROPOSED DRIVEWAY TO SERVE NEW LOTS 2 THROUGH 7 SHALL COMPLY WITH SECTION 16.120(b)(9)(iv) OF THE HOWARD COUNTY SUBDIVISION REGULATIONS PER SECTION 16.120(b)(9)(iv). THE DRIVEWAYS FOR PIPESTEM LOTS SHALL BE LOCATED AT LEAST TEN FEET FROM THE PROJECT BOUNDARY TO PROVIDE SPACE FOR REQUIRED PERIMETER LANDSCAPING TO SUPPORT THE ADJACENT PROPERTY WHERE A TEN-FOOT BUFFER IS NOT POSSIBLE DUE TO THE EXISTING PARCEL'S CONFIGURATION, DRAINAGE, OR EASEMENT CONSTRAINTS. OR IS UNDESIRABLE. FUTURE SUBDIVISION OF THE ADJOINING PARCEL MAY REQUIRE SHARING THE USE-IN-COMMON DRIVEWAY UNDER SUBSECTION (c)(2)(iv) OF THIS SECTION. THE DEPARTMENT OF PLANNING AND ZONING MAY APPROVE A FIVE-FOOT DRIVEWAY BUFFER IN SUCH INSTANCES. A HEAVY SOLID BRICK WALL OR TYPE 'D' LANDSCAPE EDGE IS REQUIRED, EXCEPT IN THE FRONT SETBACK FROM PUBLIC ROAD, WHERE SOLID SCREEN WOULD BLOCK SIGHT DISTANCE.
- ENCROACHMENT INTO THE STREAM BUFFER MAY NOT EXCEED THE 0.13 ACRE (5,542 SQUARE FOOT) AREA AS SHOWN ON THE ALTERNATIVE COMPLIANCE EXHIBIT SUBMITTED WITH YOUR ALTERNATIVE COMPLIANCE PROPOSAL.
- ANY DISTURBANCES WITHIN THE STREAM BUFFER SHALL BE THE MINIMUM DISTURBANCE NECESSARY TO AFFORD RELIEF.
- ANY DISTURBED AREA WITHIN THE STREAM BUFFER SHALL BE RETURNED TO ITS ORIGINAL CONDITION TO THE GREATEST EXTENT POSSIBLE. THIS INCLUDES, BUT NOT LIMITED TO, REPLANTING AT THE SAME DENSITY AND WITH SIMILAR VEGETATION AS EXISTED PRIOR TO THE DISTURBANCE.

DESIGN NARRATIVE

SITE DESCRIPTION
 THE SITE IS LOCATED AT 9692 OAK HILL DRIVE IN ELLICOTT CITY, MARYLAND. THE STATE'S ASSESSMENT INDICATES THAT THE SITE IS COMPOSED OF TWO EXISTING PARCELS. PARCEL #388 CONSIST OF 2.82 ACRES IN USE AND ZONED R-20 AND PARCEL #321 CONSIST OF 1.69 ACRES MOSTLY OF FLOODPLAIN. THE PROPOSED DEVELOPMENT WILL CONSIST OF A 6 LOT RESIDENTIAL SUBDIVISION WITH STORMWATER MANAGEMENT, UTILITIES AND DRIVEWAYS. THE PROPOSED LIMIT OF DISTURBANCE IS 1.99 ACRES WITH 0.63 ACRES OF NEW IMPERVIOUS AREA.

NATURAL RESOURCE PROTECTION AND ENHANCEMENT
 ALL ENVIRONMENTAL SENSITIVE AREAS (I.E. 100-YEAR FLOODPLAIN, WETLANDS, STREAMS, STREAM BUFFERS, STEEP SLOPES AND SPECIMEN TREES) SHALL REMAIN UNDISTURBED, WITH THE EXCEPTION OF APPROXIMATELY 0.13 ACRES OF STREAM BUFFER AND 9 SPECIMEN TREES. AN ALTERNATIVE COMPLIANCE (WP-17-014) IS REQUESTED FOR THE PROJECT IN TWO (2) AREAS: SPECIMEN TREE DISTURBANCE AND NECESSARY DISTURBANCE OF THE STREAM AND WETLANDS IS REQUIRED TO PROVIDE SANITARY SEWER SERVICE TO THE PROPOSED SUBDIVISION. THIS DISTURBANCE IS ONLY TEMPORARY AND NATURAL FLOW PATTERNS WILL BE RESTORED WHEN THE SANITARY SEWER LINE IS INSTALLED.

MAINTENANCE OF NATURAL FLOW PATTERNS
 NATURAL FLOW PATTERNS SHALL BE PRESERVED. THE PRACTICES ARE DISPERSED THROUGHOUT THE SITE AND SHALL DISCHARGE ALONG THE STREAM OR THE EXISTING STORMDRAIN SYSTEM TO MIMIC NATURAL FLOW PATTERNS.

REDUCTION OF IMPERVIOUS AREAS THROUGH BETTER SITE DESIGN
 IN ORDER TO REDUCE IMPERVIOUS AREA WITH THIS DEVELOPMENT, A 16 FOOT SHARED DRIVEWAY HAS BEEN PROPOSED TO ACCESS THE SITE AND NOT A PUBLIC 24 FOOT WIDE PUBLIC ROAD WITH A 100 FOOT DIAMETER CUL-DE-SAC.

INTEGRATION OF EROSION AND SEDIMENT CONTROLS INTO SWM STRATEGY
 SEDIMENT AND EROSION CONTROLS SHALL COMPLY WITH THE LATEST EDITION OF THE MDE STANDARDS AND SPECIFICATIONS FOR SEDIMENT CONTROL AS SHOWN ON THE APPROVED SEDIMENT CONTROL PLAN. DURING CONSTRUCTION, SEDIMENT RUNOFF WILL BE CAPTURED WITH PERIMETER SILT FENCE AND/OR INLET PROTECTION. AS THIS IS A RELATIVELY SMALL SITE, NEITHER SEDIMENT TRAPS NOR SEDIMENT BASINS ARE NECESSARY.

IMPLEMENTATION OF ESD PLANNING TECHNIQUES AND PRACTICES
 STORMWATER RUNOFF CURRENTLY DRAINS FROM THE REAR PROPERTY TO THE NORTH-EAST SIDE OF THE SITE AND OUTFALLS AT THE EXISTING FLOODPLAIN NO. 24027C015SD. THERE IS AN EXISTING INLET LOCATED AT THE REAR OF PARCEL 12 PROPERTY THAT IS USED TO COLLECT A PORTION OF THE EXISTING ON-SITE SINGLE FAMILY RESIDENTIAL DWELLING. WITHIN THE PROPOSED LIMITS OF DISTURBANCE, THE EXISTING IMPERVIOUS COVERAGE IS LESS THAN 40%. AS SUCH, THE SITE WILL BE TREATED FOR WATER QUALITY BY THE "NEW DEVELOPMENT" CRITERIA SET FORTH IN THE 2011 MARYLAND DEPARTMENT OF THE ENVIRONMENT STORMWATER REGULATIONS. A COMBINATION OF MICRO-BIORETENTION FACILITIES AND DRYWELLS ARE PROPOSED TO MEET THE ENVIRONMENTAL SITE DESIGN (ESD).

CONCLUSION
 AS DEMONSTRATED IN THIS REPORT, ENVIRONMENTAL SITE DESIGN (ESD) FOR THE PROPOSED DEVELOPMENT WILL BE IMPLEMENTED TO THE MEP AND EXISTING DRAINAGE PATTERNS WILL BE MAINTAINED.

BENCHMARK

GEODETTIC SURVEY CONTROL - 24GE CONC. MON. ELEV. 445.609 N 578,706.500 E 1,352,699.732	SUBDIVISION NAME: OAK HILLS SUBDIVISION SECTION/AREA: N/A DEED # 00457 / 00477 & 16883 / 00498	TAX MAP: 30 GRID: 3 ZONED: R-20 PARCELS: 338 (LOT 16) & 321 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
GEODETTIC SURVEY CONTROL - 30BC CONC. MON. ELEV. 366.732 N 576,751.268 E 1,357,635.282	PREVIOUS FILE NO.: F-78-191, WP-17-014	PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE 7/3/2017

OWNER/DEVELOPER: 6314 GOLDEN STAR PLACE COLUMBIA, MD 21044 CONTACT: BRIAN GOLDSTEIN PHONE: 301.875.8460

REVISIONS

REV	DATE	COMMENT	BY

NOT APPROVED FOR CONSTRUCTION

PROJECT No. MD162009
 DRAWN BY CJB
 CHECKED BY:
 DATE: 01/23/17
 SCALE: AS SHOWN
 CADD L.D. SD2

PROJECT: ENVIRONMENTAL CONCEPT PLAN FOR OAK HILL SUBDIVISION (RE-SUBDIVISION OF LOT 16)

LOCATION OF SITE:
 9692 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 368 (LOT 16) & 321
 2ND ELEC. DISTRICT, ZONED: R-20
 HOWARD COUNTY

BOHLER ENGINEERING

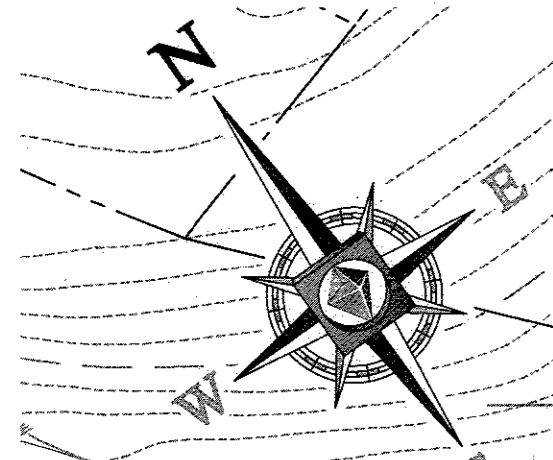
901 DULANEY VALLEY ROAD, SUITE 801 TOWSON, MARYLAND 21204
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com

B.R. ROWE

PROFESSIONAL ENGINEER
 No. 40808
 EXPIRATION DATE 7/3/17

SHEET TITLE: COVER SHEET
 SHEET NUMBER: 1

ECP - 16 - 061



OLD ANnapolis ROAD

PRIVATE ROAD



NOTES

1. ALL UNDERGROUND ROOF LEADERS WILL BE 8" PVC PIPE.
2. ALL BIO-RETENTION FACILITIES LEADING TO THEIR OWN OUTFALL POINT WILL HAVE OUTFALL PIPES SIZED TO HANDLE THE 10-YR STORM EVENT.
3. STORMWATER QUALITY MANAGEMENT WILL BE PROVIDED BY DRYWELLS AND TWO (2) MICRO-BIOPRETENTIONS AND ONE (1) BIO-SWALE FACILITY.
4. HAZARD CLASS FOR ALL SWM FACILITIES IS "A" DUE TO NO LIFE LOSS FOR FAILURE.

CONCEPT PLAN NOTES

1. THE PROPERTY BOUNDARY AND ON-SITE EXISTING TOPOGRAPHY IS BASED ON A BOUNDARY & TOPOGRAPHIC SURVEY BY CONTROL POINT ASSOCIATES, INC. TITLED: BOUNDARY & TOPOGRAPHY SURVEY, OAK HILL SUBDIVISION, 9692 OAK HILL DRIVE, MAP 30, GRID 3, PARCELS 6 & 321, ELLICOTT CITY, HOWARD COUNTY, STATE OF MARYLAND, JOB NO. CP16-05, DATE: 5/9/16.
2. THE CONCEPT REPRESENTED HEREIN IDENTIFIES A DESIGN CONCEPT RESULTING FROM LAYOUT PREFERENCES IDENTIFIED BY OWNER COUPLED WITH A PRELIMINARY REVIEW OF ZONING AND LAND DEVELOPMENT REQUIREMENTS AND ISSUES. THE FEASIBILITY WITH RESPECT TO OBTAINING LOCAL, COUNTY, STATE, AND OTHER APPLICABLE APPROVALS IS NOT WARRANTED AND CAN ONLY BE ASSESSED AFTER FURTHER EXAMINATION AND VERIFICATION OF SAME REQUIREMENTS AND PROCUREMENT OF JURISDICTIONAL APPROVALS.
3. THE CONCEPTUAL PLAN IS PREPARED FOR CONCEPTUAL PRESENTATION PURPOSES ONLY AND IS NOT INTENDED FOR UTILIZATION AS A ZONING AND/OR CONSTRUCTION DOCUMENT. THE EXISTING CONDITIONS SHOWN HEREON ARE BASED UPON INFORMATION THAT WAS SUPPLIED TO BOHLER ENGINEERING AT THE TIME OF PLAN PREPARATION AND MAY BE SUBJECT TO CHANGE UPON AVAILABILITY OF ADDITIONAL INFORMATION.

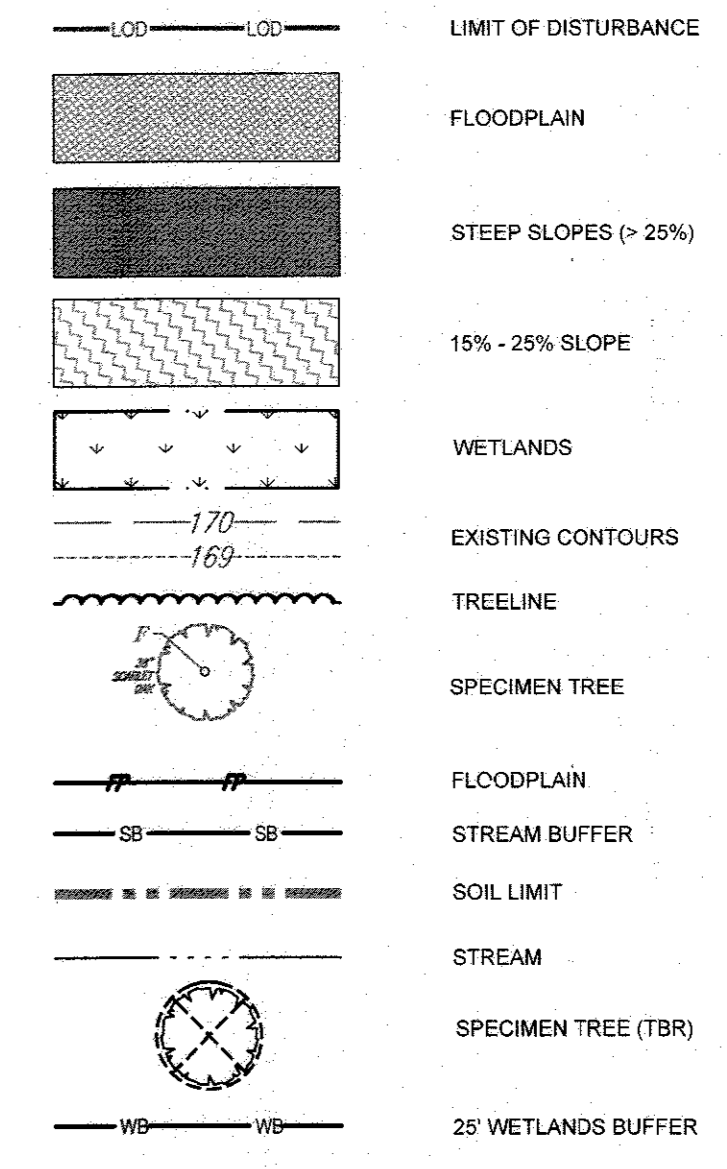
SOILS TABLE

SOILS NAME	SOILS DESCRIPTION	HYDROLOGIC SOILS GROUP	HIGHLY ERODIBLE SOIL	HYDRIC SOIL	K FACTOR	AREA - AC.
Co	CODORUS AND HATBORO SILT LOAMS, 0 OR 3 PERCENT SLOPES	AD	NO	YES	0.37	1.63
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	AD	NO	NO	0.28	0.88
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	NO	NO	0.28	0.91
GgB	GLENVILLE-CODORUS SILT LOAM, 0 TO 8 PERCENT SLOPES	AD	YES	NO	0.43	0.09
MaC	MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES	AD	NO	NO	0.28	0.03
MaD	MANOR SILT LOAM, 15 TO 25 PERCENT SLOPES	B	YES	NO	0.28	0.94

SPECIMEN TREE TABLE

KEY	SPECIES NAME	SIZE	CONDITION	TBR (Y/N)
A	BLACK OAK	34"	FAIRLY GOOD	Y
B	RED OAK	39"	FAIR	Y
C	MOCKERNUT	32"	GOOD	Y
D	MOCKERNUT	31"	GOOD	N
F	SCARLET OAK	38"	FAIRLY GOOD	N
H	BLACK OAK	31"	FAIR	Y
I	RED OAK	31"	FAIRLY GOOD	Y
J	RED OAK	32"	GOOD	Y
K	RED OAK	31"	FAIR	Y
L	BLACK OAK	31"	FAIRLY GOOD	Y
M	RED OAK	37"	POOR	N
N	RED OAK	31"	FAIRLY GOOD	Y
O	BLACK OAK	30"	FAIRLY GOOD	N
P	RED OAK	35"	GOOD	N
Q	RED OAK	37"	FAIR	N
R	RED OAK	60"	POOR	N
S	TULIP POPLAR	30"	GOOD	N
T	WHITE OAK	36"	FAIR	N
U	TULIP POPLAR	54"	FAIRLY GOOD	N
V	TULIP POPLAR	34"	FAIRLY GOOD	N
W	WHITE OAK	30"	GOOD	N
X	WHITE OAK	44"	GOOD	N
Y	RED OAK	31"	FAIR	N
Z	RED OAK	31"	FAIRLY GOOD	N

LEGEND



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development
 DATE: 1-26-17
 DATE: 1-31-17

GENERAL NOTE: IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE PERMITS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND FULL COMPLIANCE WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS AND ORDINANCES.

SUBDIVISION NAME: OAK HILLS SUBDIVISION SECTION: WA DEED # 00457 / 00477 & 16883 / 00498	TAX MAP: 30 GRID: 3 ZONED: R-20 PARCELS: 388 (LOT 16) & 321 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
PREVIOUS FILE No.: F-78-191, WP-17-014	PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DAILY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 40808, EXPIRATION DATE: 7/31/17

BOHLER ENGINEERING
 SITE CIVIL AND CONSULTING ENGINEERING
 LAND SURVEYING, CONSTRUCTION AND ARCHITECTURE
 SUSTAINABLE DESIGN, PERMITTING SERVICES, TRANSPORTATION SERVICES
 OFFICES:
 ● BALTIMORE, MD
 ● CHARLOTTE, NC
 ● CHICAGO, IL
 ● TAMPA, FL
 ● SOUTH FLORIDA
 ● LEHIGH VALLEY, PA
 ● SOUTH VALLEY, PA
 ● NEW ENGLAND
 ● NEW YORK, NY
 ● PHILADELPHIA, PA

REVISIONS

REV	DATE	COMMENT	BY

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811 (MD) 1-800-245-4848 (PA) 1-800-245-7789 (DC) 1-800-257-7777 (VA) 1-800-552-7001 (MD) 1-800-257-7777 (DE) 1-800-282-8555

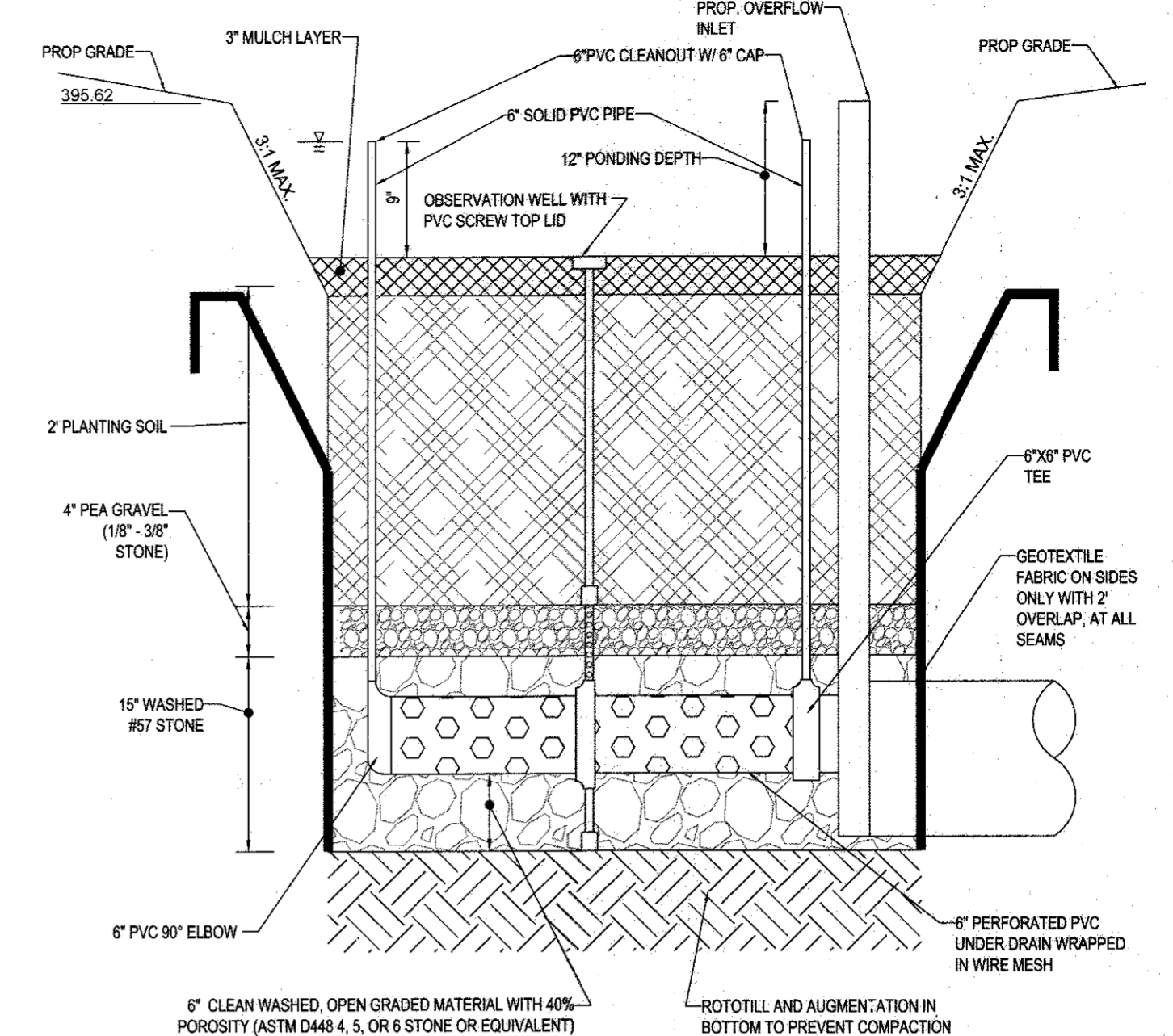
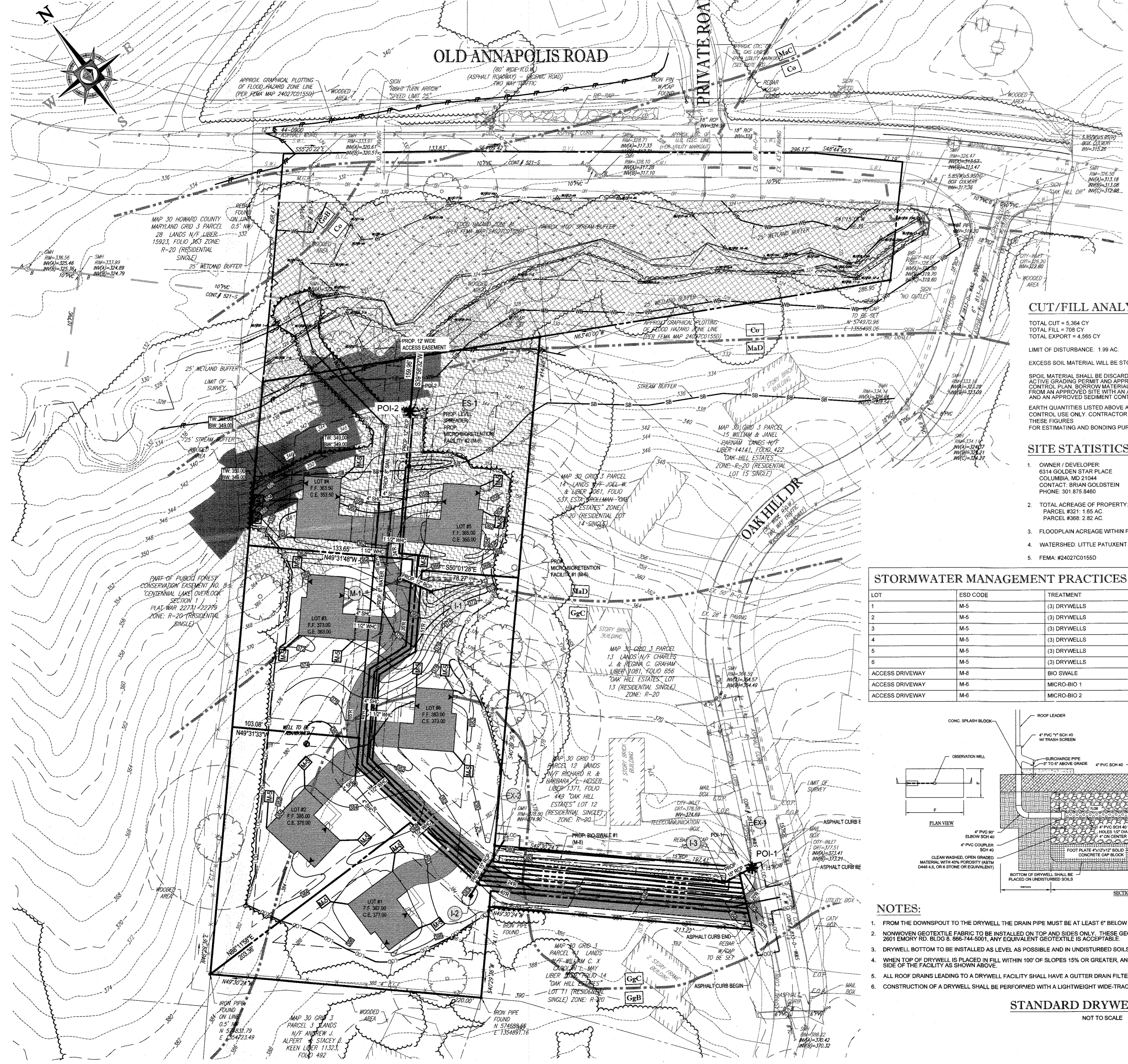
NOT APPROVED FOR CONSTRUCTION
 PROJECT No.: MD162008
 DRAWN BY: CJB
 CHECKED BY: JR
 DATE: 01/23/17
 SCALE: 1" = 40'
 CAD I.D.: SS2

ENVIRONMENTAL CONCEPT PLAN
 FOR
OAK HILL SUBDIVISION
 (RE-SUBDIVISION OF LOT 16)
 LOCATION OF SITE
 9692 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 388 (LOT 16) & 321
 2ND ELEC. DISTRICT, ZONED: R-20
 HOWARD COUNTY

BOHLER ENGINEERING
 801 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com

B. B. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808
 EXPIRATION DATE: 7/31/17

SHEET TITLE:
EXISTING CONDITIONS PLAN
 SHEET NUMBER:
2



CUT/FILL ANALYSIS

TOTAL CUT = 5,364 CY
 TOTAL FILL = 708 CY
 TOTAL EXPORT = 4,585 CY
 LIMIT OF DISTURBANCE: 1.99 AC.
 EXCESS SOIL MATERIAL WILL BE STOCKPILED ON-SITE
 SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.
 EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BONDING PURPOSES.

SITE STATISTICS

- OWNER / DEVELOPER: 6314 GOLDEN STAR PLACE COLUMBIA, MD 21044 CONTACT: BRIAN GOLDSTEIN PHONE: 301.875.8460
- TOTAL ACREAGE OF PROPERTY: 4.47 AC. PARCEL #321: 1.65 AC. PARCEL #368: 2.82 AC.
- FLOODPLAIN ACREAGE WITHIN FSD: 1.68 AC.
- WATERSHED: LITTLE PATUXENT RIVER.
- FEMA: #2402701550

(M-6) MICRO-BIORETENTION FACILITY TYPICAL SECTION

CONCEPT PLAN NOTES

- THE PROPERTY BOUNDARY AND ON-SITE EXISTING TOPOGRAPHY IS BASED ON A BOUNDARY & TOPOGRAPHIC SURVEY PREPARED BY CONTROL POINT ASSOCIATES, INC. TITLED: BOUNDARY & TOPOGRAPHY SURVEY, OAK HILL SUBDIVISION, 9692 OAK HILL DRIVE, MAP 30, GRID 3, PARCELS 6 & 321, ELLICOTT CITY, HOWARD COUNTY, STATE OF MARYLAND, JOB NO. CP-16-05, DATED: 5/5/16.
- THE CONCEPT REPRESENTED HEREIN IDENTIFIES A DESIGN CONCEPT RESULTING FROM LAYOUT PREFERENCES IDENTIFIED BY OWNER COUPLED WITH A PRELIMINARY REVIEW OF ZONING AND LAND DEVELOPMENT REQUIREMENTS AND ISSUES. THE FEASIBILITY WITH RESPECT TO OBTAINING LOCAL, COUNTY, STATE, AND OTHER APPLICABLE APPROVALS IS NOT WARRANTED AND CAN ONLY BE ASSESSED AFTER FURTHER EXAMINATION AND VERIFICATION OF SAME REQUIREMENTS AND PROCUREMENT OF JURISDICTIONAL APPROVALS.
- THE CONCEPTUAL PLAN IS PREPARED FOR CONCEPTUAL PRESENTATION PURPOSES ONLY AND IS NOT INTENDED FOR UTILIZATION AS A ZONING AND/OR CONSTRUCTION DOCUMENT. THE EXISTING CONDITIONS SHOWN HEREON ARE BASED UPON INFORMATION THAT WAS SUPPLIED TO BOHLER ENGINEERING AT THE TIME OF PLAN PREPARATION AND MAY BE SUBJECT TO CHANGE UPON AVAILABILITY OF ADDITIONAL INFORMATION.

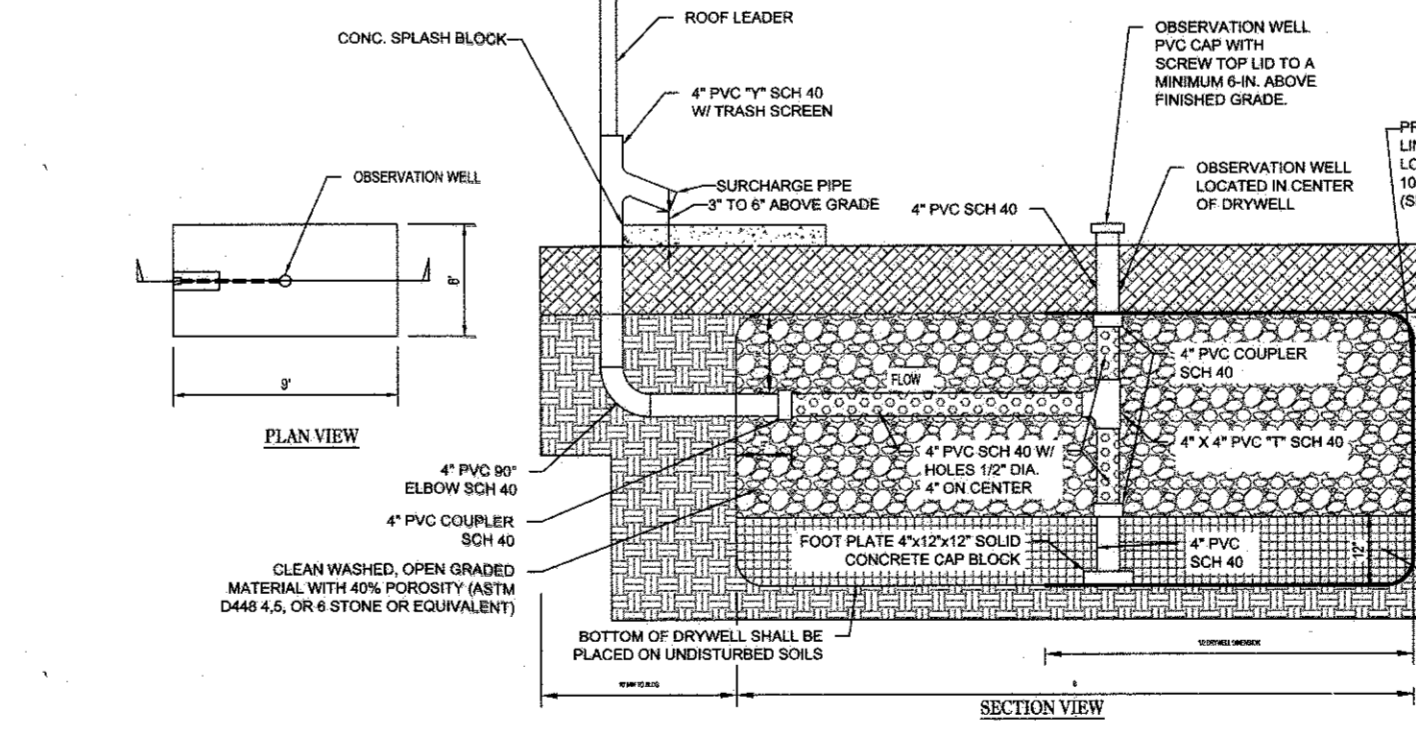
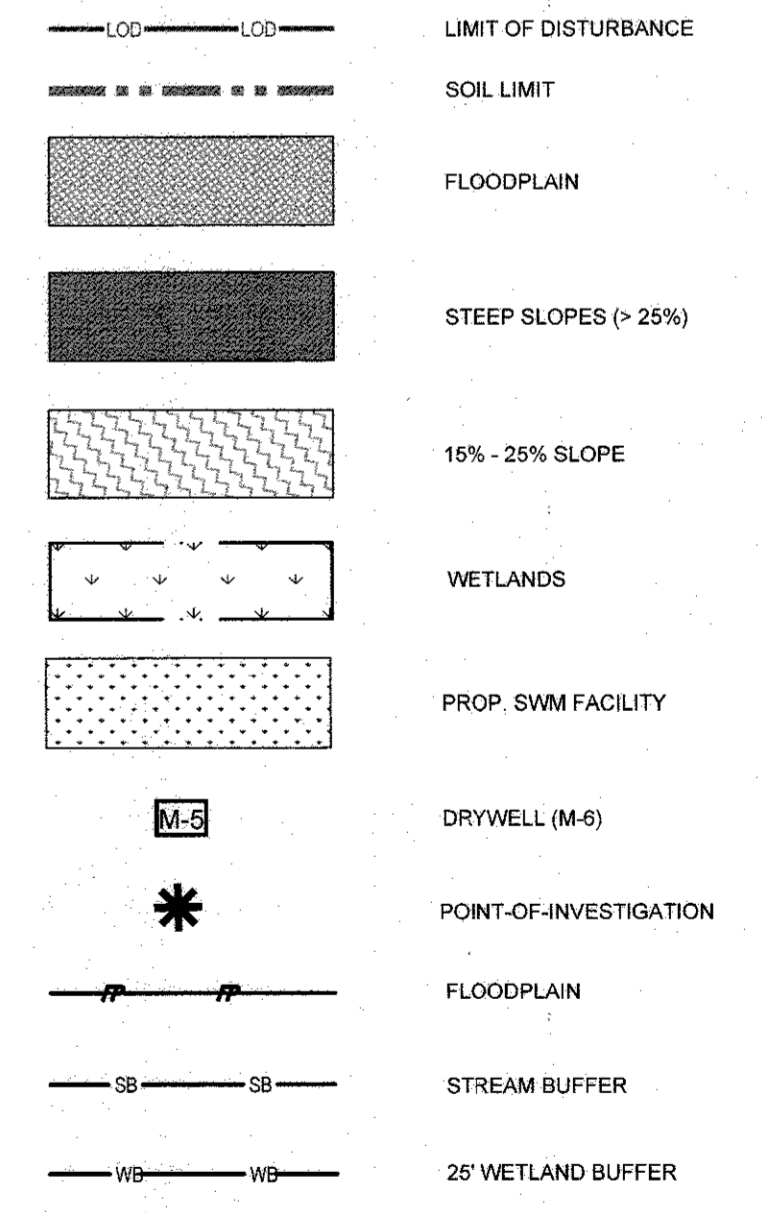
STORMWATER MANAGEMENT PRACTICES

LOT	ESD CODE	TREATMENT
1	M-5	(3) DRYWELLS
2	M-5	(3) DRYWELLS
3	M-5	(3) DRYWELLS
4	M-5	(3) DRYWELLS
5	M-5	(3) DRYWELLS
6	M-5	(3) DRYWELLS
ACCESS DRIVEWAY	M-8	MICRO-BIO 1
ACCESS DRIVEWAY	M-6	MICRO-BIO 1
ACCESS DRIVEWAY	M-6	MICRO-BIO 2

NOTES

- ALL UNDERGROUND ROOF LEADERS WILL BE 6" PVC PIPE.
- ALL BIO-RETENTION FACILITIES LEADING TO THEIR OWN CUT/FILL POINT WILL HAVE OUTFALL PIPES SIZED TO HANDLE THE 1-YR STORM EVENT.
- STORMWATER QUALITY MANAGEMENT WILL BE PROVIDED BY DRYWELLS AND TWO (2) MICRO-BIORETENTIONS AND ONE (1) BIOSWALE FACILITY.
- HAZARD CLASS FOR ALL SWM FACILITIES IS "A" DUE TO NO LIFE LOSS FOR FAILURE.

LEGEND

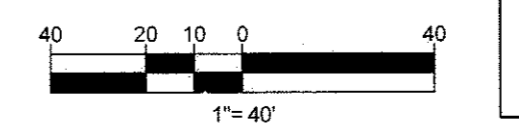


NOTES:

- FROM THE DOWNSPOUT TO THE DRYWELL THE DRAIN PIPE MUST BE AT LEAST 6" BELOW GRADE.
- NONWOVEN GEOTEXTILE FABRIC TO BE INSTALLED ON TOP AND SIDES ONLY. THESE GEOTEXTILES ARE AVAILABLE IN FINKSBURG @ ESG DISTRIBUTORS 2601 EMORY RD. BLDG 8. 866-744-5001, ANY EQUIVALENT GEOTEXTILE IS ACCEPTABLE.
- DRYWELL BOTTOM TO BE INSTALLED AS LEVEL AS POSSIBLE AND IN UNDISTURBED SOILS.
- WHEN TOP OF DRYWELL IS PLACED IN FILL WITHIN 100' OF SLOPES 15% OR GREATER, AN IMPERMEABLE LINER SHALL BE PROVIDED ON THE STEEP SLOPE SIDE OF THE FACILITY AS SHOWN ABOVE.
- ALL ROOF DRAINS LEADING TO A DRYWELL FACILITY SHALL HAVE A GUTTER DRAIN FILTER.
- CONSTRUCTION OF A DRYWELL SHALL BE PERFORMED WITH A LIGHTWEIGHT WIDE-TRACKED EQUIPMENT TO MINIMIZE DISTURBANCE AND COMPACTION.

STANDARD DRYWELL SECTION

NOT TO SCALE



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 [Signature] 1-26-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE
 [Signature] 1-31-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

OWNER/DEVELOPER: 6314 GOLDEN STAR PLACE COLUMBIA, MD 21044 CONTACT: BRIAN GOLDSTEIN PHONE: 301.875.8460

SUBDIVISION NAME: OAK HILLS SUBDIVISION SECTION/AREA: N/A TAX MAP: 30 GRID: 3 ZONED: R-20 PARCELS: 368 (LOT 16) & 321 DEED # 00457 / 00477 & 16883 / 00498 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

PROFESSIONAL CERTIFICATION
 I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/3/2017

BOHLER ENGINEERING
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 LAND SURVEYING PROGRAM MANAGEMENT LANDSCAPE ARCHITECTURE
 SUSTAINABLE DESIGN PERMITTING SERVICES TRANSPORTATION SERVICES

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 • PHILADELPHIA, PA
 • WASHINGTON, DC
 • BALTIMORE, MD
 • NEW YORK, NY
 • PHILADELPHIA, PA

REVISIONS

REV	DATE	COMMENT	BY

NOT APPROVED FOR CONSTRUCTION

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, ENGINEERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 1-800-245-4848 (VA) 1-800-245-4778 (DC) 1-800-297-7777 (MD) 1-800-652-7001 (MD) 1-800-297-7777 (DE) 1-800-282-8355

ENVIRONMENTAL CONCEPT PLAN

FOR
OAK HILL SUBDIVISION
 (RE-SUBDIVISION OF LOT 16)

LOCATION OF SITE
 9692 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 368
 (LOT 16) & 321
 2ND ELEC. DISTRICT, ZONED: R-20
 HOWARD COUNTY

BOHLER ENGINEERING

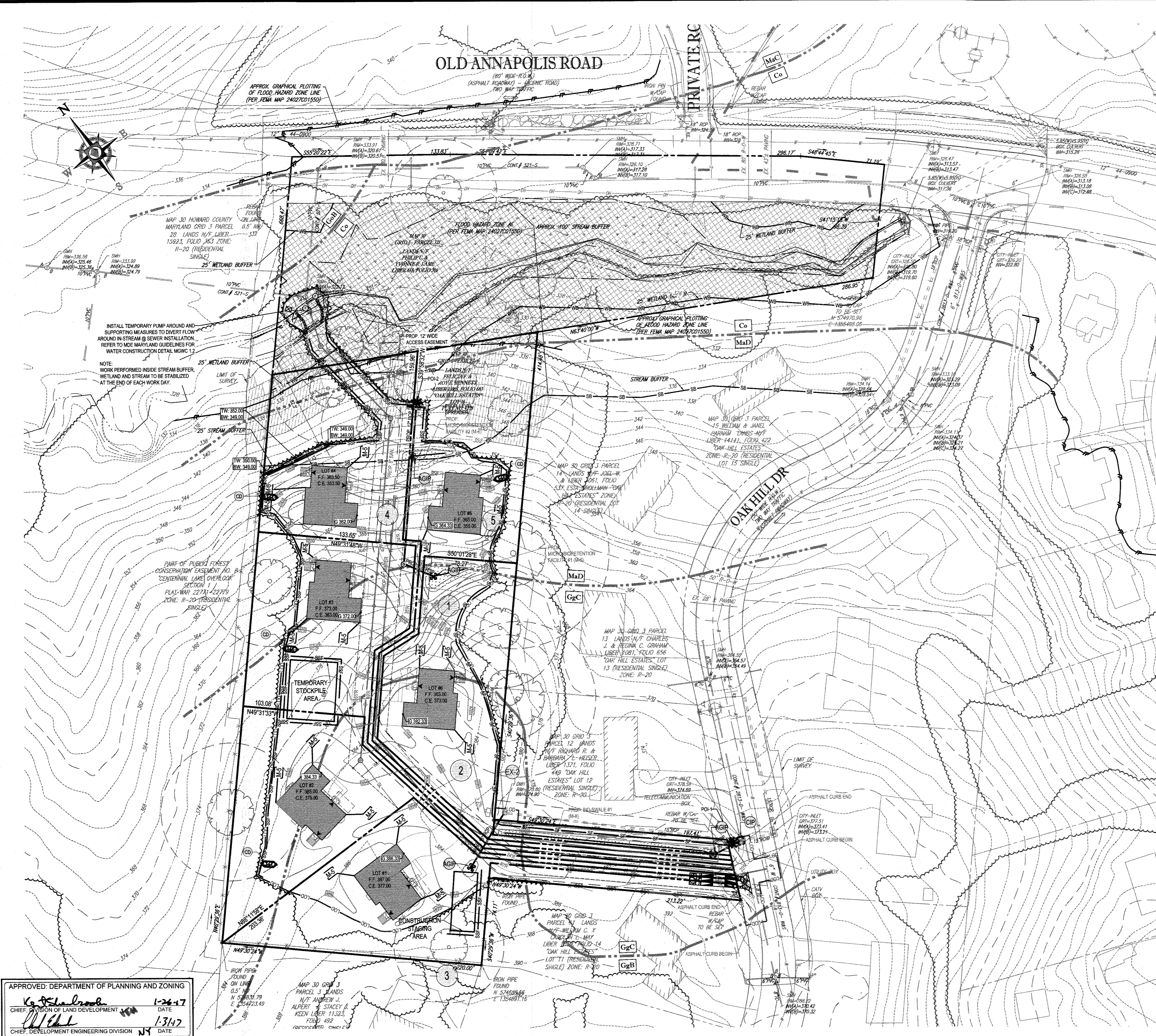
901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com

BRANDON R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808
 EXPIRATION DATE: 7/3/2017

ENVIRONMENTAL CONCEPT PLAN

SHEET TITLE: ENVIRONMENTAL CONCEPT PLAN
 SHEET NUMBER: 3

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORKS BEFORE THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE WORK AS DEFINED BY THE DRAWINGS AND ALL LOCAL ORDINANCES, REGULATIONS AND CODES.



CUT/FILL ANALYSIS

TOTAL CUT = 5,364 CY
 TOTAL FILL = 708 CY
 TOTAL EXPORT = 4,656 CY

LIMIT OF DISTURBANCE: 2.42 AC

EXCESS SOIL MATERIAL WILL BE STOCKPILED ONSITE

SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL. USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BONDING PURPOSES.

SOILS

Co - CORDURUS AND HATBORO SILT LOAMS, 0 TO 3 PERCENT SLOPES
 Gg8 - GLENELG LOAM 3 TO 8 PERCENT SLOPES
 GgC - GLENELG LOAM 8 TO 15 PERCENT SLOPES
 GgB - GLENVILLE-CODORUS SILT LOAM, 0 TO 8 PERCENT SLOPES
 MmC - MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES
 MmD - MANOR SILT LOAM, 15 TO 25 PERCENT SLOPES

NOTE: 0.20 ACRES OF STEEP SLOPES (> 25%) EXIST WITHIN THE LOD.
 NO HIGHLY ERODIBLE SOILS EXIST WITHIN THE LOD.

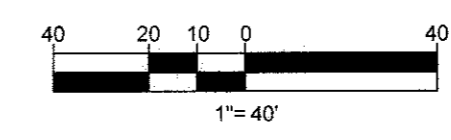
- 1 DA TO AGIP : 0.48 AC.
- 2 DA TO AGIP : 1.06 AC.
- 3 DA TO AGIP : 0.59 AC.
- 4 DA TO SSF : 0.96 AC.
- 5 DA TO SSF : 0.09 AC.

LEGEND

- STABILIZED CONSTRUCTION ENTRANCE
- SUPER SILT FENCE
- SILT FENCE
- AT GRADE INLET PROTECTION
- STANDARD INLET PROTECTION
- SOIL DIVIDE
- SOIL LABEL
- LIMIT OF DISTURBANCE
- 20% STEEP SLOPES
- STONE CHECK DAM

APPROVED: DEPARTMENT OF PLANNING AND ZONING
 1-26-17
 DATE
 1/31/17
 DATE

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE SPECIFICATIONS AND DRAWINGS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE PROJECT ENGINEER OF ANY CHANGES OR DISCREPANCIES IN THE DRAWINGS OR SPECIFICATIONS PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND ALL FULLY COMPLIANT WITH ALL APPLICABLE REGULATIONS.



SUBDIVISION NAME: OAK HILLS SUBDIVISION SECTION/AREA: N/A DEED #: 00457 / 00477 & 16883 / 00498	TAX MAP: 30 GRID: 3 ZONED: R-20 PARCELS: 368 (LOT 16) & 321 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
--	--

PREVIOUS FILE No.: F-78-191, WP-17-014

PROFESSIONAL CERTIFICATION
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 BOSTON, MA
 NEW YORK METRO
 BALTIMORE, MD
 NEW JERSEY
 PHILADELPHIA, PA
 CENTRAL VIRGINIA

REVISIONS

REV	DATE	COMMENT	BY

NOT APPROVED FOR CONSTRUCTION

PROJECT No.: MD162008
 DRAWN BY: CJB
 CHECKED BY: JR
 DATE: 01/23/17
 SCALE: 1" = 40'
 CAD I.D.: DA2

ENVIRONMENTAL CONCEPT PLAN

FOR
OAK HILL SUBDIVISION
 (RE-SUBDIVISION OF LOT 16)

LOCATION OF SITE
 9692 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 368
 (LOT 16) & 321
 2ND ELEC. DISTRICT, ZONED: R-20
 HOWARD COUNTY

BOHLER ENGINEERING

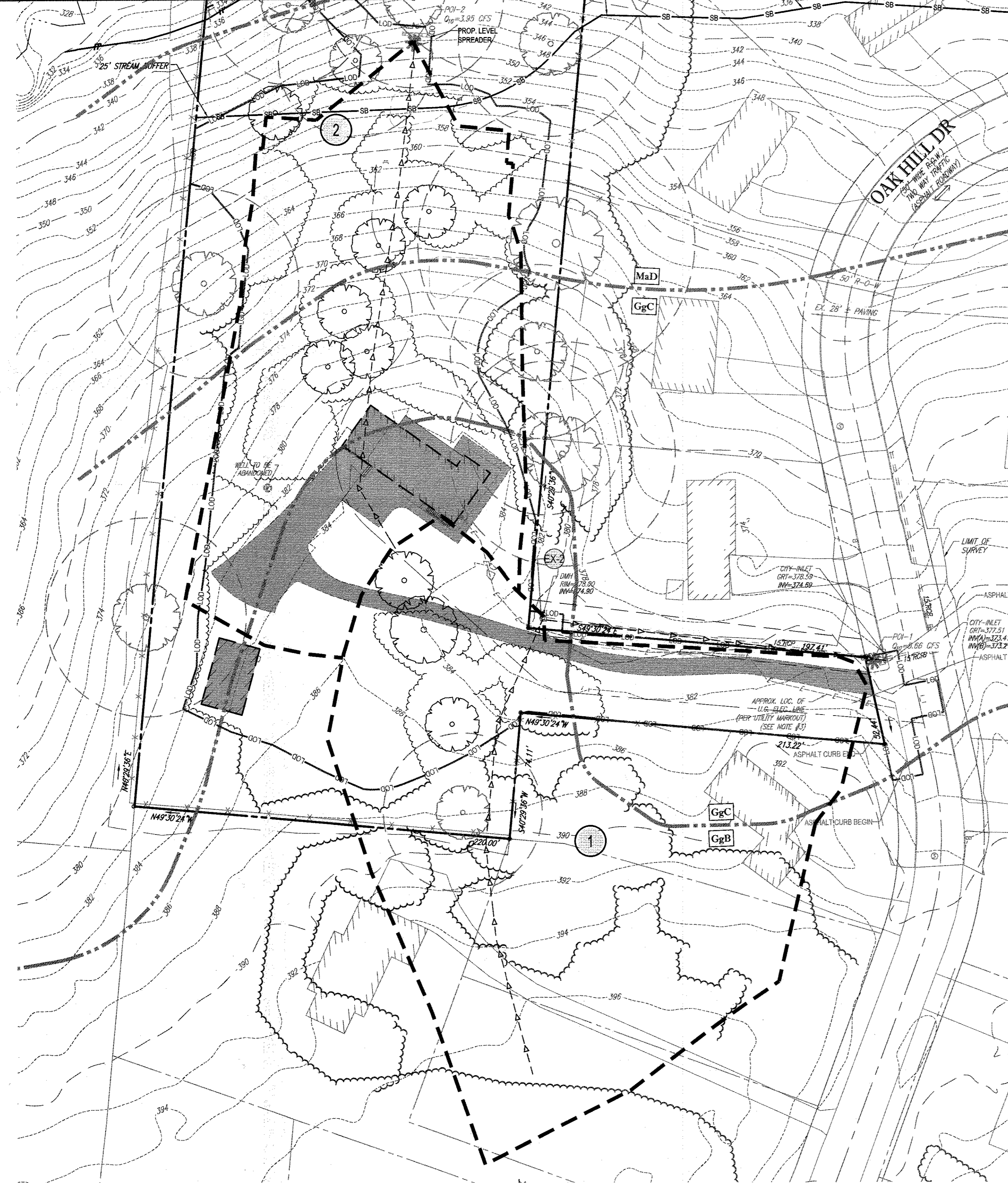
901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com

B. R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808

SHEET TITLE
SEDIMENT CONTROL CONCEPT PLAN

SHEET NUMBER
4

DRAINAGE AREA	FAC. NUM.	MDE TYPE	TOTAL DA		IMPERVIOUS AREA		IMPERVIOUSNESS %	C _o	AT				RECHARGE PROVIDED (CF)	4" DEPTH (CF)		
			S.F.	AC	S.F.	AC			REQUIRED (S.F.)	PROVIDED (S.F.)	2% DA (S.F.)	PONDING DEPTH (FT.)				
			ESDv	ESDv	ESDv	ESDv			ESDv	ESDv	ESDv	ESDv				
1	MB-C-1	M-8	14,795	0.34	3,396	0.08	23%	0.35	296	351	PASS	1.00	432	513	1.6"	35
2	BI-C-SWALE-1	M-8	45,544	1.05	7,903	0.18	17%	0.22	911	1,098	PASS	0.21	836	1,976	2.5"	109
4	MB-C-2	M-8	10,964	0.24	3,070	0.07	29%	0.49	212	418	PASS	1.0	436	580	2.1"	41
5	DRYWELLS (18)	M-5	11,400	0.26	11,400	0.26	100%	0.95	N/A	N/A	N/A	N/A	900	1,944	2.2"	155
TOTALS			82,303	1.89	25,729	0.59							5,014			



PRE-DEVELOPMENT QUALITY MANAGEMENT COVERAGE MAP

DRAINAGE AREA

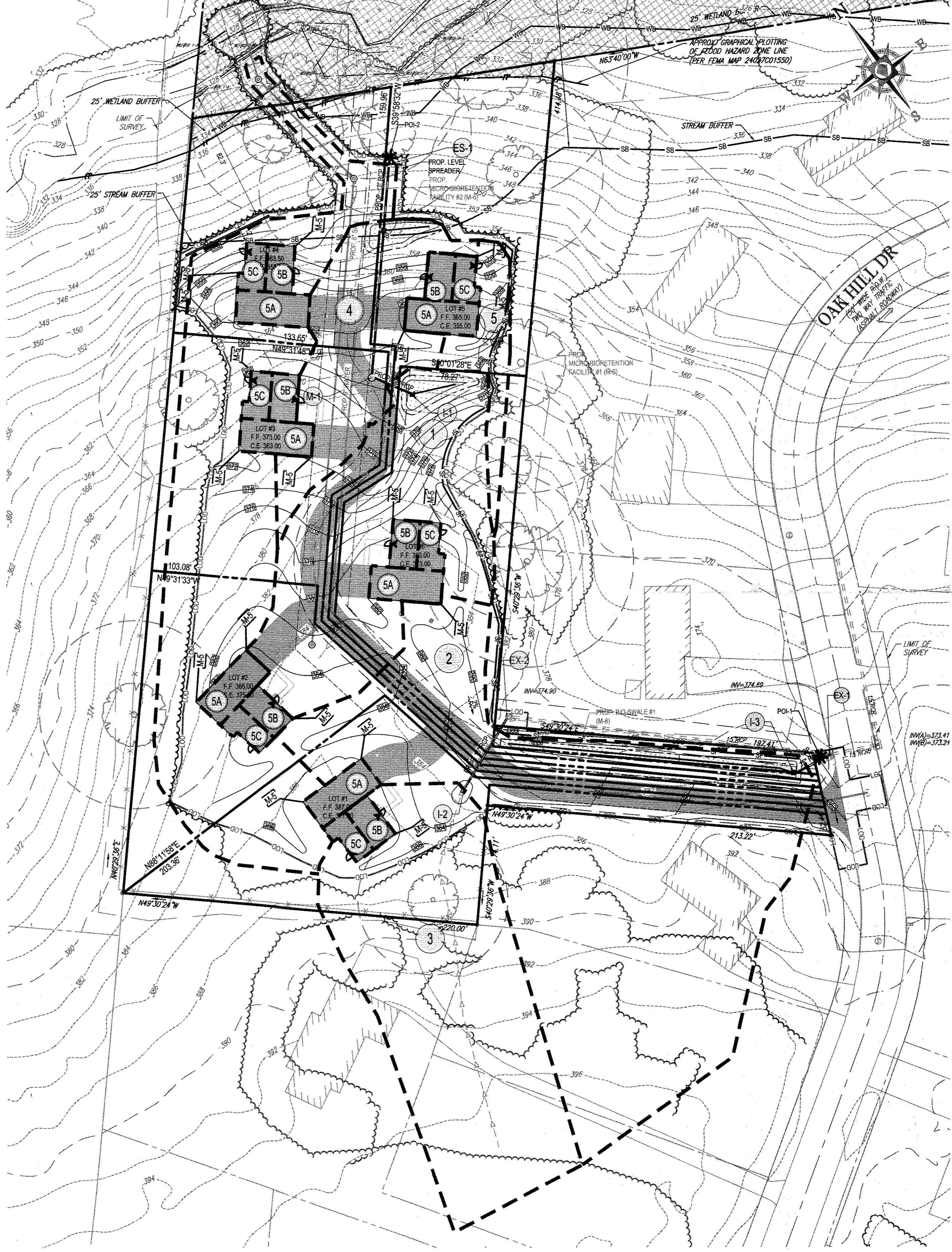
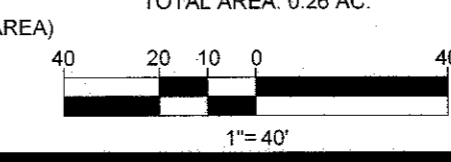
- ① PERVIOUS AREA - 1.49 AC.
IMPERVIOUS AREA - 0.13 AC.
TOTAL AREA - 1.62 AC.
- ② PERVIOUS AREA - 0.71 AC.
IMPERVIOUS AREA - 0.16 AC.
TOTAL AREA - 0.87 AC.

- *--- POINT OF INVESTIGATION
- M-8 DRYWELL (M-8)
- DRAINAGE AREA LABEL
- FLOODPLAIN
- IMPERVIOUS AREA
- PROP. SWM FACILITY

POST-DEVELOPMENT QUALITY MANAGEMENT COVERAGE MAP

DRAINAGE AREA

- ① TO MICRO-BIO 1
PERVIOUS AREA: 0.26 AC.
IMPERVIOUS AREA: 0.08 AC.
TOTAL AREA: 0.34 AC.
- ② TO BIO-SWALE 1
PERVIOUS AREA: 0.87 AC.
IMPERVIOUS AREA: 0.18 AC.
TOTAL AREA: 1.05 AC.
- ③ TO INLET (OFFSITE DRAINAGE AREA)
PERVIOUS AREA: 0.81 AC.
IMPERVIOUS AREA: 0.00 AC.
TOTAL AREA: 0.81 AC.
- ④ TO MICRO-BIO 2
PERVIOUS AREA: 0.17 AC.
IMPERVIOUS AREA: 0.07 AC.
TOTAL AREA: 0.24 AC.
- ⑤ TO DRY WELLS (18 TOTAL)
PERVIOUS AREA: 0.26 AC.
IMPERVIOUS AREA: 0 AC.
TOTAL AREA: 0.26 AC.



APPROVED: DEPARTMENT OF PLANNING AND ZONING
Kent Stender 1-26-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE
M. J. Kelly 1-31-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

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SUBDIVISION NAME: OAK HILLS SUBDIVISION
 SECTION: 0498
 DEED #: 00457 / 00477 & 16883 / 00498
 PREVIOUS FILE No.: F-78-191, WP-17-014

OWNER/DEVELOPER: 6314 GOLDEN STAR PLACE
 COLUMBIA, MD 21044
 CONTACT: BRIAN GOLDSTEIN
 PHONE: 301.875.8460

TAX MAP: 30 GRID: 3 ZONED: R-20
 PARCELS: 388 (LOT 16) & 321
 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

PROFESSIONAL CERTIFICATION
 I, BRANDON R. ROWE, 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. 40888, EXPIRATION DATE: 7/31/2017

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 ● NEW HAVEN, CT
 ● BALTIMORE, MD
 ● SOUTH-EASTERN, PA
 ● NEW YORK, NY
 ● PHILADELPHIA, PA

REVISIONS

REV	DATE	COMMENT	BY

NOT APPROVED FOR CONSTRUCTION

PROJECT No.: MD162008
 DRAWN BY: CUB
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ENVIRONMENTAL CONCEPT PLAN

FOR
OAK HILL SUBDIVISION
 (RE-SUBDIVISION OF LOT 16)

LOCATION OF SITE
 9892 OAK HILL DRIVE
 ELLICOTT CITY, MD
 MAP 30, GRID 3, PARCELS 388 (LOT 16) & 321
 2ND ELEC. DISTRICT, ZONED: R-20
 HOWARD COUNTY

BOHLER ENGINEERING
 901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40888
 EXPIRATION DATE: 7/31/2017

SHEET TITLE
DRAINAGE AREA MAPS

SHEET NUMBER
5