

GENERAL NOTES

- SUBJECT PROPERTY IS ZONED "R-20" PER THE 2020/04 COMPREHENSIVE ZONING PLAN AND THE "COMP-LITE" ZONING AMENDMENTS EFFECTIVE 7/28/06.
- GROSS AREA OF SITE SUBJECT TO SUBDIVISION = 5.07 AC.±
- NET AREA OF SITE = 5.07 AC. ±
- AREA OF PROPOSED PUBLIC ROW: 0.58 AC.±
- NUMBER OF PROPOSED BUILDABLE LOTS: 8
- AREA OF PROPOSED BUILDABLE LOTS: 3.67 AC.±
- NUMBER OF PROPOSED OPEN SPACE LOTS: 2
- AREA OF PROPOSED OPEN SPACE LOT: 0.82 AC.±
- OPEN SPACE REQUIRED (6% OF GROSS AREA OF SITE SUBJECT TO SUBDIVISION): 0.30 AC. ±
- CREDITED OPEN SPACE PROVIDED: 0.80 AC. ±
- NON-CREDITED OPEN SPACE PROVIDED: 0.02 AC. ±
- TOTAL OPEN SPACE PROVIDED: 0.82 AC. ±
- THIS PROPERTY IS WITHIN THE METROPOLITAN DISTRICT.
- THIS PROPERTY IS SUBJECT TO THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS EFFECTIVE 10/03 PER COUNCIL BILL 78-2003.
- PUBLIC WATER AND PUBLIC SEWER WILL BE USED WITHIN THIS SITE. WATER AND SEWER SERVICE WILL BE PROVIDED BY AN EXTENSION OF CONTRACT #34-4345 UNDER CONTRACT # 34-4575-D.
- HOWARD COUNTY SOILS MAP.
- BOUNDARY SURVEY AND TOPOGRAPHY WERE PREPARED BY SILL, ADCOCK & ASSOCIATES, LLC. ON OR ABOUT FEBRUARY, 2008.
- THERE ARE NO STEEP SLOPES, WETLANDS, FLOODPLAIN, HISTORIC STRUCTURES OR CEMETERIES WITHIN THE PROJECT BOUNDARY.
- NO WETLANDS EXIST ON-SITE PER SITE VISIT PERFORMED BY SILL, ADCOCK AND ASSOCIATES, LLC. ON OR ABOUT MARCH 4, 2008.
- THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITY COMPANIES OR AGENCIES AT LEAST FIVE (5) WORKING DAYS BEFORE STARTING WORK SHOWN ON THESE PLANS:

STATE HIGHWAY ADMINISTRATION	410.531.5533
BGE (CONTRACTOR SERVICES)	410.850.4620
BGE (UNDERGROUND DAMAGE CONTROL)	410.87.5088
MISS UTILITY	1.800.257.7777
COLONIAL PIPELINE COMPANY	410.795.1390
HOWARD COUNTY, DEPT. OF PUBLIC WORKS, BUREAU OF UTILITIES	410.313.8090
HOWARD COUNTY HEALTH DEPARTMENT	410.313.2640
AT&T	1.800.252.1133
VERIZON	1.800.743.0034/10.224.9210
- PREVIOUS HOWARD COUNTY FILE NUMBERS: SP-09-15; WP-09-166; CONTR.#34-4575-D; RECORD PLAT NO. 27170, F-12-028.
- THE CONTRACTOR SHALL NOTIFY MISS UTILITY AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
- ANY DAMAGE TO PUBLIC RIGHT-OF-WAYS, PAVING OR EXISTING UTILITIES WILL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING CONSTRUCTION INSPECTION DIVISION AT (410) 313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP, WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY IN ADDITION TO MARYLAND STATE HIGHWAY AUTHORITY STANDARDS AND SPECIFICATIONS IF APPLICABLE.
- THE PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVERS HAVE BEEN APPROVED.
- EXISTING UTILITIES ARE LOCATED BY THE USE OF ANY OR ALL OF THE FOLLOWING: ROAD CONSTRUCTION PLANS, FIELD SURVEYS, PUBLIC WATER AND SEWER PLANS AND OTHER AVAILABLE RECORD DRAWINGS. APPROXIMATE LOCATION OF THE EXISTING UTILITIES ARE SHOWN FOR THE CONTRACTOR'S INFORMATION. CONTRACTOR SHALL LOCATE EXISTING UTILITIES WELL IN ADVANCE OF CONSTRUCTION ACTIVITIES AND TAKE ALL NECESSARY PRECAUTIONS TO PROTECT THE EXISTING UTILITIES AND TO MAINTAIN UNINTERRUPTED SERVICE. ANY DAMAGE INCURRED DUE TO THE CONTRACTOR'S OPERATION SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTOR'S EXPENSE.
- ALL HDPE PIPE SPECIFICATION AND INSTALLATION SHALL MEET AASHTO M-252 TYPE S, M-294 TYPE S AND ASTM D2321, RESPECTIVELY.
- SOIL COMPACTION SPECIFICATIONS, REQUIREMENTS, METHODS AND MATERIALS ARE TO BE IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE PROJECT GEOTECHNICAL ENGINEER. DRIVEWAY PAVING TO BE HOWARD COUNTY STANDARD P-1 PAVING SECTION. GEOTECHNICAL ENGINEER TO CONFIRM ACCEPTABILITY OF PROPOSED PAVING SECTION, BASED ON SOIL TEST, PRIOR TO CONSTRUCTION.
- ESTIMATES OF EARTHWORK QUANTITIES ARE PROVIDED SOLELY FOR THE PURPOSE OF CALCULATING FEES.
- ALL TRAFFIC CONTROL DEVICES, MARKINGS AND SIGNING SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL, WHICH IS BASED ON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY MONUMENT NUMBERS 35AA AND 35BB WERE USED FOR THIS PROJECT.
- DRIVEWAY ENTRANCES PER HOWARD COUNTY DESIGN MANUAL IV, DETAIL R.6.03.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING REQUIREMENTS:
 - WIDTH - 12 FEET (16 FEET SERVING MORE THAN ONE RESIDENCE)
 - SURFACE - SIX (6) INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2" MINIMUM);
 - GEOMETRY - MAXIMUM 14% GRADE, MAXIMUM 10% GRADE CHANGE AND 45-FOOT TURNING RADIUS;
 - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25-LOADING);
 - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE;
 - MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE
- ALL DITCHES AND SWALES WILL HAVE EROSION CONTROL MATTING.
- STORMWATER MANAGEMENT IS PROVIDED FOR THIS PROJECT. WATER QUALITY AND RECHARGE OBLIGATIONS WILL BE MET BY UTILIZING ROOFTOP DISCONNECTS, DRYWELLS, DETENTION FACILITIES AND SHEET PILE BUFFER CREDITS. CHANNEL PROTECTION IS NOT REQUIRED BECAUSE THE POST DEVELOPED 1 YEAR STORM RUNOFF IS LESS THAN 2 CFS. BIORETENTION FACILITIES "B" THRU "M" LOCATED ON A LOT SHALL BE OWNED AND MAINTAINED BY EACH LOT OWNER. BIORETENTION FACILITY "X" SHALL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- FINANCIAL SURETY FOR THE REPAIR AND LANDSCAPING WILL BE POSTED AS PART OF THE DEVELOPER'S AGREEMENT IN THE AMOUNT OF \$4,800.00 (16 SHADE TREES @ \$300.00 EACH). STREET TREES AND PERIMETER LANDSCAPE TREES WILL BE PLANTED AT THE SITE DEVELOPMENT PLAN STAGE. LANDSCAPING FOR LOTS 1 THRU 8 WILL BE PROVIDED FOR AT THE SITE DEVELOPMENT PLAN STAGE IN ACCORDANCE WITH SECTION 16.124 OF THE SUBDIVISION REGULATIONS AND THE LANDSCAPE MANUAL.
- STREET LIGHT PLACEMENT AND THE TYPE OF FIXTURES AND POLES SHALL BE IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL, VOLUME III (2006), SECTION 5.5.A. A MINIMUM OF TWENTY FEET (20') SHALL BE MAINTAINED BETWEEN ANY STREET LIGHT AND ANY TREE.
- ALL SIGN POSTS USED FOR TRAFFIC CONTROL SIGNS INSTALLED IN THE COUNTY RIGHT-OF-WAY SHALL BE MOUNTED ON A TWO INCH (2") GALVANIZED STEEL, PERFORATED, SQUARE TUBE POST (1/4 GAUGE) INSERTED INTO A TWO AND A HALF INCH (2-1/2") GALVANIZED STEEL, PERFORATED, SQUARE TUBE SLEEVE (1/2 GAUGE) THREE FEET (3') LONG. A GALVANIZED STEEL POLE CAP SHALL BE MOUNTED ON TOP OF EACH POST.
- ARTICLES OF INCORPORATION FOR THE HOMEOWNERS ASSOCIATION WERE ACCEPTED BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON JANUARY 21, 2009. INCORPORATION NO. 1002361999278679.
- THE TRAFFIC STUDY FOR THIS PROJECT WERE PREPARED BY MARB GROUP, DATED MARCH 2008.
- THIS PLAN COMPLIES WITH THE REQUIREMENTS OF SECTION 16.125 OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS WHICH REQUIRES A 35' BUFFER OF EXISTING FOREST OR WOODED AREA BETWEEN THE SCENIC ROAD AND THE PROPOSED DEVELOPMENT.
- THIS PLAN COMPLIES WITH THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION BY THE ON-SITE RETENTION OF 0.60 ACRES (26,136 SF) OF FOREST, REFORESTATION PLANTING OF 0.11 ACRES (4,792 SF) OF FOREST, AND THE REMAINING 1.04 ACRES (45,302.4 SF) OF FOREST PLANTING WILL BE PROVIDED BY THE FRIENDSHIP LAKES FOREST MITIGATION BANK (DPR-02-117). SURETY IN THE AMOUNT OF \$7,623.20 (36,136 SF x \$0.20 = \$5,227.20 + 4,792 SF x \$0.50 = \$2,396.00) SHALL BE PAID WITH THE DEVELOPER'S AGREEMENT FOR THIS PLAN.
- THE FOREST CONSERVATION BANK SDP (FRIENDSHIP LAKES) MUST BE RED-LINED TO REFLECT THE OBLIGATION MET WITH THE BANK PRIOR TO THE RECORDED OF THIS SUBDIVISION.
- THE EXISTING WELLS WILL BE SEALED BY A LICENSED WELL DRILLER AND STATE WELL ABANDONMENT FORMS SUBMITTED IN ACCORDANCE WITH HOWARD COUNTY HEALTH DEPARTMENT REQUIREMENTS.
- THE EXISTING SEPTIC TANKS WILL BE PUMPED AND PROPERLY ABANDONED. DRY WELLS WILL BE LOCATED AND PROPERLY ABANDONED. PROPER DOCUMENTATION WILL BE PROVIDED TO THE HEALTH DEPARTMENT IN ACCORDANCE WITH THEIR REQUIREMENTS.
- OPEN SPACE LOTS 9 AND 10 WILL BE OWNED AND MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- THE DIVISION OF LAND DEVELOPMENT HAS DETERMINED THE MINOR DISTURBANCE TO THE STREAM BUFFER TO BE ESSENTIAL BECAUSE THE SITE LACKS A VIABLE ACCESS ALTERNATIVE.
- A DESIGN MANUAL WAIVER REQUEST TO DESIGN MANUAL, VOLUME IV, STANDARD DETAIL R-1.01, TO ALLOW OPEN SECTION ROADS IN THE PLANNED SERVICE AREA, WAS DENIED ON SEPTEMBER 3, 2008.
- A WAIVER PETITION (WP-09-163) TO WAIVE SECTION 16.144(b)(3)(v) OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS TO GRANT AN EXTENSION OF THE DEADLINE TO SUBMIT FINAL PLANS FOR INITIAL REVIEW WAS APPROVED ON APRIL 18, 2009, SUBJECT TO THE FOLLOWING CONDITION:
 - THE FINAL PLAN AND PLAN MUST BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING ON OR BEFORE OCTOBER 18, 2009.
- THE PROPOSED ENTRANCE SIGN ON THE SOUTHWEST CORNER OF THE INTERSECTION OF SCENIC HILLS COURT AND TROTTER ROAD MAY NOT EXCEED THE REQUIREMENT OF SECTION 128.A.1.F. OF THE ZONING REGULATIONS FOR SIGN ENTRANCE FEATURES LOCATED ON A SCENIC ROAD. THE ENTRANCE SIGN SHALL BE NO MORE THAN 4 FEET HIGH BY 12 FEET LONG.
- BASED ON AN UPDATED ENVIRONMENTAL ASSESSMENT OF THE INTERMITTENT STREAM SYSTEM LOCATED WITHIN OPEN SPACE LOT 9, IT WAS DETERMINED THAT THE INTERMITTENT STREAM EXTENDS BEYOND OPEN SPACE LOT 9 AND ONTO LOT 8 RESULTING IN A CHANGE IN THE STREAM CHANNEL DELINEATION. THE 50' STREAM BUFFER AND THE 35' ENVIRONMENTAL BRL BASED ON A MEETING WITH DPZ OFFICIALS ON JUNE 17, 2011, IT WAS DETERMINED THAT THE 50' STREAM BUFFER AND 35' BRL ENCROACHMENTS WERE DETERMINED TO BE NECESSARY DISTURBANCES BASED ON SECTION 16.116(c) OF THE SUBDIVISION AND REGULATIONS IN THIS PARTICULAR SITUATION TO ACCOMMODATE THE NECESSARY SITE IMPROVEMENTS.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS, OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS, EXCEPT FOR THE DISTURBANCES LOCATED WITHIN THE 50' STREAM BUFFER AS APPROVED ON THE PLANS BY DPZ FOR LOT 8.

FINAL ROAD CONSTRUCTION PLAN

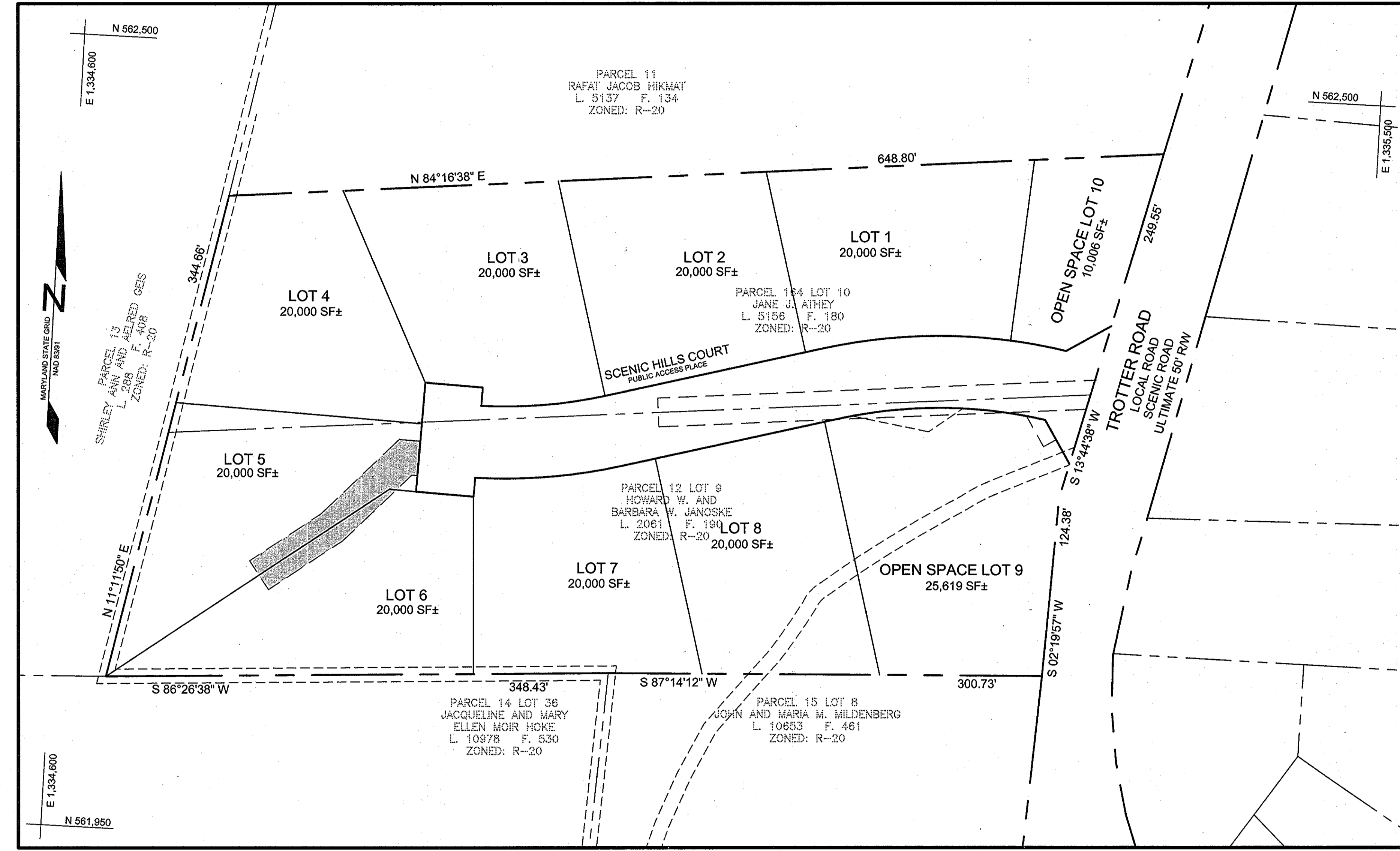
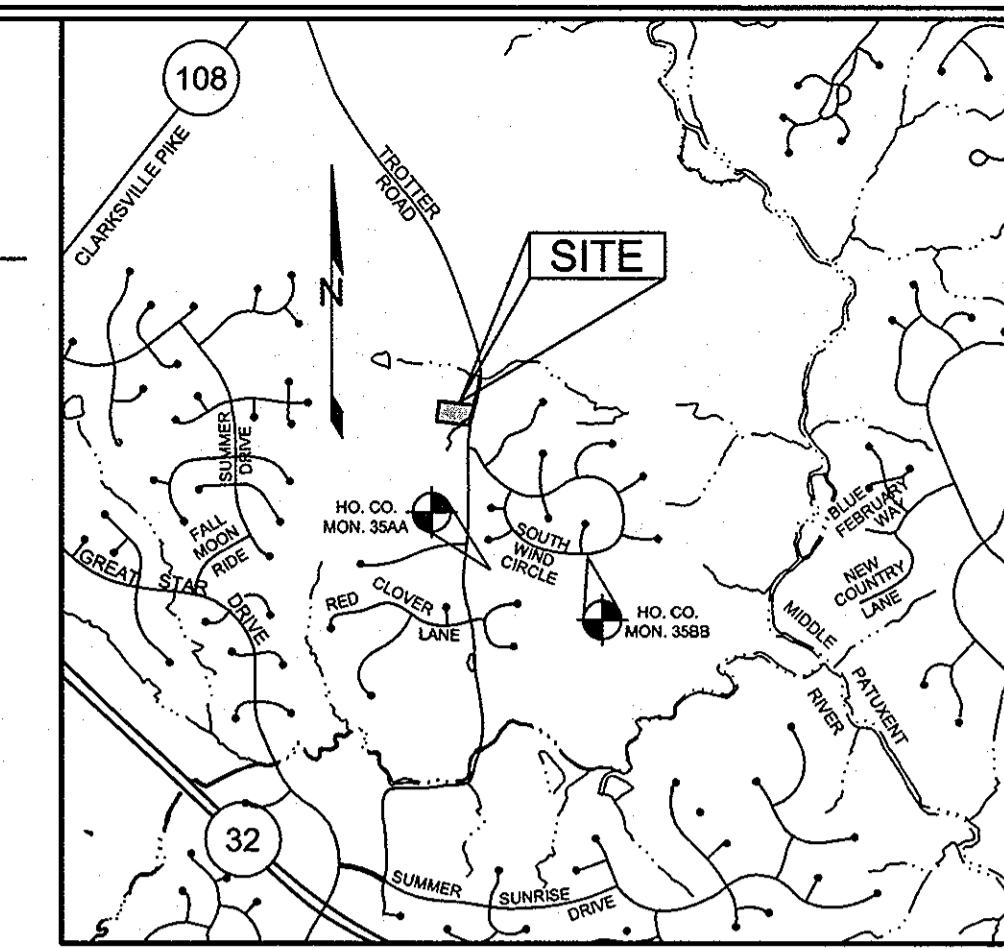
TROTTER LANDING

LOTS 1-8 AND OPEN SPACE LOTS 9-10

HOWARD COUNTY, MARYLAND

LEGEND

- EXISTING CONTOUR
- PROPOSED CONTOUR
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- DIRECTION OF FLOW
- EXISTING TREES TO REMAIN
- WALK OUT BASEMENT
- PROPOSED STREET LIGHT
- STORMWATER MANAGEMENT TEST BORING



BENCHMARKS

NUMBER	NORTHING	EASTING	ELEVATION	DESCRIPTION
35AA	560,767.7141	1,335,483.8630	430.969	CONCRETE MONUMENT ON THE EAST SIDE OF TROTTER ROAD 1.2 MILES SOUTH OF RT-108
35BB	560,790.4056	1,336,537.2769	394.339	CONCRETE MONUMENT ON THE SOUTH SIDE OF SOUTH WIND CIRCLE 100' WEST OF MISTY TOP PATH

STREET LIGHT TABLE

FIXTURE TYPE	POLE TYPE	LOCATION	STREET
150 WATT HPS VAPOR PREMIER POST TOP MOUNTED	14' BLACK FIBERGLASS	@ STA. 0+33.41, 17.85' RIGHT	SCENIC HILLS COURT
100 WATT HPS VAPOR PREMIER POST TOP MOUNTED	14' BLACK FIBERGLASS	@ STA. 0+55.93, 15.76' RIGHT	SCENIC HILLS COURT

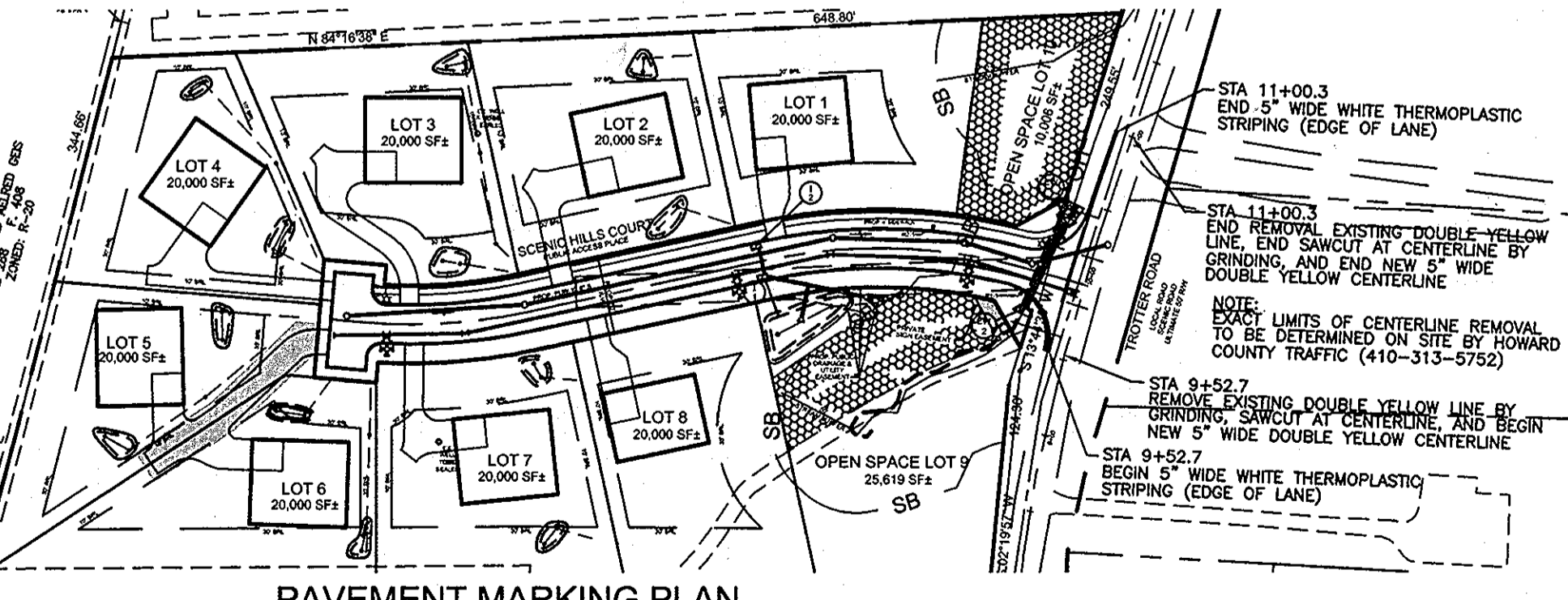
ROAD CLASSIFICATION

ROAD NAME	CLASSIFICATION	PAVING TYPE	DESIGN SPEED	LIMITS OF CONSTRUCTION	R/W
SCENIC HILLS CT	LOCAL ROAD (ACCESS STREET)	P-2	30	0+00 TO 4+90.70	50'

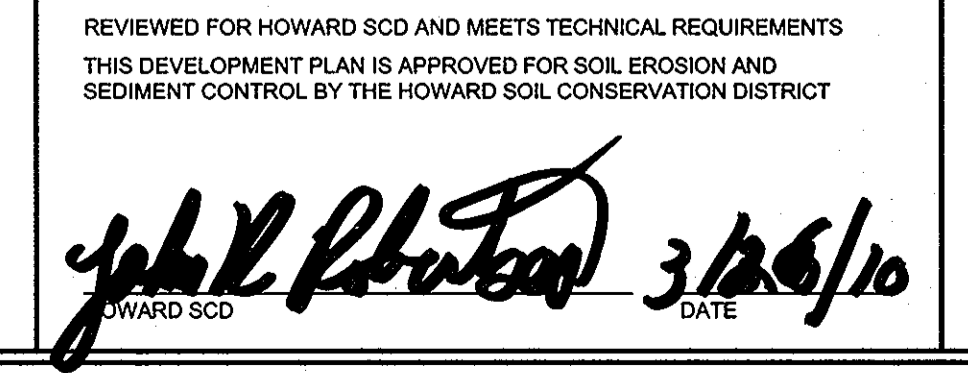
SHEET INDEX

SHEET NO.	DESCRIPTION
1	COVER SHEET
2	ROAD PLAN AND PROFILE
3	GRADING, SEDIMENT AND EROSION CONTROL PLAN
4	SEDIMENT AND EROSION CONTROL NOTES AND DETAILS
5	STORM DRAIN DRAINAGE AREA MAP
6	STORM DRAIN PROFILES & CHARTS
7	BORING LOGS
8	BORING LOGS
9	STORMWATER MANAGEMENT - BIORETENTION PLAN, PROFILES, AND CHARTS
10	STORMWATER MANAGEMENT - BIORETENTION PLAN, PROFILES, AND CHARTS
11	STORMWATER MANAGEMENT - BIORETENTION PLAN, PROFILES, AND CHARTS
12	FINAL LANDSCAPE PLAN
13	FINAL FOREST CONSERVATION PLAN

LOCATION MAP
SCALE: 1"=50'



PAVEMENT MARKING PLAN
SCALE: 1"=100'



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
 APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

CHIEF, DIVISION OF LAND DEVELOPMENT
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

CHIEF, BUREAU OF HIGHWAYS

DATE: 3/26/10

ENGINEERS CERTIFICATE

I CERTIFY THAT THIS PLAN FOR SEDIMENT AND EROSION CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY SOIL CONSERVATION DISTRICT.

SIGNATURE OF ENGINEER
 PAUL M. SILL, PE, LEED AP

DATE: 3/23/10

DEVELOPER'S CERTIFICATE

I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL, AND THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD COUNTY SOIL CONSERVATION DISTRICT.

SIGNATURE OF DEVELOPER
 DATE: 3-21-10

OWNER
 JANE J. ATHEY
 17520 Country Viewway
 MC. AIRY, MD 21111

OWNER
 HOWARD W. AND BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMSBURG GROUP, LLC
 C/O ROBERT CORBETT
 5485 HARPERS FARM ROAD,
 SUITE 200
 COLUMBIA, MD 21044
 410.997.8800

08-08-2011 REVISED GENERAL NOTES TO EXPLAIN ENVIRONMENTAL CHANGES ON LOTS 7, 8, AND OPEN SPACE LOT 9

REVISION

COVER SHEET
TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRID 2
 5TH ELECTION DISTRICT

PARCEL 164 AND 12
 HOWARD COUNTY, MARYLAND

DESIGN BY: JT / SJT
 DRAWN BY: AM / SJT
 CHECKED BY: PS
 SCALE: AS SHOWN
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 1 of 13

Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 3300 North Ridge Road, Suite 160
 Elkton City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@saaland.com

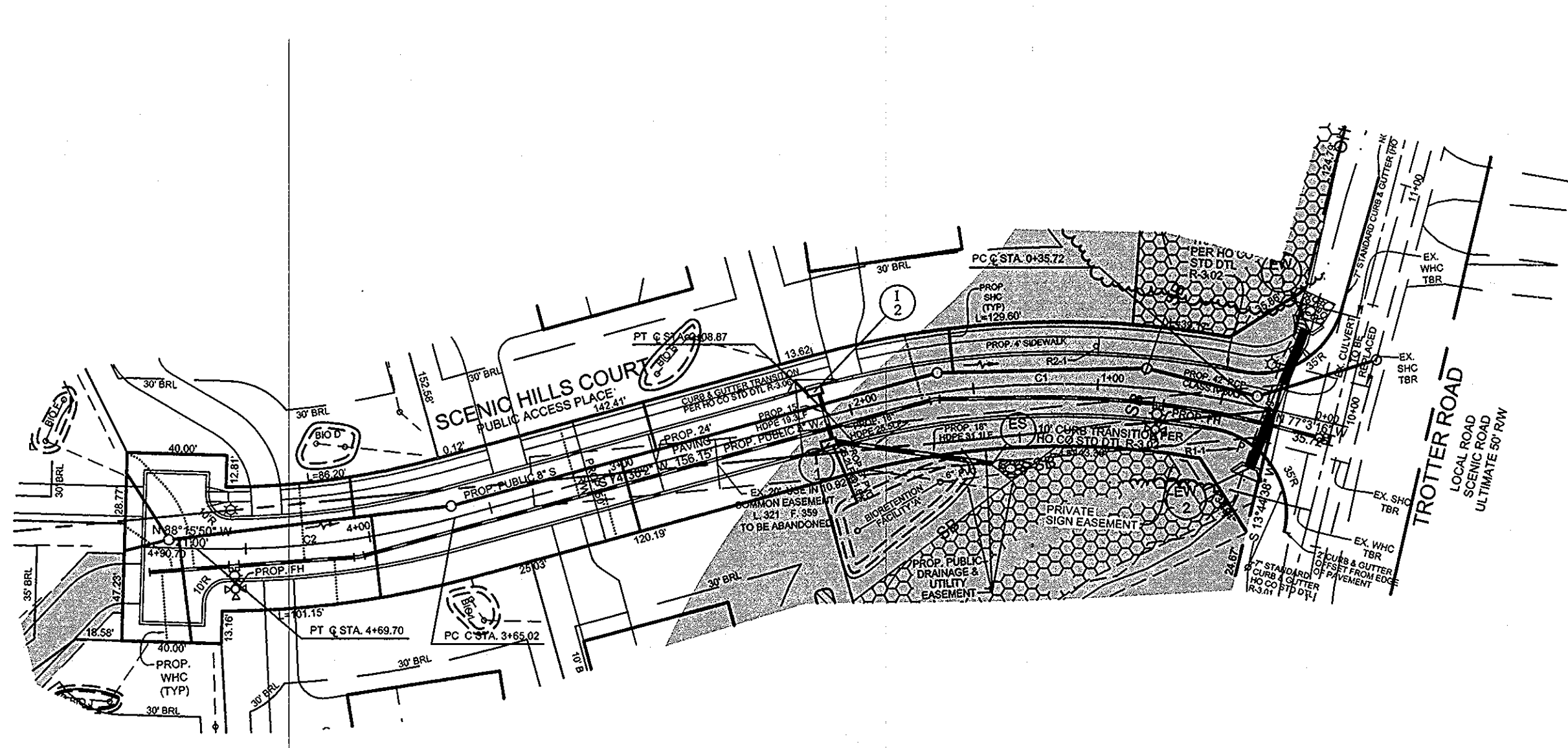
PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 32025, EXPIRATION DATE: JUNE 20, 2011

PAVING SECTIONS							
SEC. NO.	ROAD AND STREET CLASSIFICATION	CALIFORNIA BEARING RATIO (CBR)		3 TO <5 TO <7		3 TO <5 TO <7	
		PAVEMENT MATERIAL (INCHES)	MIN	HMA WITH GAB	HMA WITH CONSTANT GAB	MIN	HMA WITH CONSTANT GAB
P-2	PARKING DRIVE AISLES, RESIDENTIAL AND NON-RESIDENTIAL WITH NO MORE THAN 10 HEAVY TRUCKS PER DAY LOCAL ROADS: ACCESS PLACE, ACCESS STREET CUL-DE-SACS: RESIDENTIAL	HMA SUPERPAVE FINAL SURFACE 9.5 MM, PG 64-22, LEVEL 1 (ESAL)	1.5	1.5	1.5	1.5	1.5
		HMA SUPERPAVE INTERMEDIATE SURFACE 9.5 MM, PG 64-22, LEVEL 1 (ESAL)	1.0	1.0	1.0	1.0	1.0
		HMA SUPERPAVE BASE 19.0 MM, PG 64-22, LEVEL 1 (ESAL)	2.0	2.0	2.0	3.5	2.0
P-3	PARKING DRIVE AISLES, RESIDENTIAL AND NON-RESIDENTIAL WITH NO MORE THAN 10 HEAVY TRUCKS PER DAY LOCAL ROADS: ACCESS PLACE, ACCESS STREET CUL-DE-SACS: NON-RESIDENTIAL MINOR COLLECTORS: RESIDENTIAL	HMA SUPERPAVE FINAL SURFACE 9.5 MM, PG 64-22, LEVEL 1 (ESAL)	1.5	1.5	1.5	1.5	1.5
		HMA SUPERPAVE INTERMEDIATE SURFACE 9.5 MM, PG 64-22, LEVEL 1 (ESAL)	1.0	1.0	1.0	1.0	1.0
		HMA SUPERPAVE BASE 19.0 MM, PG 64-22, LEVEL 1 (ESAL)	3.0	3.0	3.0	4.5	3.0
		GRADED AGGREGATE BASE (GAB)	10.0	6.0	3.0	6.0	6.0

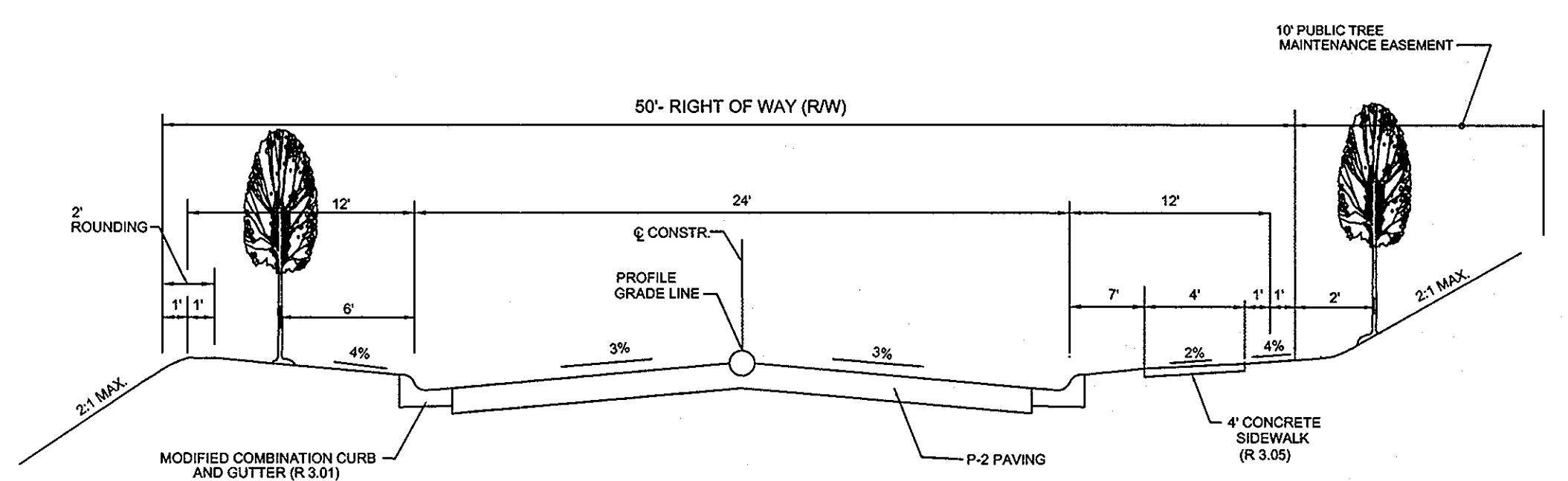
NOTES:
 1. HEAVY TRUCKS ARE DEFINED AS THOSE WITH SIX (6) WHEELS OR MORE INCLUDING GARBAGE TRUCKS.
 2. HMA SUPERPAVE LAYERS SHALL BE PLACED IN APPROPRIATE COMPACTED LIFT THICKNESS: 19.0 MM BASE (2.0" MIN TO 4.0" MAX), 12.5 MM SURFACE (1.5" MIN TO 3.0" MAX), AND 9.5 MM SURFACE (1.0" MIN TO 2.0" MAX).
 3. GRADED AGGREGATE BASE (GAB) TO BE PLACED AND COMPACTED IN 6" MAX COMPACTED THICKNESS LAYERS.
 4. THE INTERMEDIATE SURFACE COURSE LAYER MUST BE PLACED WITHIN 2 WEEKS OF PLACEMENT OF BASE COURSE, AND IS REQUIRED PRIOR TO SUBSTANTIAL COMPLETION INSPECTION AND BOND REDUCTION.
 5. IN LIEU OF PLACING THE INTERMEDIATE SURFACE COURSE LAYER FOR COMMERCIAL/INDUSTRIAL ENTRANCE AREAS WITHIN THE COUNTY RIGHT-OF-WAY WHERE AUXILIARY LANES ARE NOT REQUIRED, THE THICKNESS OF THE INTERMEDIATE PAVEMENT LAYER CAN BE ADDED TO THE REQUIRED THICKNESS OF THE BASE ASPHALT LAYER.
 6. THE CONSTRUCTION DRAWINGS SHALL SHOW THE PAVING SECTION, ROAD CLASSIFICATION AND CBR VALUE FOR EACH ROADWAY.

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
 With 2. M.A.L. 5-24-10
 CHIEF, BUREAU OF HIGHWAYS DATE

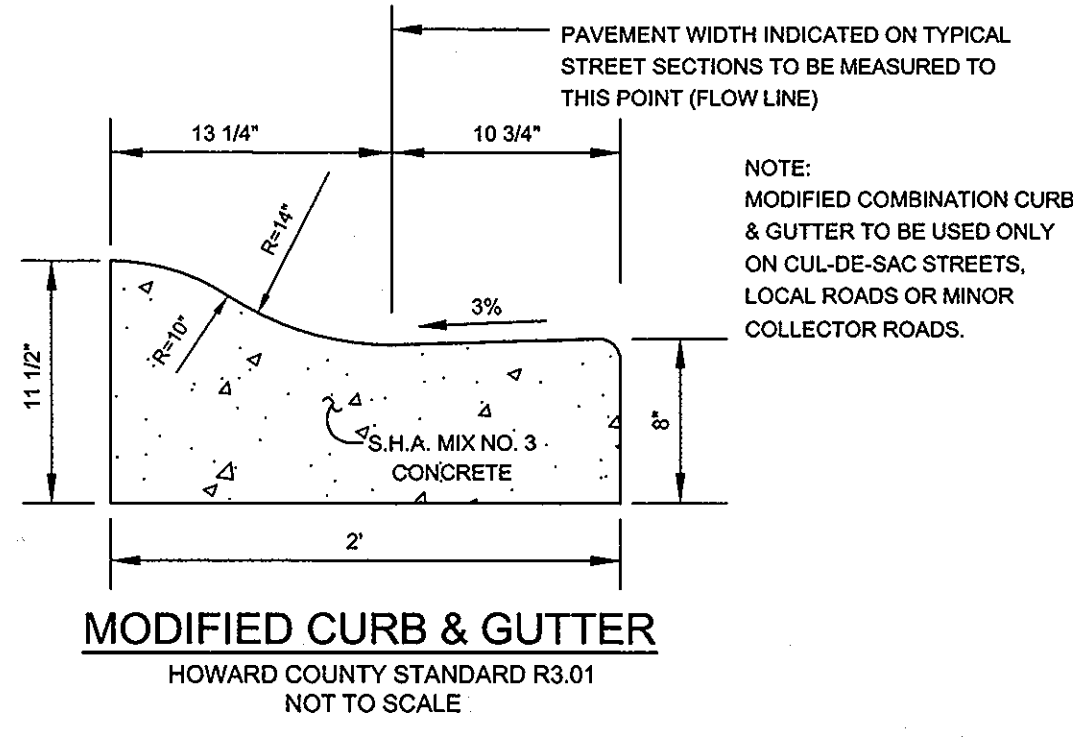
APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
 K. J. ... 6/10/10
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE
 M. ... 5/28/10
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE



ROAD PLAN
 SCALE: 1"=50'



TYPICAL ROADWAY SECTION
 CLASSIFICATION: PUBLIC ACCESS PLACE
 ROAD: SCENIC HILLS COURT
 DESIGN SPEED: 25 MPH
 SECTION NOT TO SCALE



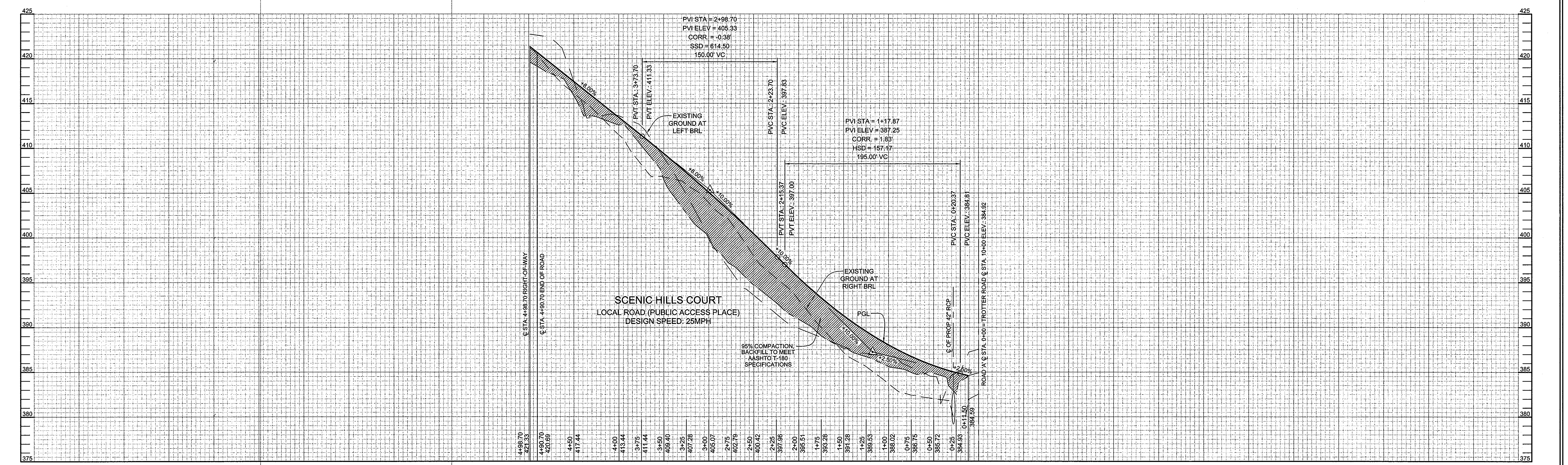
MODIFIED CURB & GUTTER
 HOWARD COUNTY STANDARD R3.01
 NOT TO SCALE

ROAD PLAN AND PROFILE
 SCENIC HILLS COURT
 TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACES LOTS 9 AND 10
 TAX MAP 35 GRID 2
 5TH ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 PARCEL 235

Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
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 Ellicott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@saaland.com

DESIGN BY: JT / SJT
 DRAWN BY: AM / SJT
 CHECKED BY: PS
 SCALE: AS SHOWN
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 2 OF 13

PROFESSIONAL CERTIFICATION: I 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. 32025, EXPIRATION DATE: JUNE 20, 2011



ROAD PROFILE
 HORIZONTAL SCALE: 1"=50'
 VERTICAL SCALE: 1"=5'

SYMBOL	NAME / DESCRIPTION	GROUP
CgC2	CHESTER GRAVELLY SILT LOAM, 3 TO 15 PERCENT SLOPES, MODERATELY ERODED	B
CaB2	GLENVILLE SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	C
MnD	MANOR VERY STONY LOAM, 3 TO 25 PERCENT SLOPES	B
MID2	MANOR LOAM, 15 TO 25 PERCENT SLOPES, MODERATELY ERODED	B
MgB2	MANOR GRAVELLY LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	B
MgC2	MANOR GRAVELLY LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED	B

HOWARD COUNTY SOILS MAP 23

LEGEND	
EXISTING CONTOUR	---
PROPOSED CONTOUR	---
EXISTING SPOT ELEVATION	382.3
PROPOSED SPOT ELEVATION	+82.22
DIRECTION OF FLOW	→
EXISTING TREELINE	~~~~~
PROPOSED TREELINE	~~~~~
EXISTING WELL	⊙
STABILIZED CONSTRUCTION ENTRANCE	▣
SILT FENCE	— SF — SF —
SUPER SILT FENCE	— SSF — SSF —
SUPER DIVERSION FENCE	— SDF — SDF —
LIMIT OF DISTURBANCE	— LOD —
SOIL BOUNDARY	— · — · —
PROPOSED DRY WELL	⊗
AT GRADE INLET PROTECTION	⊠ AGIP
TO BE REMOVED	TBR
PROPOSED PRIVATE BIOTENTION FACILITY	⊙
FOREST CONSERVATION EASEMENT	▨
TYPE 'B' SOIL GROUP	▨
TYPE 'C' SOIL GROUP	▨
EROSION CONTROL MATTING	· · · · · ECM



SEDIMENT TRAP #1 (ST-II)
 EXISTING DRAINAGE AREA: 1.99AC±
 PROPOSED DRAINAGE AREA: 1.99AC±
 WET STORAGE REQUIRED: 3.582CF
 WET STORAGE PROVIDED: 4.680CF
 DRY STORAGE REQUIRED: 3.582CF
 DRY STORAGE PROVIDED: 4.657CF
 WEIR LENGTH: 12.0'
 STORAGE DEPTH BELOW OUTLET: 6.46'
 CLEANOUT ELEVATION: 431.02
 EMBANKMENT HEIGHT: 2.5'
 TRAP BOTTOM: 385.00
 TRAP DIMENSIONS: 11'x27'
 WET STORAGE ELEVATION: 391.46
 CREST ELEVATION: 392.50

NOTE: EXISTING DRAINAGE AREA ASSUMES THAT SUPER FENCE DIVERSION IS IN PLACE.

08-08-2011 TO SHOW WETLANDS, WETLANDS BUFFER, STREAM BANK, STREAM BUFFER, ENVIRONMENTAL SETBACK, 3 CHANGES TO MASS GRADING

REVISION

GRADING, SEDIMENT AND EROSION CONTROL PLAN

TROTTER LANDING

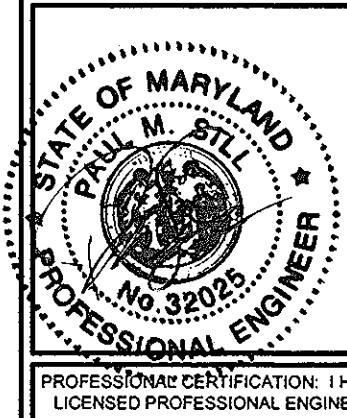
LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRID 2 PARCEL 164 AND 12
5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

OWNER
 JANE J. ATHEY
 5848 TROTTER ROAD
 CLARKSVILLE, MD 21029

OWNER
 HOWARD W. AND BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMSBURG GROUP, LLC
 C/O ROBERT CORBETT
 5485 HARPERS FARM ROAD,
 SUITE 200
 COLUMBIA, MD 21044
 410.997.8800



Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 3300 North Ridge Road, Suite 160
 Ellicott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@silladcock.com

DESIGN BY: JT/SJT
 DRAWN BY: AM/SJT
 CHECKED BY: PS
 SCALE: 1"=30'
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 3 of 13

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
 [Signature] 4/1/10
 CHIEF, DIVISION OF LAND DEVELOPMENT

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
 [Signature] 5-24-10
 CHIEF, BUREAU OF HIGHWAYS

REVIEWED FOR HOWARD SCD AND MEETS TECHNICAL REQUIREMENTS
 THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND
 SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT
 [Signature] 3/24/10
 HOWARD SCD

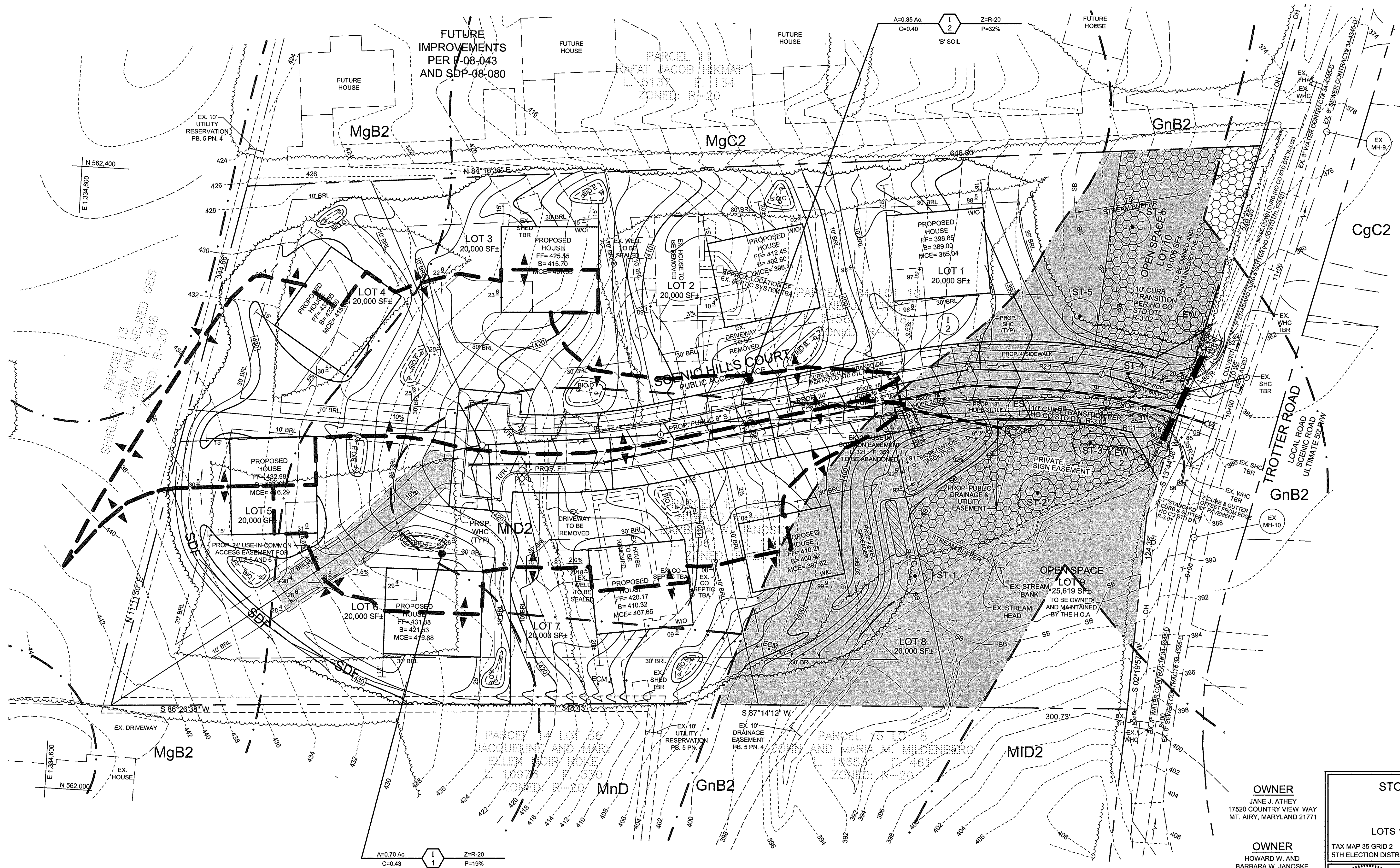
ENGINEER'S CERTIFICATE
 "I CERTIFY THAT THIS PLAN FOR SEDIMENT AND EROSION CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT."
 [Signature] 3/23/10
 SIGNATURE OF ENGINEER
 PAUL M. SILL, PE, LEED AP

DEVELOPER'S CERTIFICATE
 "I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL, AND THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE BEGINNING-ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT."
 [Signature] 3/31/10
 SIGNATURE OF DEVELOPER

SOILS LEGEND		
SYMBOL	NAME / DESCRIPTION	GROUP
CgC2	CHESTER GRAVELLY SILT LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED	B
GnB2	GLENVILLE SILT LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	B
MnD	MANOR VERY STONY LOAM, 3 TO 25 PERCENT SLOPES	B
MD2	MANOR LOAM, 15 TO 25 PERCENT SLOPES, MODERATELY ERODED	B
MgB2	MANOR GRAVELLY LOAM, 3 TO 8 PERCENT SLOPES, MODERATELY ERODED	B
MgC2	MANOR GRAVELLY LOAM, 8 TO 15 PERCENT SLOPES, MODERATELY ERODED	C

HOWARD COUNTY SOILS MAP 23

LEGEND	
EXISTING CONTOUR	
PROPOSED CONTOUR	
EXISTING SPOT ELEVATION	
PROPOSED SPOT ELEVATION	
DIRECTION OF FLOW	
EXISTING TREELINE	
PROPOSED TREELINE	
EXISTING WELL	
EXISTING OVERHEAD UTILITY	
FOREST CONSERVATION EASEMENT	
TO BE REMOVED	
TYPE 'B' SOIL GROUP	
TYPE 'C' SOIL GROUP	
DRAINAGE DIVIDE	



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Kent Redwood 6/10/10
 CHIEF, DIVISION OF LAND DEVELOPMENT
 DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
Walter R. Wood 5-24-10
 CHIEF, BUREAU OF HIGHWAYS
 DATE

OWNER
 JANE J. ATHEY
 17520 COUNTRY VIEW WAY
 MT. AIRY, MARYLAND 21771

OWNER
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 CLARKSVILLE, MD 21029

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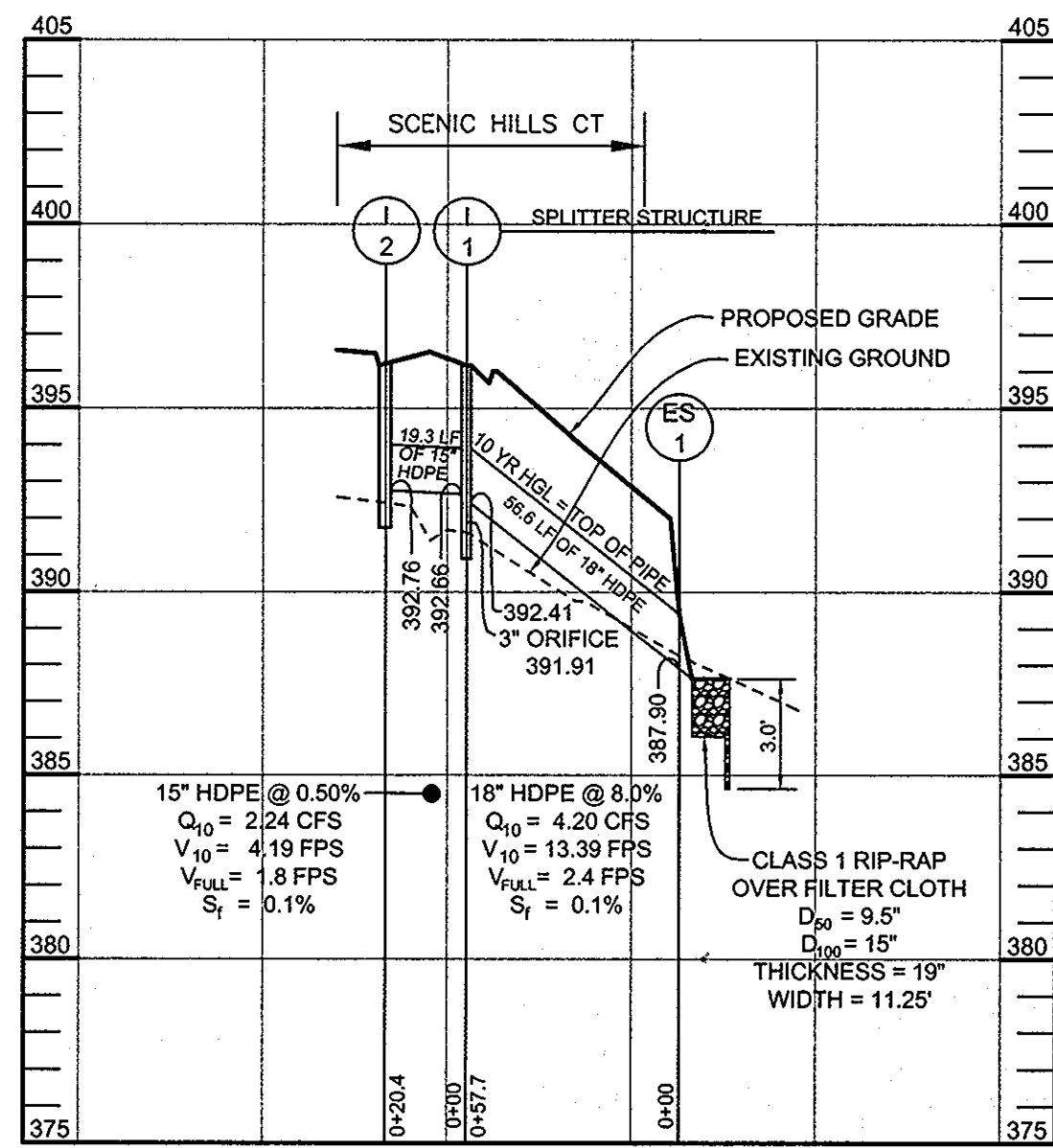
STORM DRAIN DRAINAGE AREA MAP
TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10
 TAX MAP 35 GRID 2
 5TH ELECTION DISTRICT
 PARCEL 164 AND 12
 HOWARD COUNTY, MARYLAND



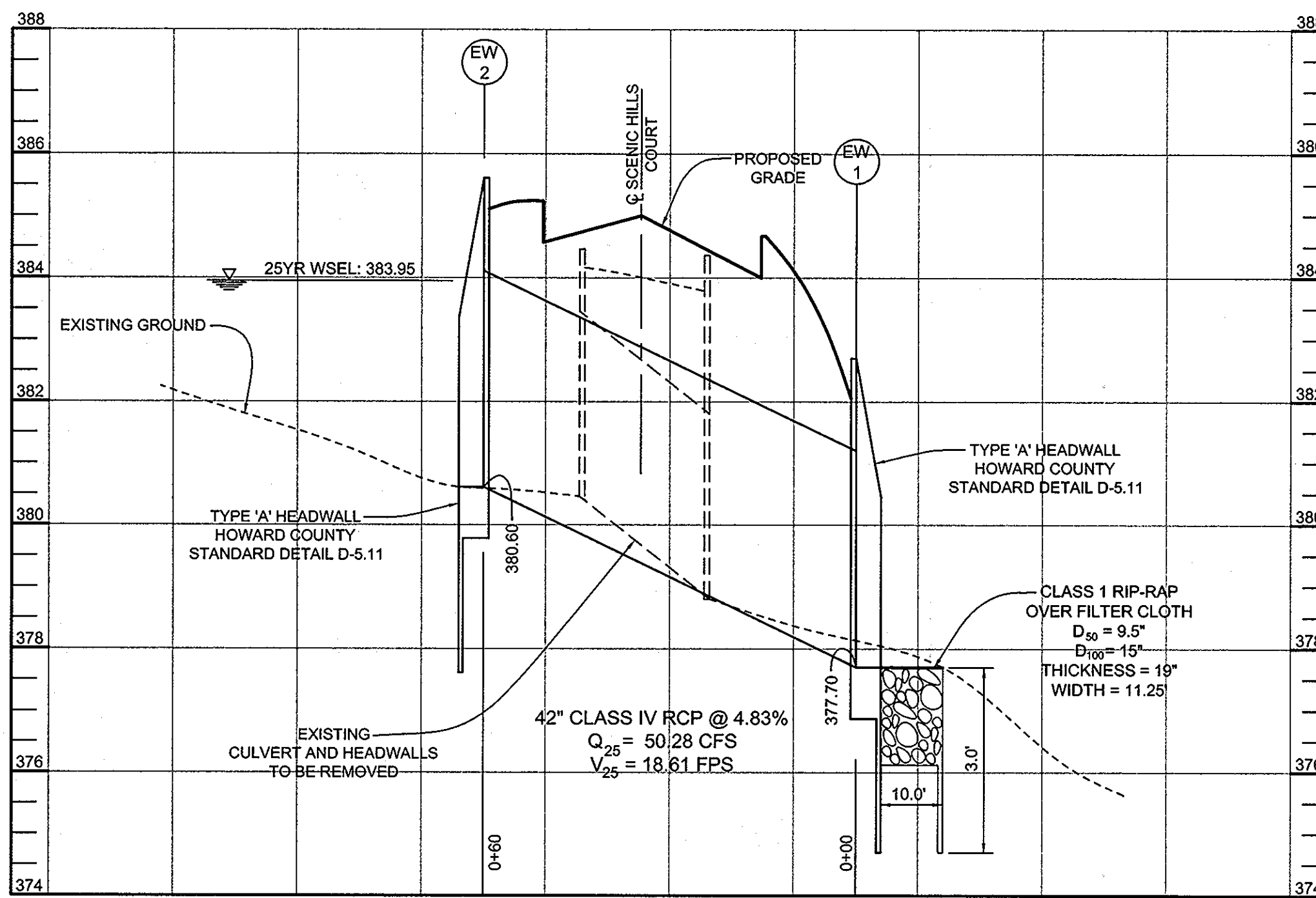
Sill Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 3300 North Ridge Road, Suite 160
 Ellicott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@saaland.com

DESIGNED BY: JT/SJT
 DRAWN BY: AM/SJT
 CHECKED BY: PS
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 5 of 13

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. 22025, EXPIRATION DATE: JUNE 20, 2011



STORM DRAIN PROFILE
SCALE-HORIZONTAL: 1"=50'
VERTICAL: 1"=5'

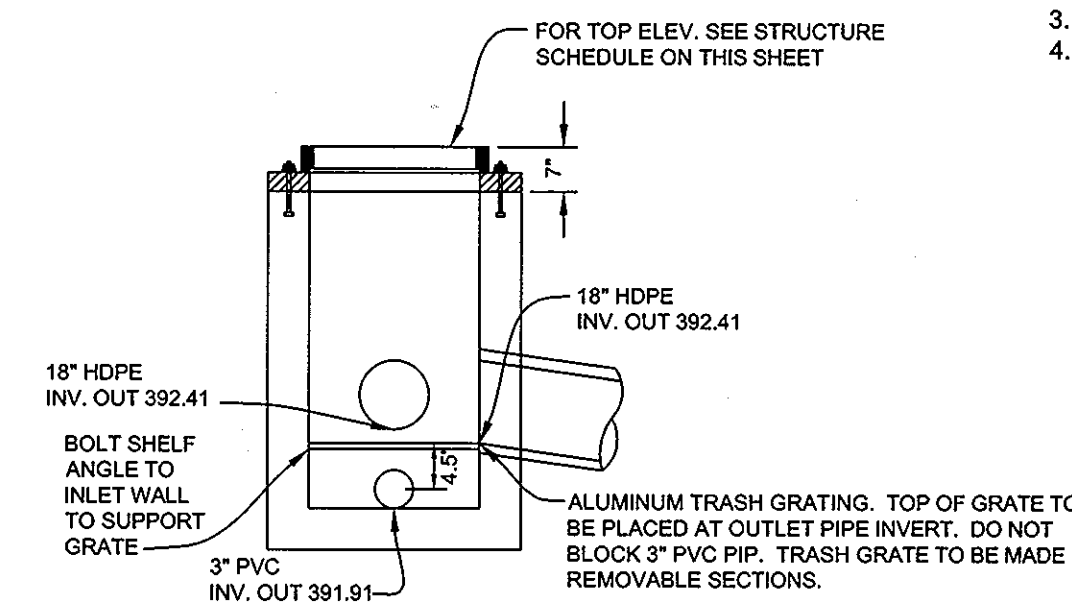


CULVERT PROFILE
SCALE-HORIZONTAL: 1"=20'
VERTICAL: 1"=2'

PIPE SCHEDULE		
SIZE	TYPE	LENGTH
15" PUBLIC	HDPE	19 LF
18" PUBLIC	HDPE	57 LF
42" PUBLIC	CLASS IV RCP	60 LF

STRUCTURE SCHEDULE						
NO.	TYPE & OWNERSHIP	LOCATION	TOP ELEV.	INV. IN	INV. OUT	REMARKS
EW-1	TYPE 'A' END WALL PUBLIC	N 562,321.052 E 1,335,322.077	382.25	-	377.70	D-5.11
EW-2	TYPE 'A' END WALL PUBLIC	N 562,265.349 E 1,335,299.779	385.61	380.60	-	D-5.11
I-1	TYPE 'DOUBLE WR' INLET PUBLIC	N 562,275.241 E 1,335,130.887	396.16	-	392.75	D-4.35
I-2	TYPE 'DOUBLE WR' INLET PUBLIC	N 562,296.027 E 1,335,125.162	396.16	392.66	392.41	D-4.35
ES-1	18" HDPE END SECTION PUBLIC	N 562,266.956 E 1,335,196.656	-	-	387.90	SEE BELOW

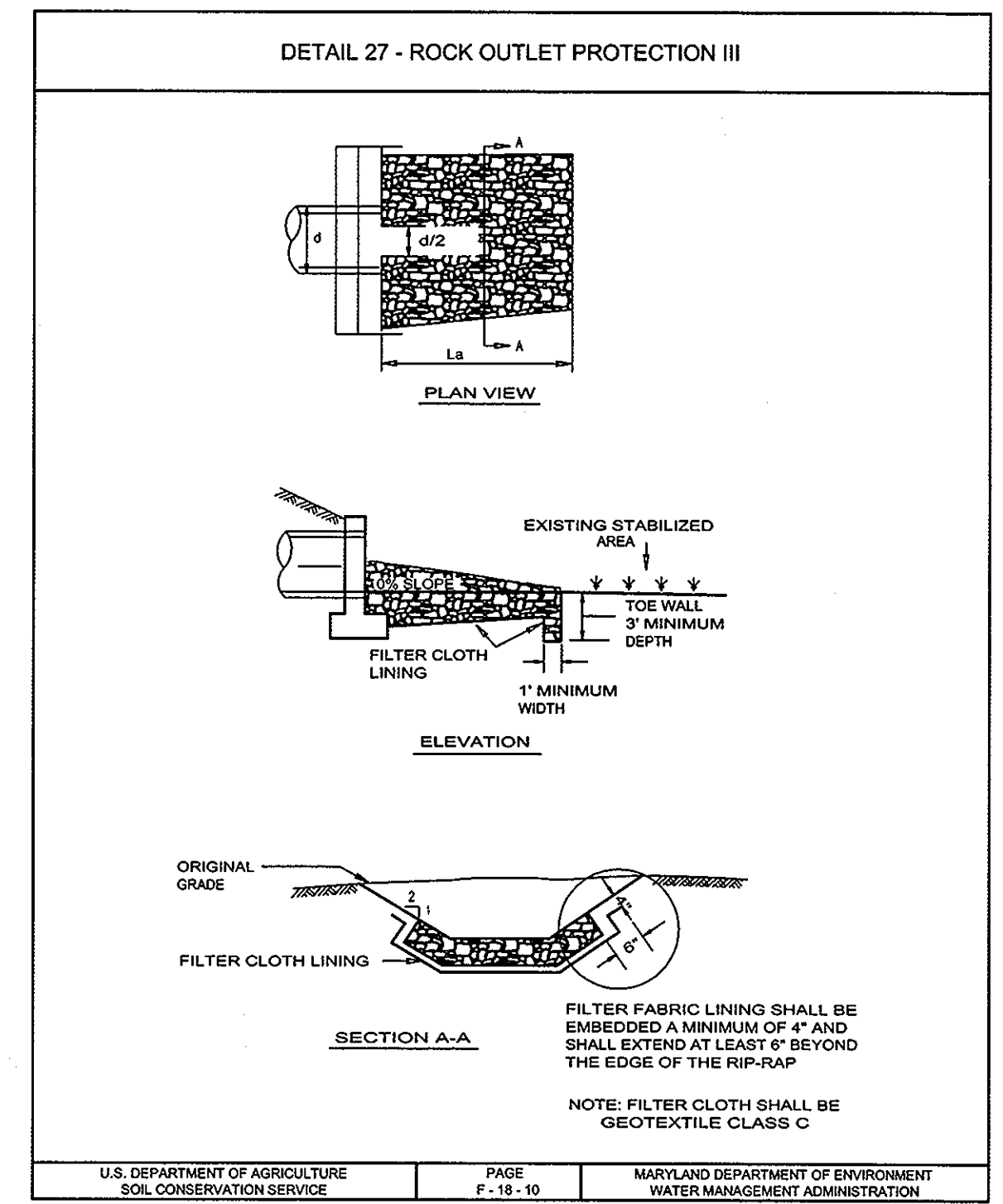
- NOTES:
- COORDINATES AND TOP ELEVATIONS FOR "DOUBLE WR" INLETS ARE TO THE CENTER TOP OF GRADE.
 - COORDINATES FOR END SECTION ARE TO THE JUNCTION OF THE END SECTION WITH THE PIPING.
 - COORDINATES FOR TYPE 'A' END WALLS ARE TO INVERT OF PIPE AT THE FACE OF WALL.
 - TOP SLOPE OF STRUCTURES TO CONFORM TO SLOPE OF PAVING.



- NOTES:
- THIS STRUCTURE WILL ACT AS A SPLITTER STRUCTURE TO DIVERT WQV TO THE BIORETENTION FACILITY.
 - STRUCTURAL SPECIFICATIONS ARE TO BE VERIFIED BY CONTRACTOR.
 - FOR INVERTS IN AND OUT, SEE STRUCTURE SCHEDULE ON THIS SHEET.

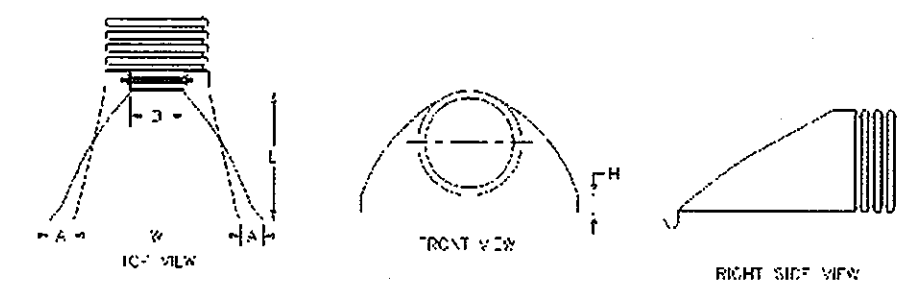
INLET I-1 DETAIL
SCALE: NOT TO SCALE

RIP RAP OUTLET PROTECTION CHART					
OUTLET LOCATION	LENGTH (L _a)	WIDTH (W)	PIPE DIAMETER (d)	DISCHARGE (10 YR)	TYPE
ES-1	10 FT	11.5 FT	18 INCH	4.20 CFS	III



U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE PAGE F-18-10 MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

PIPE DIAMETER, in (mm)									
Diameter	12	15	18	24	30	36			
A	6.5	6.5	7.5	7.5	7.5	7.5			
B	18.0	18.0	18.0	18.0	22.0	25.0			
C	22.0	25.0	33.0	42.0	50.0	65.0			
H	6.5	6.5	6.5	6.5	6.6	6.6			
L	25.0	25.0	32.0	36.0	58.0	58.0			
W	29.0	29.0	35.0	45.0	65.0	65.0			
	(737)	(737)	(889)	(1143)	(1600)	(1600)			



Product detail may differ slightly from actual product appearance.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Kurt Sheehan 5/20/10
 CHIEF, DIVISION OF LAND DEVELOPMENT

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
Walter R. ... 5-20-10
 CHIEF, BUREAU OF HIGHWAYS

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STORM DRAIN PROFILES & CHARTS
TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10
 TAX MAP 35 GRID 2 5TH ELECTION DISTRICT PARCEL 164 AND 12 HOWARD COUNTY, MARYLAND

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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. 32023, EXPIRATION DATE: JUNE 20, 2011

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Howard County, Maryland, Job # 03243A

Driller: N. Yonkers, Hole Diameter: 4" (101.6mm), Sampler: 20" (508mm), Date Started: 10/27/08, Date Completed: 10/27/08

Elevation (Depth)	SOIL SAMPLES/TESTS	Description	Boring and Sampling Notes	Flow	MA	SPT Blows	SPT Blows (Curve)
0		Orange-brown clay, moist to wet, micaceous silty sand (SM)	4" Topsoil and Rootmat				10 30 50
3.0		Unconsolidated	encountered at 3.0'				
10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Howard County, Maryland, Job # 03243A

Driller: N. Yonkers, Hole Diameter: 4" (101.6mm), Sampler: 20" (508mm), Date Started: 10/27/08, Date Completed: 10/27/08

Elevation (Depth)	SOIL SAMPLES/TESTS	Description	Boring and Sampling Notes	Flow	MA	SPT Blows	SPT Blows (Curve)
0		Orange-brown clay, moist to wet, micaceous silty sand (SM)	4" Topsoil and Rootmat				10 30 50
10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

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Elevation (Depth)	SOIL SAMPLES/TESTS	Description	Boring and Sampling Notes	Flow	MA	SPT Blows	SPT Blows (Curve)
0		Orange-brown clay, moist to wet, micaceous silty sand (SM)	4" Topsoil and Rootmat				10 30 50
5.0		Weathered Rock layer from 5.0' to 6.0'	No groundwater encountered				
10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

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Elevation (Depth)	SOIL SAMPLES/TESTS	Description	Boring and Sampling Notes	Flow	MA	SPT Blows	SPT Blows (Curve)
0		Orange-brown clay, moist to wet, micaceous silty sand with quartz rock fragments (SM)	4" Topsoil and Rootmat				10 30 50
3.0		Refusal at 3.0'	Backfilled at completion				
10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

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10.0		Bottom of Hole at 10.0'	Backfilled at completion				

SAMPLER TYPE: STANDARD PENETRATION TEST (SPT) - 2" O.D. SAMPLER WITH 1/2" HOLLOW FALLOUT SP. COUNT MADE AT 6" INTERVALS

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 6/10/10
CHIEF, DIVISION OF LAND DEVELOPMENT

[Signature] 5/28/10
CHIEF, DEVELOPMENT ENGINEERING DIVISION

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

[Signature] 5-24-10
CHIEF, BUREAU OF HIGHWAYS

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BORING LOGS

TROTTER LANDING

LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRID 2
5TH ELECTION DISTRICT

PARCEL 164 AND 12
HOWARD COUNTY, MARYLAND

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HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-03, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	4" Topsoil and Rootsoil				
5		Harder size rock fragments from 3/4" to 3/8"	No groundwater encountered				
10		Bottom of Hole at 10.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-11, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	5" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-15A, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	6" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				
10		Bottom of Hole at 10.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-12, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	6" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-12A, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	6" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-13, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	6" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-13, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	2" Topsoil				
5		Refusal at 6.0'	Backfilled at completion				
10		Bottom of Hole at 10.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

HILLIS - CARNES ENGINEERING ASSOCIATES, INC. RECORD OF SOIL EXPLORATION

Project Name: Trotter Woods, Location: Howard County, Maryland, Boring No: SWM-14, Job #: 052433

Client: Hammer VA, Designer: R. Yost, Date: 10-27-08

Depth (feet)	Soil Sample Location	Description	Boring and Sampling Notes	Rec	NA	SPT Blows	SPT Blows/ft
0		Change from fine sandy silty clay (ML) to silty clay (CL)	6" Topsoil and Rootsoil				
5		Refusal at 6.0'	Backfilled at completion				
10		Bottom of Hole at 10.0'	Backfilled at completion				

STANDARD PENETRATION TEST (SPT) 2" O.D. SAMPLER WITH 140# HAMMER FALLING 30" COUNT MADE AT 1" INTERVALS

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Kent Shank 6/10/10
CHIEF, DEVELOPMENT ENGINEERING DIVISION

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

Walter R. [Signature] 5-24-10
CHIEF, BUREAU OF HIGHWAYS

OWNER
JANE J. ATHEY
17520 COUNTRY VIEW WAY
MT. AIRY, MARYLAND 21771

OWNER
HOWARD W. AND BARBARA W. JANOSKE
5858 TROTTER ROAD
CLARKSVILLE, MD 21029

DEVELOPER
WILLIAMSBURG GROUP, LLC
C/O ROBERT CORBETT
5485 HARPERS FARM ROAD,
SUITE 200
COLUMBIA, MD 21044
410.997.8800

BORING LOGS

TROTTER LANDING

LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

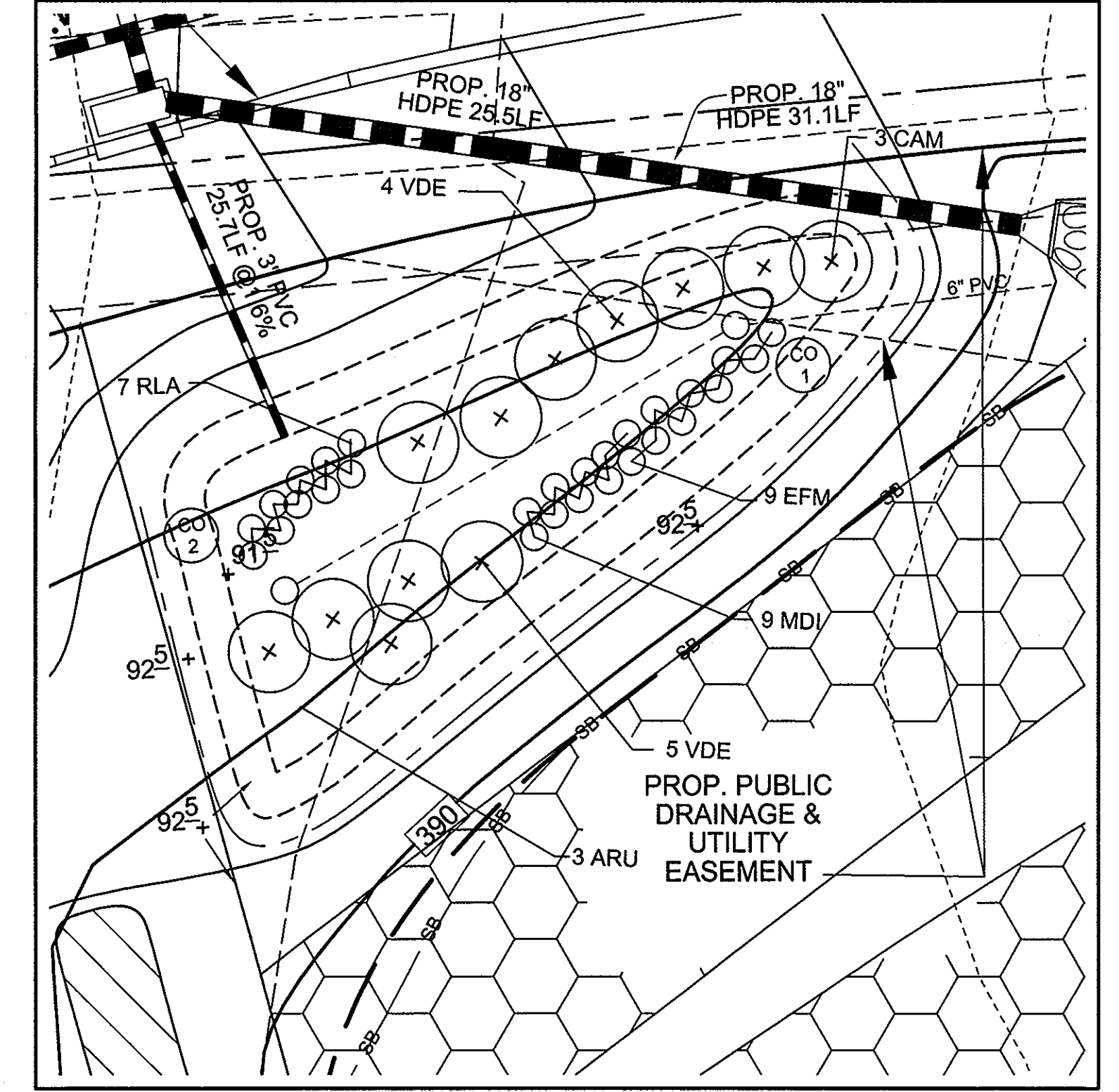
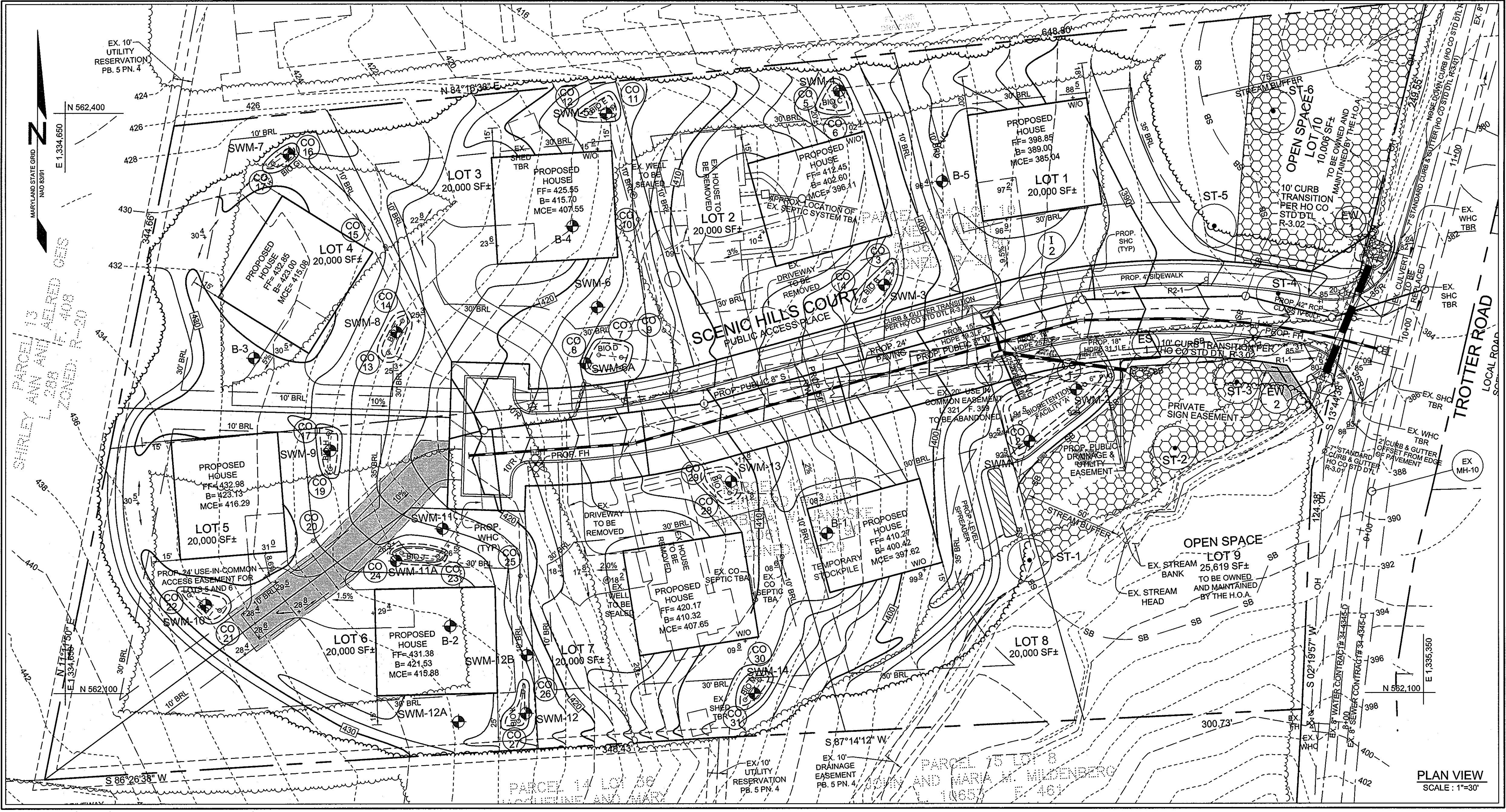
TAX MAP 35 GRID 2
5TH ELECTION DISTRICT

PARCEL 164 AND 12
HOWARD COUNTY, MARYLAND

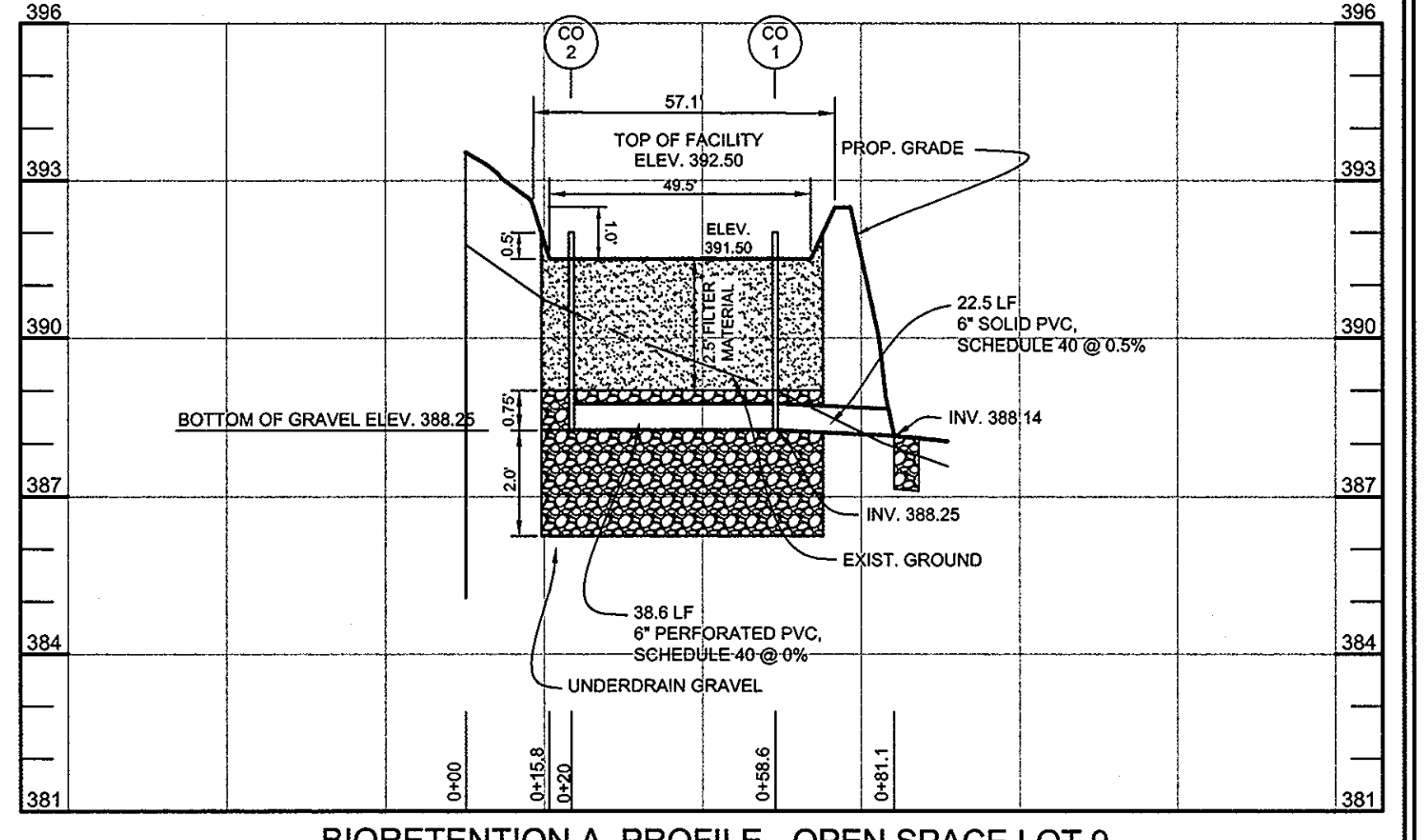
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DRAWN BY: AM / SJT
CHECKED BY: PS
SCALE: NOT TO SCALE
DATE: MARCH 23, 2010
PROJECT #: 07-105
SHEET #: 8 of 13

Sill · Adcock & Associates · LLC
Engineers · Surveyors · Planners
3300 North Ridge Road, Suite 160
Ellicott City, Maryland 21043
Phone: 443.325.7682 Fax: 443.325.7685
Email: info@silladcock.com

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. 32025, EXPIRATION DATE: JUNE 30, 2011



PLAN VIEW - BIORETENTION "A" - OPEN SPACE LOT 9
SCALE: 1"=10'

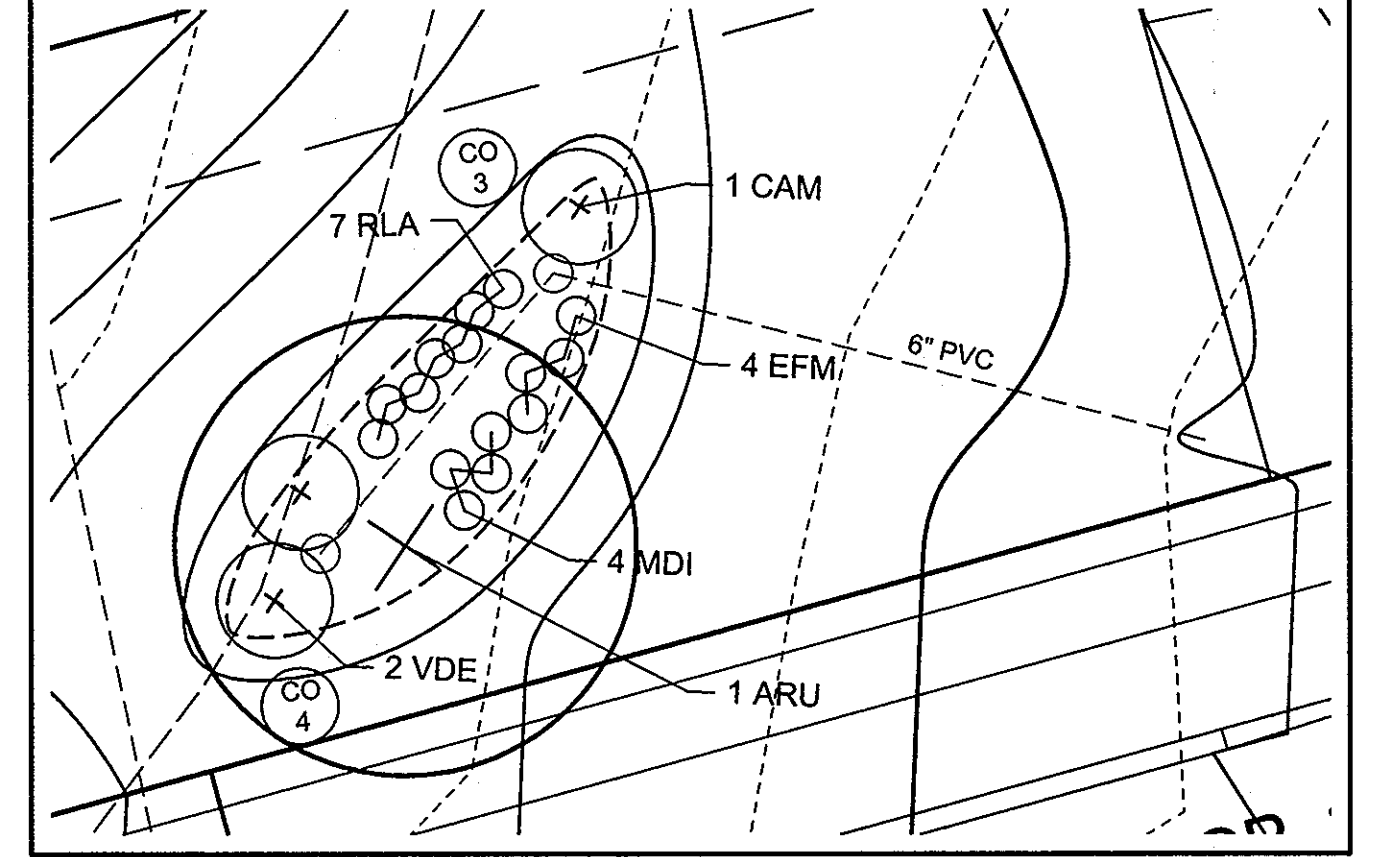


BIORETENTION A PROFILE - OPEN SPACE LOT 9
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'

BIORETENTION PLANT LIST							
TREES							
KEY	BOTANICAL NAME	COMMON NAME	SPACING	SIZE	REMARKS	QUANTITY BIO A - OS LOT 9	QUANTITY BIO B - LOT 2
ARU	ACER RUBRUM	RED MAPLE	AS SHOWN	1'-1 1/2" CAL.	BB	3	1
SHRUBS							
CAM	CORNUS AMOMUM	SILKY DOGWOOD	AS SHOWN	18"-24" HT.	CONT.	3	1
VDE	VIBURNUM DENTATUM	ARROWWOOD	AS SHOWN	18"-24" HT.	CONT.	9	2
HERBACEOUS SPECIES							
EFM	EUPATORIUM FISTULOSUM	JOE-PYE WEED	AS SHOWN	1 QT./12" HT.	CONT. (3" O.C.)	9	4
MDI	MONARDA DIDYMA	BEEBALM	AS SHOWN	1 QT.	CONT.	9	4
RLA	RUDEBECKIA LACINIATA	TALL CONEFLOWER	AS SHOWN	1 QT.	CONT.	10	7

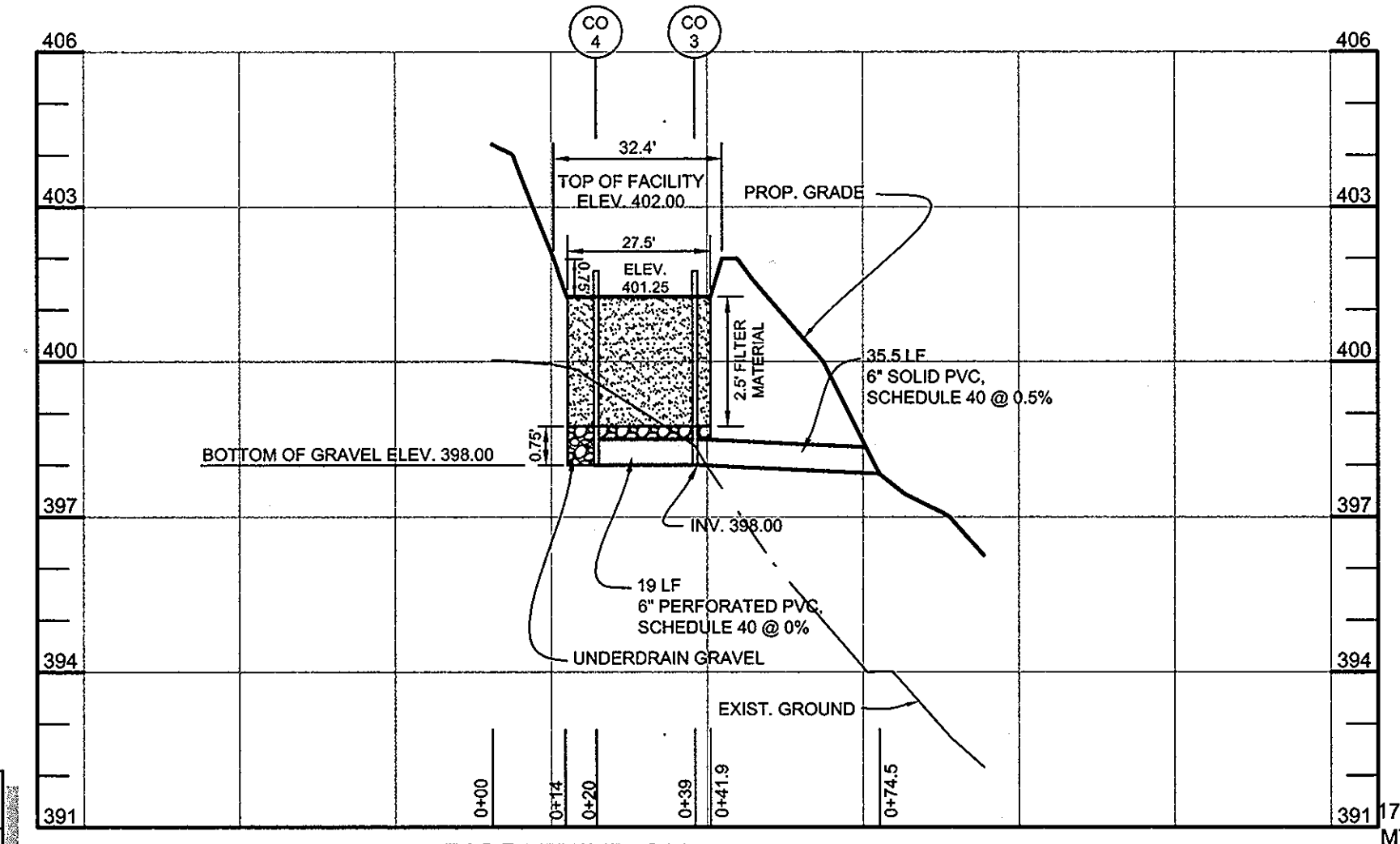
BIORETENTION "A" - OS LOT 9 = 766 S.F. OR 0.018 AC.
 REQUIRED: 800 TREES AND SHRUBS PER ACRE = 15 TREES AND SHRUBS
 PROVIDED: 3 SHADE TREES, 12 SHRUBS AND 28 HERBACEOUS SPECIES

BIORETENTION "B" - LOT 2 = 207 S.F. OR 0.005 AC.
 REQUIRED: 800 TREES AND SHRUBS PER ACRE = 4 TREES AND SHRUBS
 PROVIDED: 1 SHADE TREE, 3 SHRUBS AND 15 HERBACEOUS SPECIES

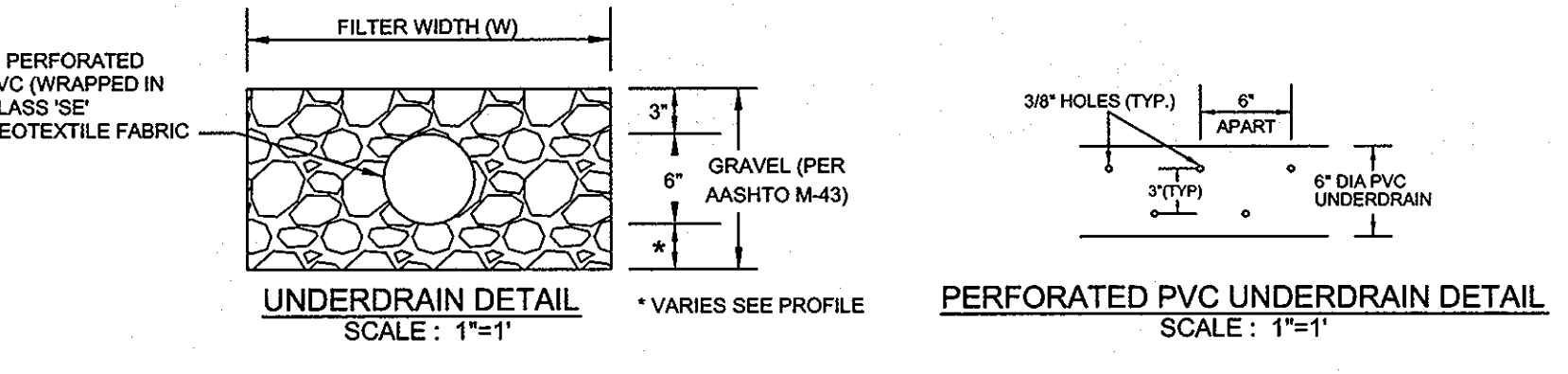


PLAN VIEW - BIORETENTION "B" - LOT 2
SCALE: 1"=10'

MATERIALS SPECIFICATIONS FOR BIORETENTION FACILITIES			
MATERIAL	SPECIFICATION	SIZE	NOTES
PLANTINGS	SEE PLANT LIST THIS SHEET	N/A	PLANTINGS ARE SITE-SPECIFIC, SEE PLANT LIST THIS SHEET
PLANTING SOIL (2.5' TO 4" DEEP)	SAND 35% - 60% SILT 0% - 25% GROUND COMPOST 40%-50%	N/A	
MULCH	SHREDDED HARDWOOD		AGED 6 MONTHS, MINIMUM
PEA GRAVEL DIAPHRAGM AND CURTAIN DRAIN, IF REQUIRED	PEA GRAVEL: ASTM-D-448	PEA GRAVEL: NO. 6 STONE: 2" TO 3"	
GEOTEXTILE	CLASS "SE" - APPARENT OPENING SIZE (ASTM-D-4751), GRAB TENSILE STRENGTH (ASTM-D-4632), PUNCTURE RESISTANCE (ASTM-D-4833)	N/A	FOR USE AS NECESSARY BENEATH UNDERDRAINS ONLY
UNDERDRAIN GRAVEL	AASHTO M-43	0.375" TO 0.75"	
UNDERDRAIN PIPING	F 758, TYPE PS 28 OR AASHTO M-279	4" TO 8" RIGID SCHEDULE 40 PVC OR SDR35	3/8" PERF. @ 6" ON CENTER, 4 HOLES PER ROW; MINIMUM OF 3" OF GRAVEL OVER PIPES; NOT NECESSARY UNDERNEATH PIPES



BIORETENTION B PROFILE - LOT 2
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
 [Signature] 5/24/10
 CHIEF, DIVISION OF LAND DEVELOPMENT

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
 [Signature] 5-24-10
 CHIEF, BUREAU OF HIGHWAYS

OWNER
 JANE J. ATHEY
 17520 COUNTRY VIEW WAY
 MT. AIRY, MARYLAND 21771

OWNER
 HOWARD W. AND BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMS GROUP, LLC
 C/O ROBERT CORBETT
 5485 HARPERS FARM ROAD,
 SUITE 200
 COLUMBIA, MD 21044
 410.997.8800

STORMWATER MANAGEMENT - BIORETENTION PLANS, PROFILES, & CHARTS TROTTER LANDING

LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

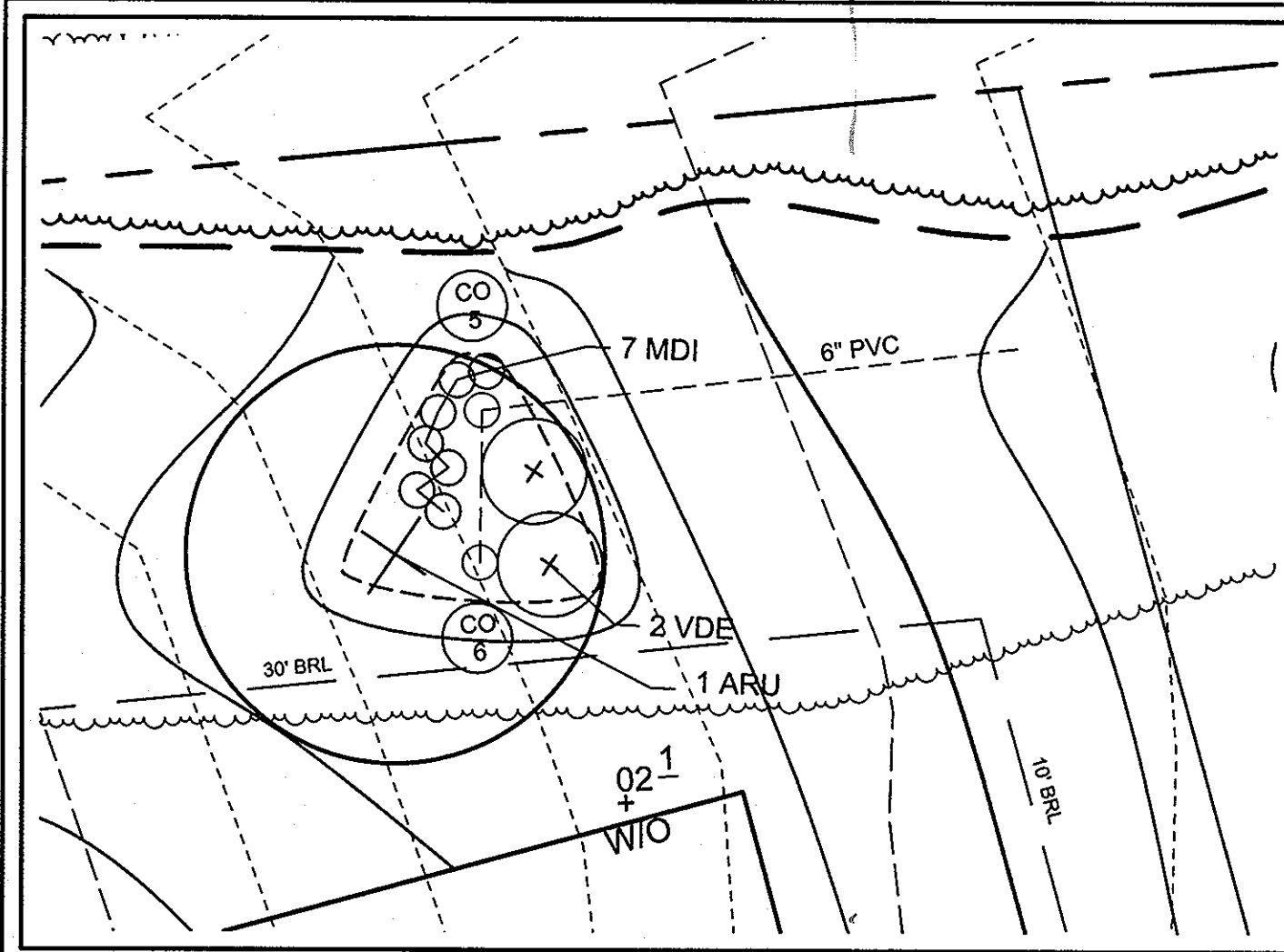
TAX MAP 35 GRID 2 5TH ELECTION DISTRICT

PARCEL 164 AND 12 HOWARD COUNTY, MARYLAND

Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 5300 North Ridge Road, Suite 160
 Bellicott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@silladcock.com

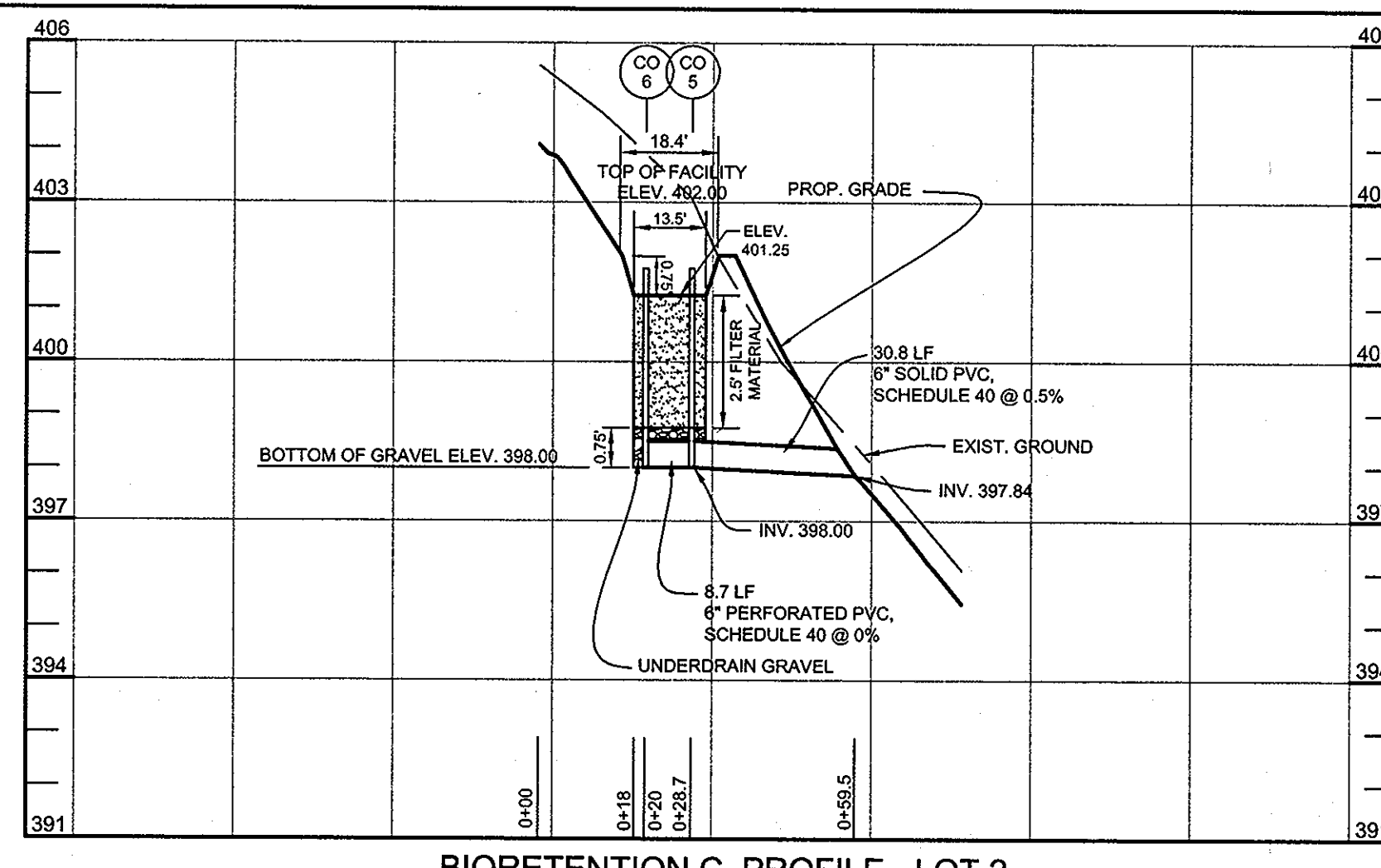
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 DRAWN BY: AM / SJT
 CHECKED BY: PS
 SCALE: AS SHOWN
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 9 OF 13

PROFESSIONAL CERTIFICATION: I 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. 32025, EXPIRATION DATE: JUNE 30, 2011



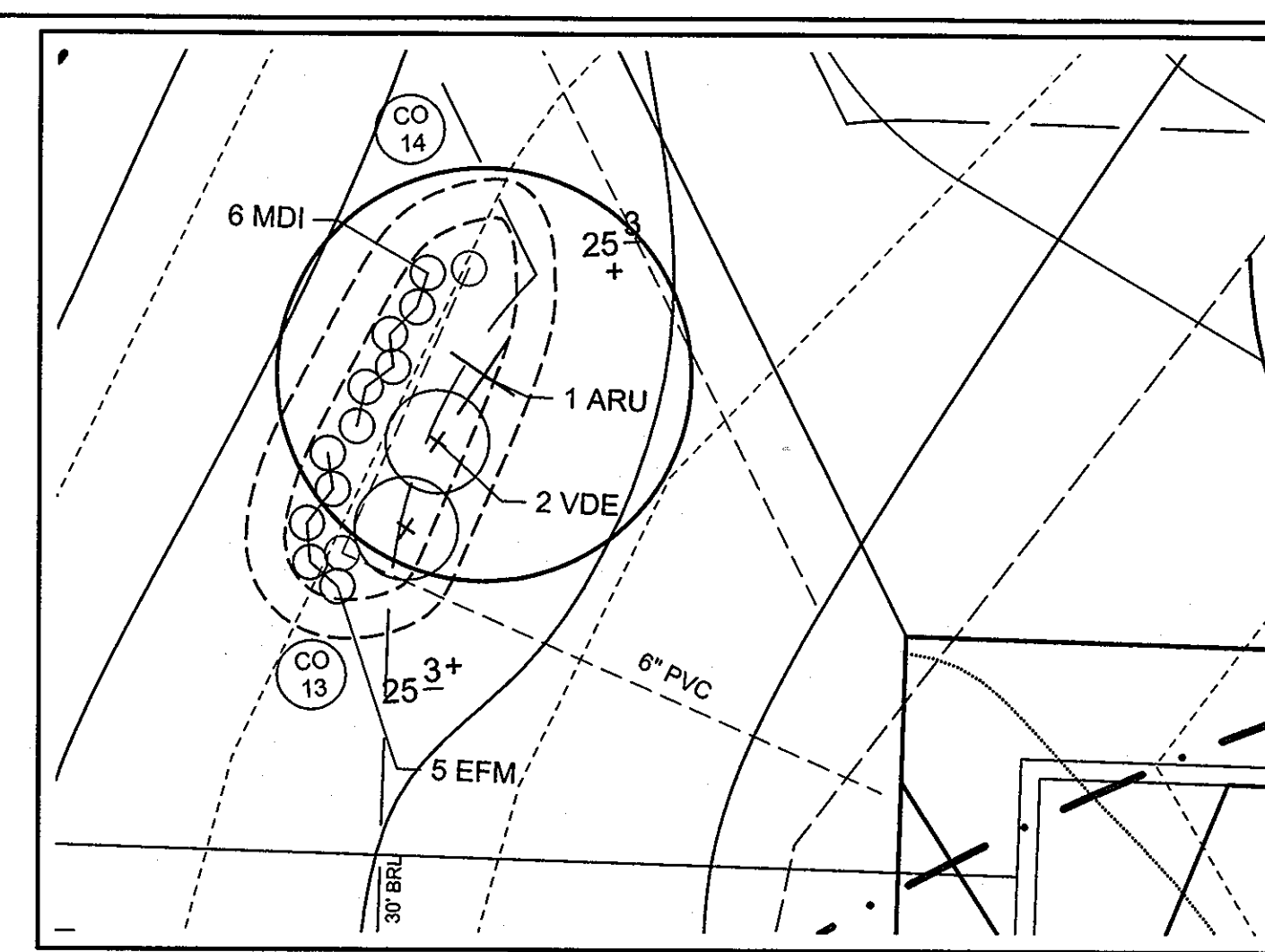
PLAN VIEW - BIORETENTION "C" - LOT 2

SCALE: 1"=10'



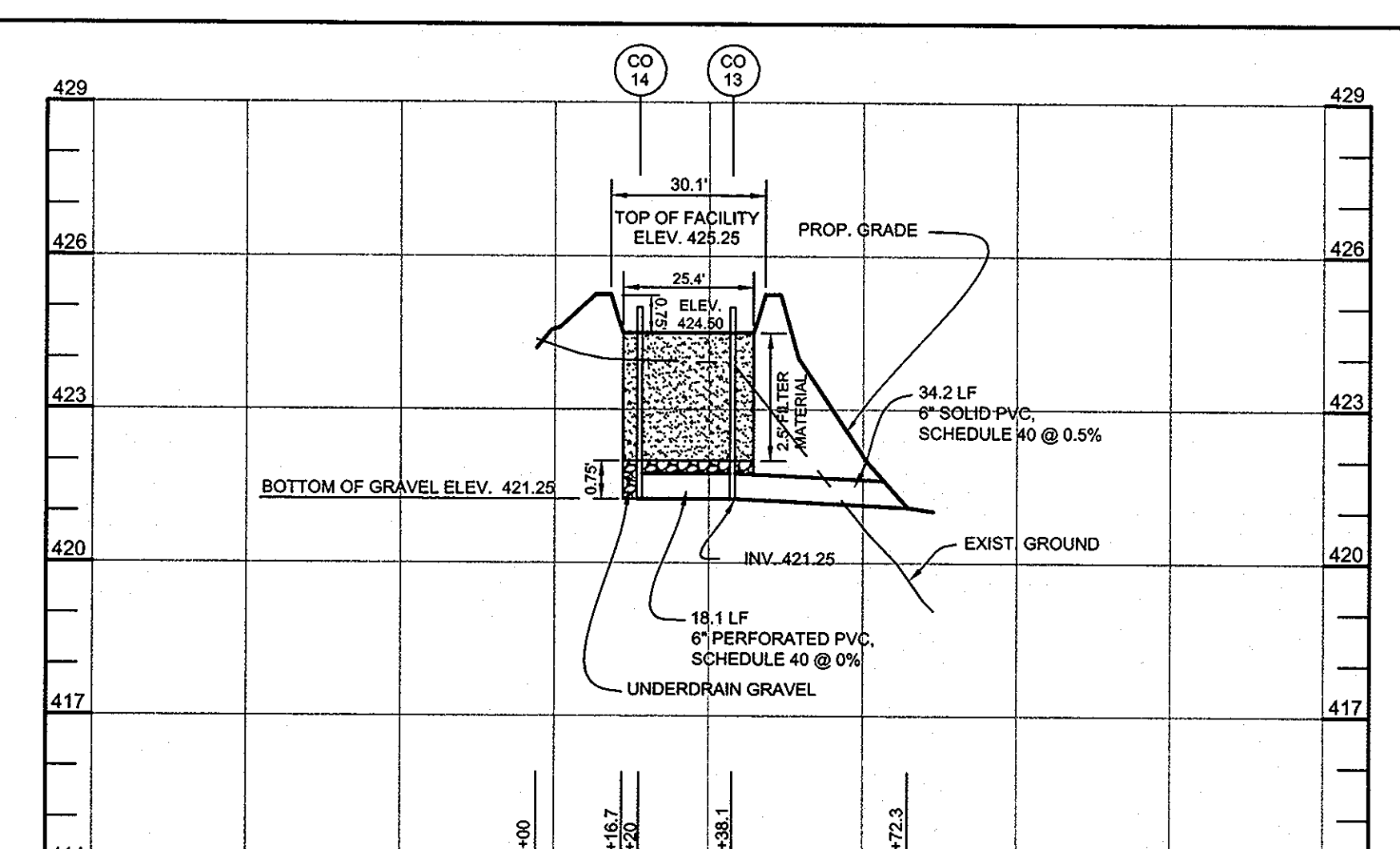
BIORETENTION C PROFILE - LOT 2

HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



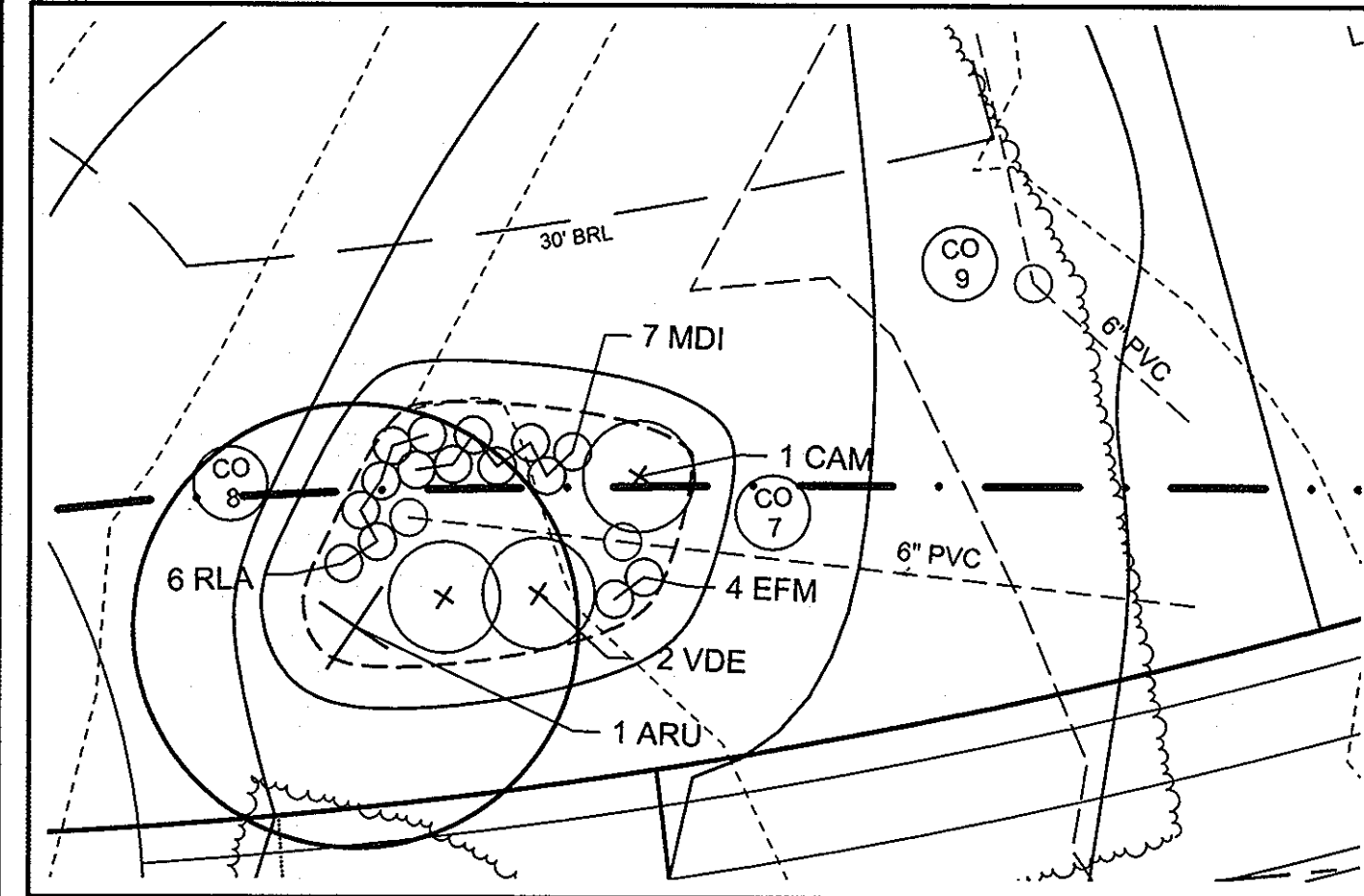
PLAN VIEW - BIORETENTION "F" - LOT 4

SCALE: 1"=10'



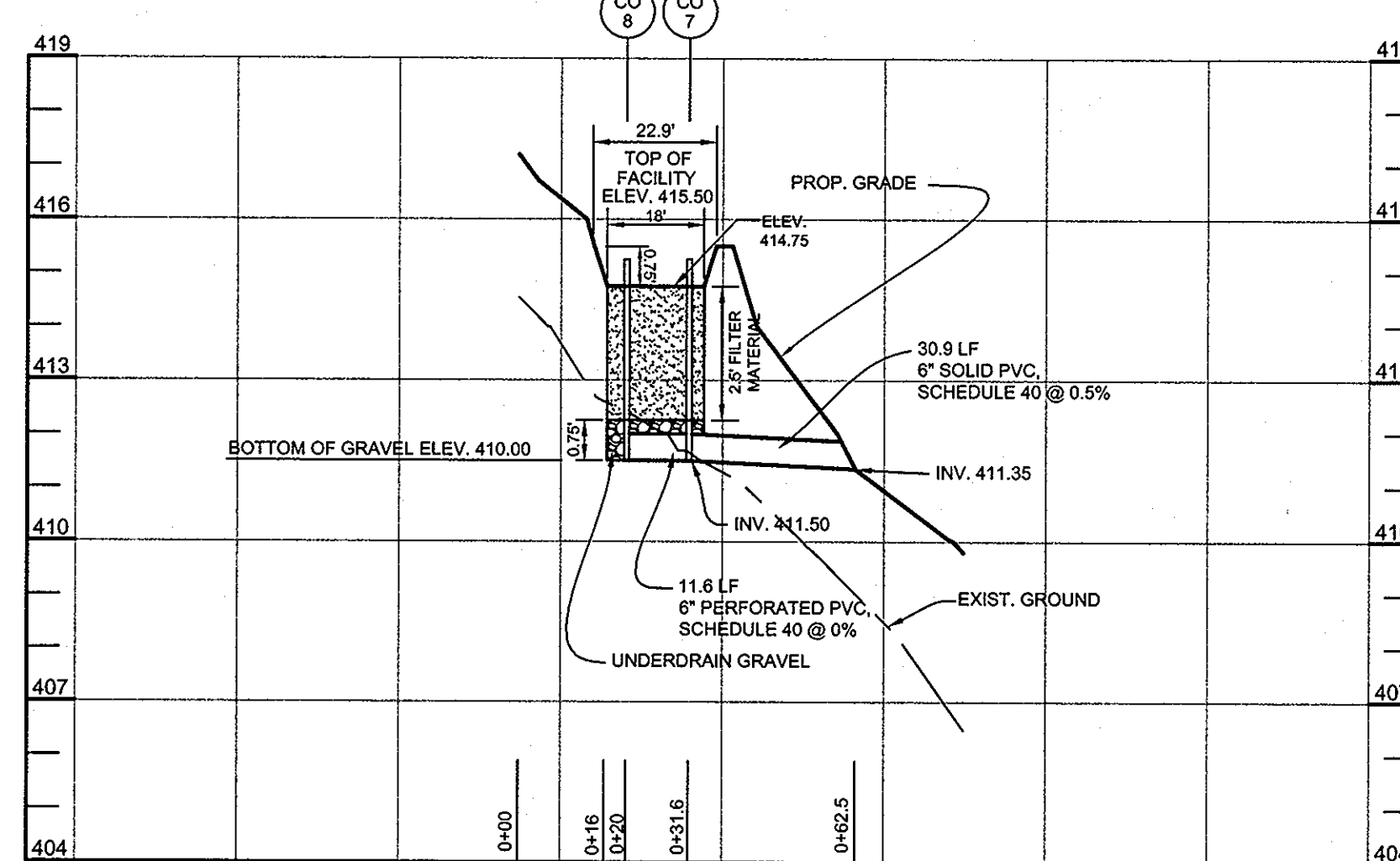
BIORETENTION F PROFILE - LOT 4

HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



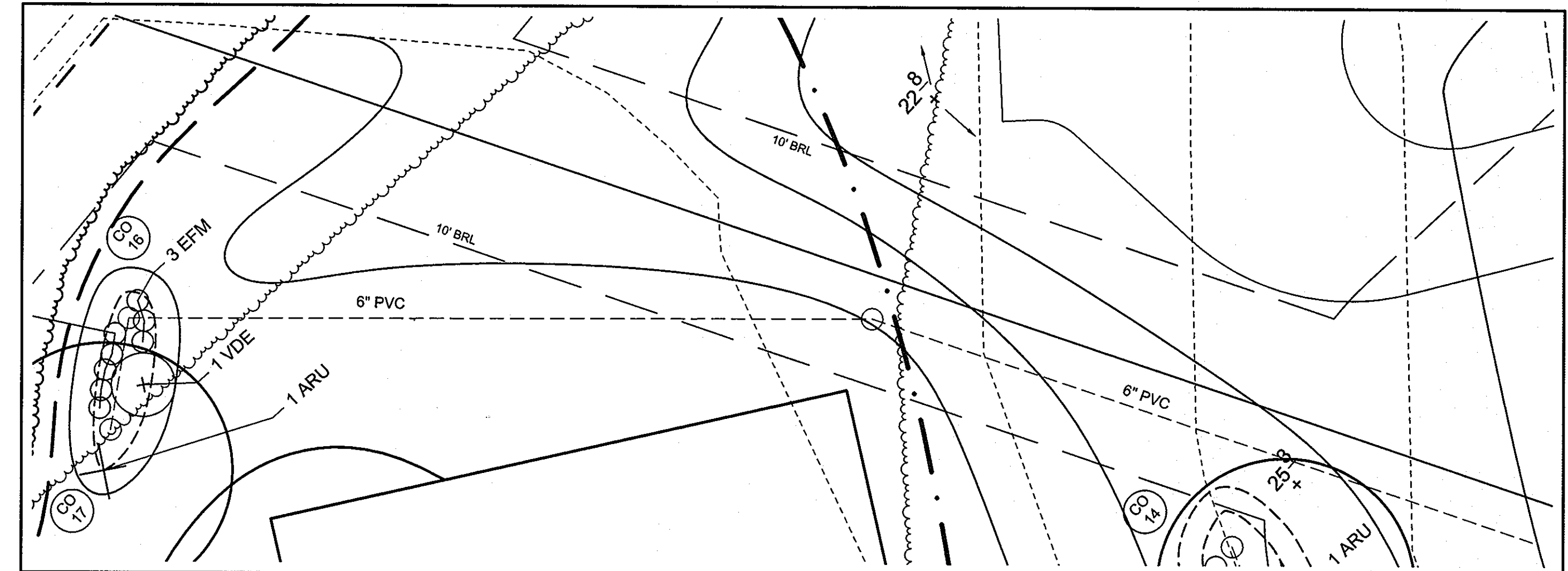
PLAN VIEW - BIORETENTION "D" - LOT 3

SCALE: 1"=10'



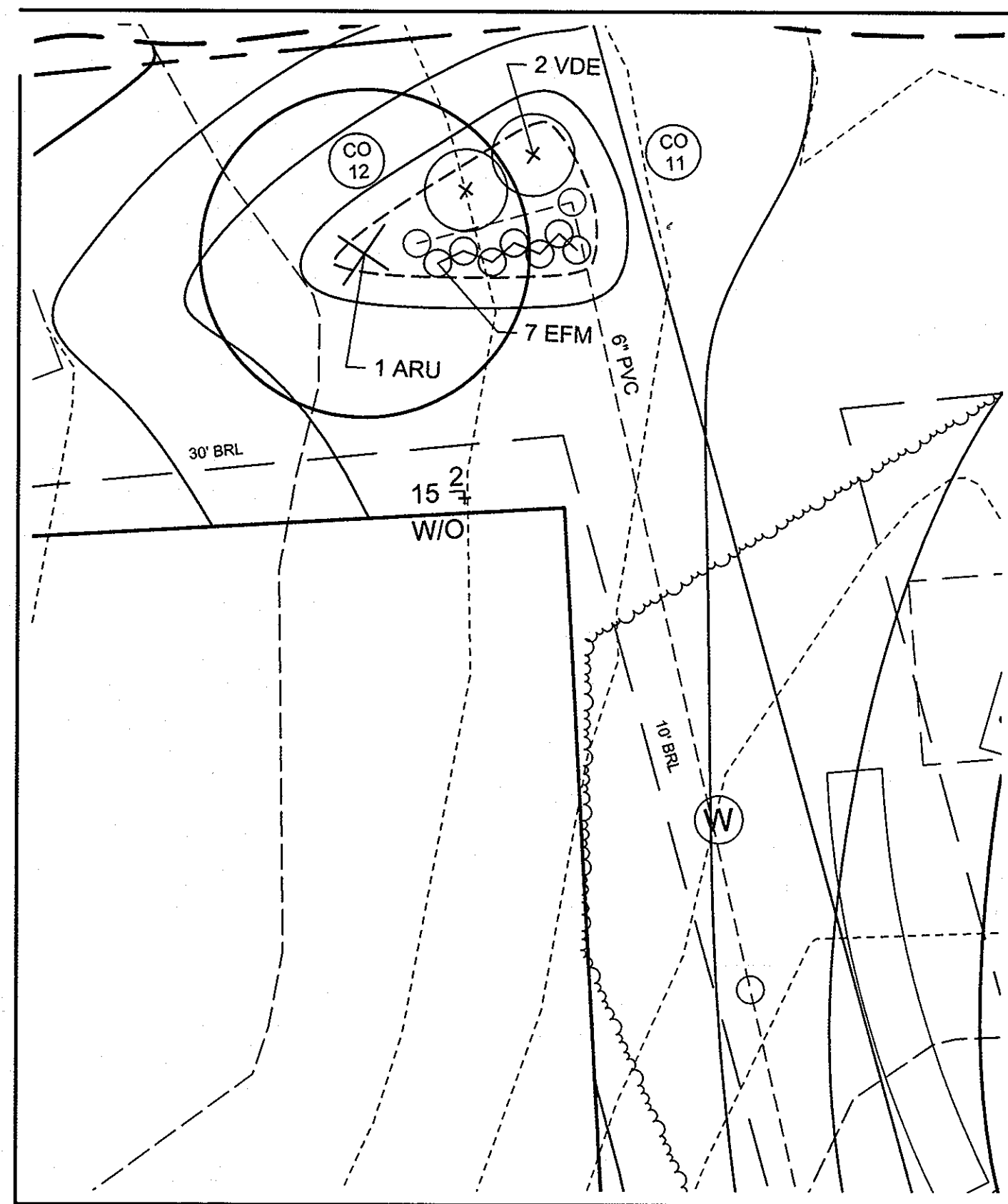
BIORETENTION D PROFILE - LOT 3

HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



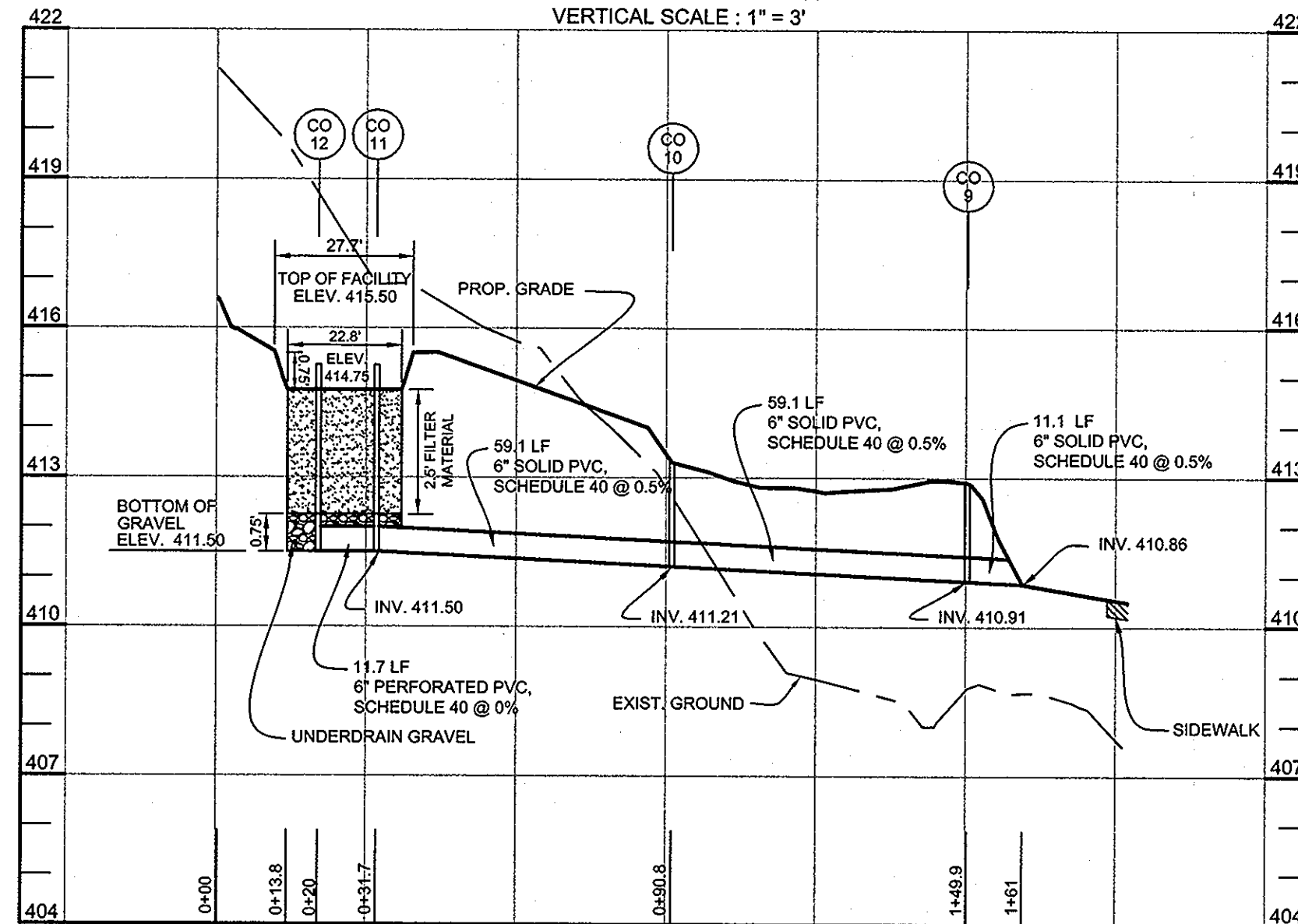
PLAN VIEW - BIORETENTION "G" - LOT 4

SCALE: 1"=10'



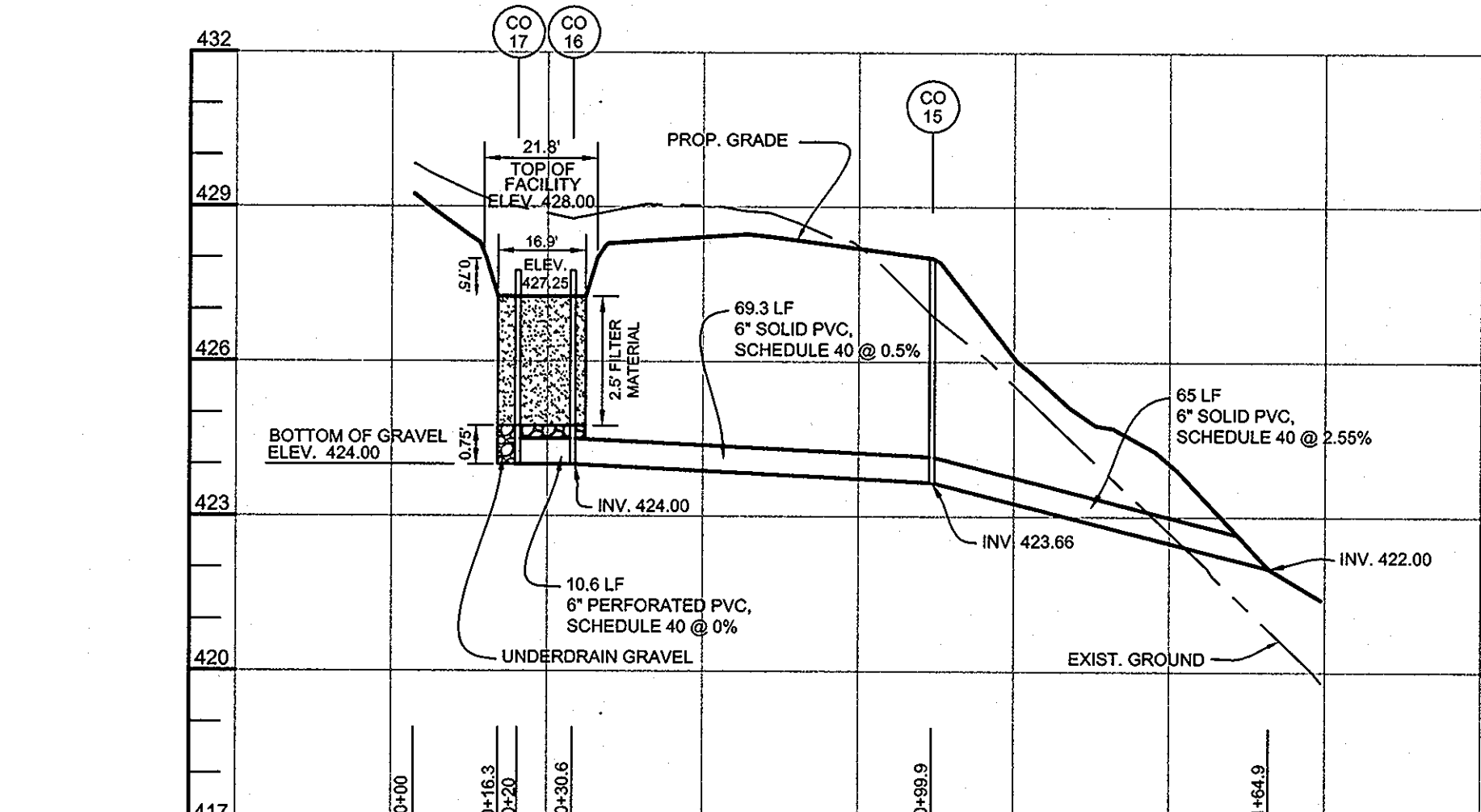
PLAN VIEW - BIORETENTION "E" - LOT 3

SCALE: 1"=10'



BIORETENTION E PROFILE - LOT 3

HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



BIORETENTION G PROFILE - LOT 4

HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'

NOTE: FOR UNDERDRAIN DETAILS AND MATERIAL SPECIFICATIONS FOR BIORETENTION FACILITIES, SEE SHEET 9.

BIORETENTION PLANT LIST

TREES		QUANTITY								
KEY	BOTANICAL NAME	COMMON NAME	SPACING	SIZE	REMARKS	BIO-C - LOT 2	BIO-D - LOT 3	BIO-E - LOT 3	BIO-F - LOT 4	BIO-G - LOT 4
ARU	ACER RUBRUM	RED MAPLE	AS SHOWN	1"-1 1/2" CAL.	BB	1	1	1	1	1
SHRUBS										
CAM	CORNUS AMOMUM	SILKY DOGWOOD	AS SHOWN	18"-24" HT.	CONT.	0	1	0	0	0
VDE	VIBURNUM DENTATUM	ARROWWOOD	AS SHOWN	18"-24" HT.	CONT.	2	2	2	2	1
HERBACEOUS SPECIES										
EFM	EUPATORIUM FISTULOSUM	JOE-PYE WEED	AS SHOWN	1 QT./12" HT.	CONT. (3" O.C.)	0	2	7	6	3
MDI	MONARDA DIDYMA	BEEBALM	AS SHOWN	1 QT.	CONT.	7	7	0	5	0
RLA	RUDEBECKIA LACINIATA	TALL CONEFLOWER	AS SHOWN	1 QT.	CONT.	0	6	0	0	5
BIORETENTION "C" - LOT 2 = 136 S.F. OR 0.003 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3 TREES AND SHRUBS PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 7 HERBACEOUS SPECIES										
BIORETENTION "D" - LOT 3 = 235 S.F. OR 0.005 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 4 TREES AND SHRUBS PROVIDED: 1 SHADE TREES, 3 SHRUBS AND 15 HERBACEOUS SPECIES										
BIORETENTION "E" - LOT 3 = 137 S.F. OR 0.003 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3 TREES AND SHRUBS PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 7 HERBACEOUS SPECIES										
BIORETENTION "F" - LOT 4 = 170 S.F. OR 0.004 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3 TREES AND SHRUBS PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 11 HERBACEOUS SPECIES										
BIORETENTION "G" - LOT 4 = 68 S.F. OR 0.002 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 2 TREES AND SHRUBS PROVIDED: 1 SHADE TREES, 1 SHRUBS AND 7 HERBACEOUS SPECIES										

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Kent Redwood 6/10/10
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
William J. Smith 5-24-10
 CHIEF, BUREAU OF HIGHWAYS DATE

OWNER
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 17520 COUNTRY VIEW WAY
 MT. AIRY, MARYLAND 21771

OWNER
 HOWARD W. AND BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMSBURG GROUP, LLC
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 5485 HARPERS FARM ROAD,
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 COLUMBIA, MD 21044
 410.997.8800

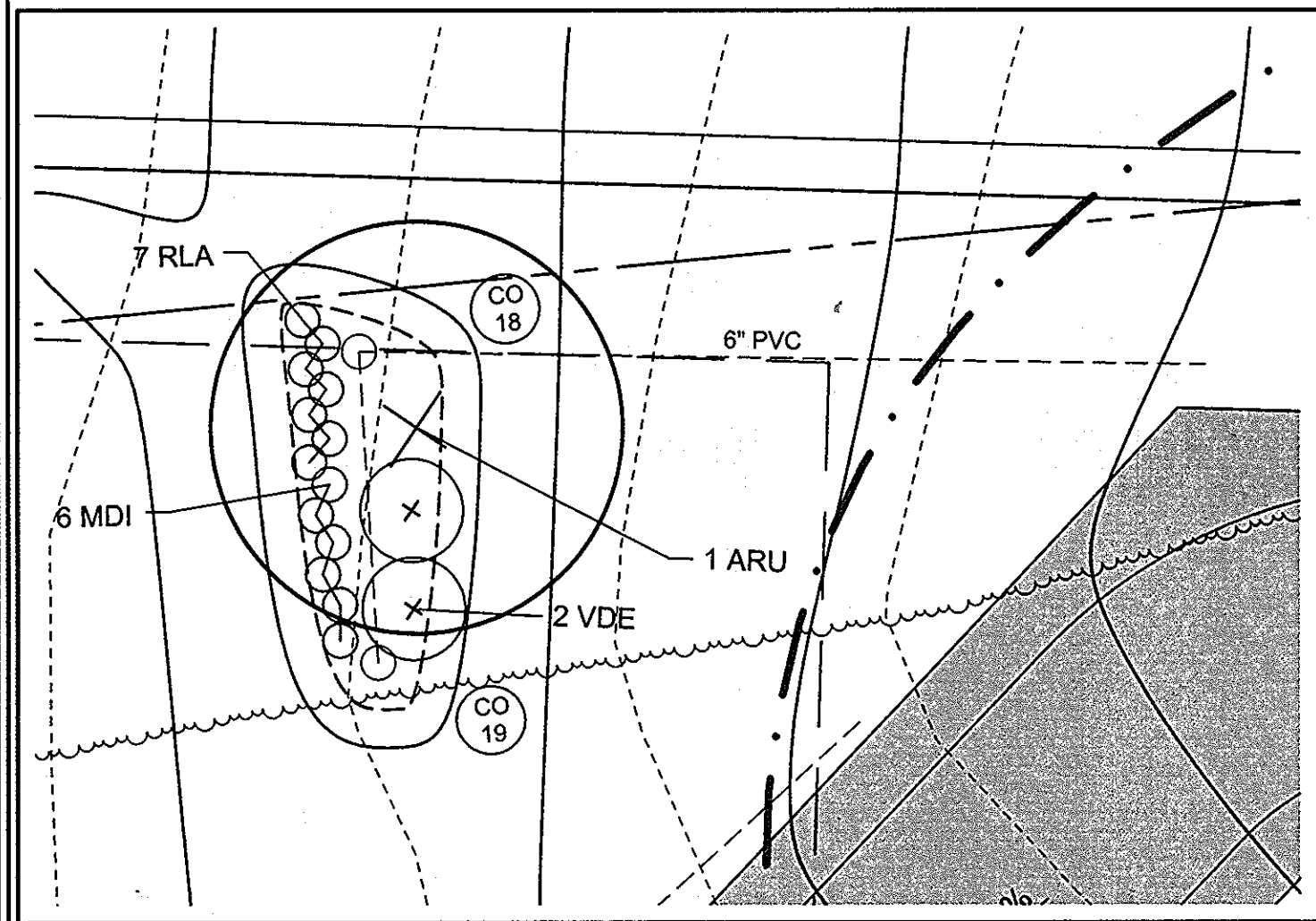
STORMWATER MANAGEMENT - BIORETENTION PLANS, PROFILES, & CHARTS
 TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRID 2 PARCEL 164 AND 12
 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

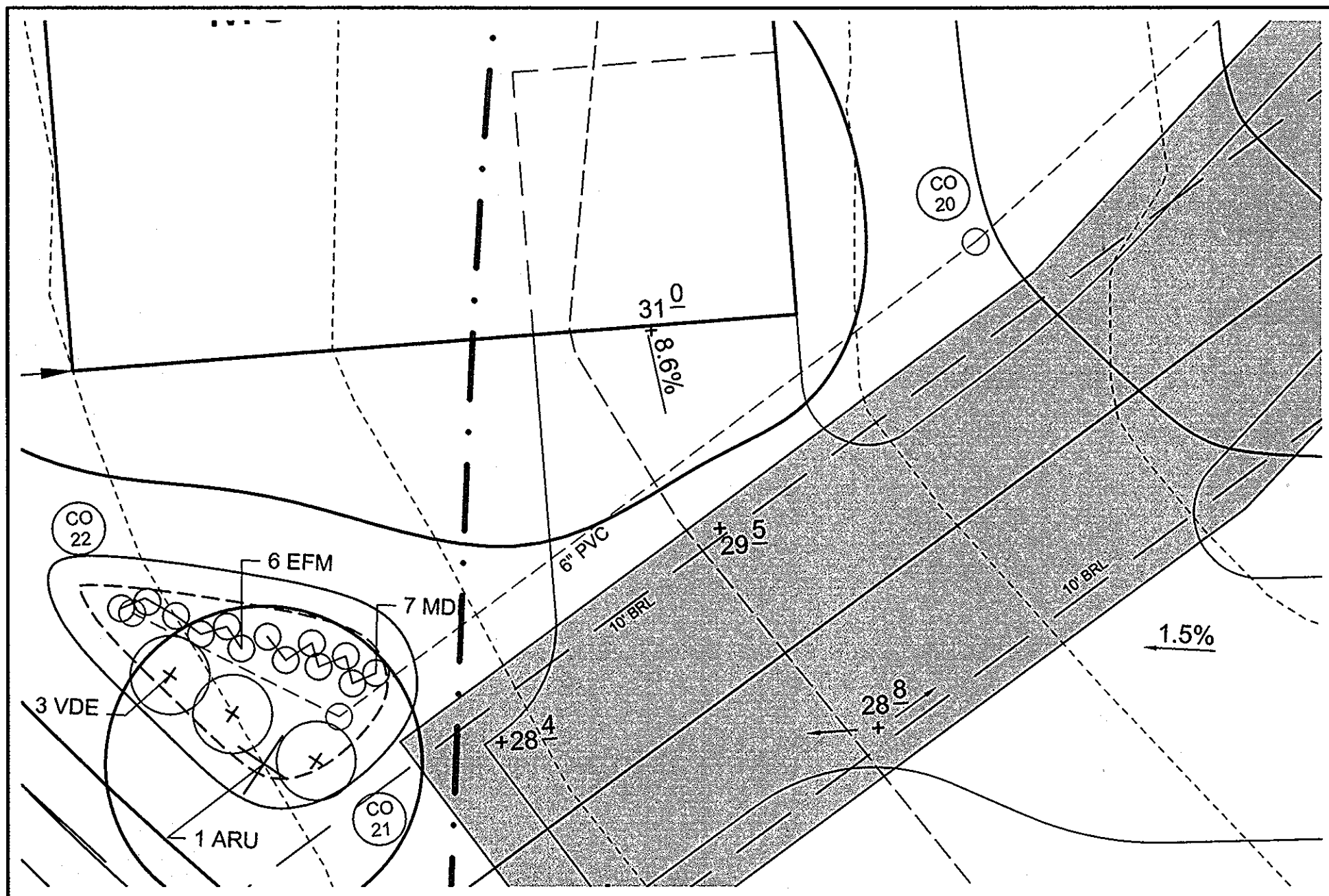
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 DRAWN BY: AM/SJT
 CHECKED BY: PS
 SCALE: AS SHOWN
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 10 OF 13

Sill · Adcock & Associates · LLC
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 3300 North Ridge Road, Suite 160
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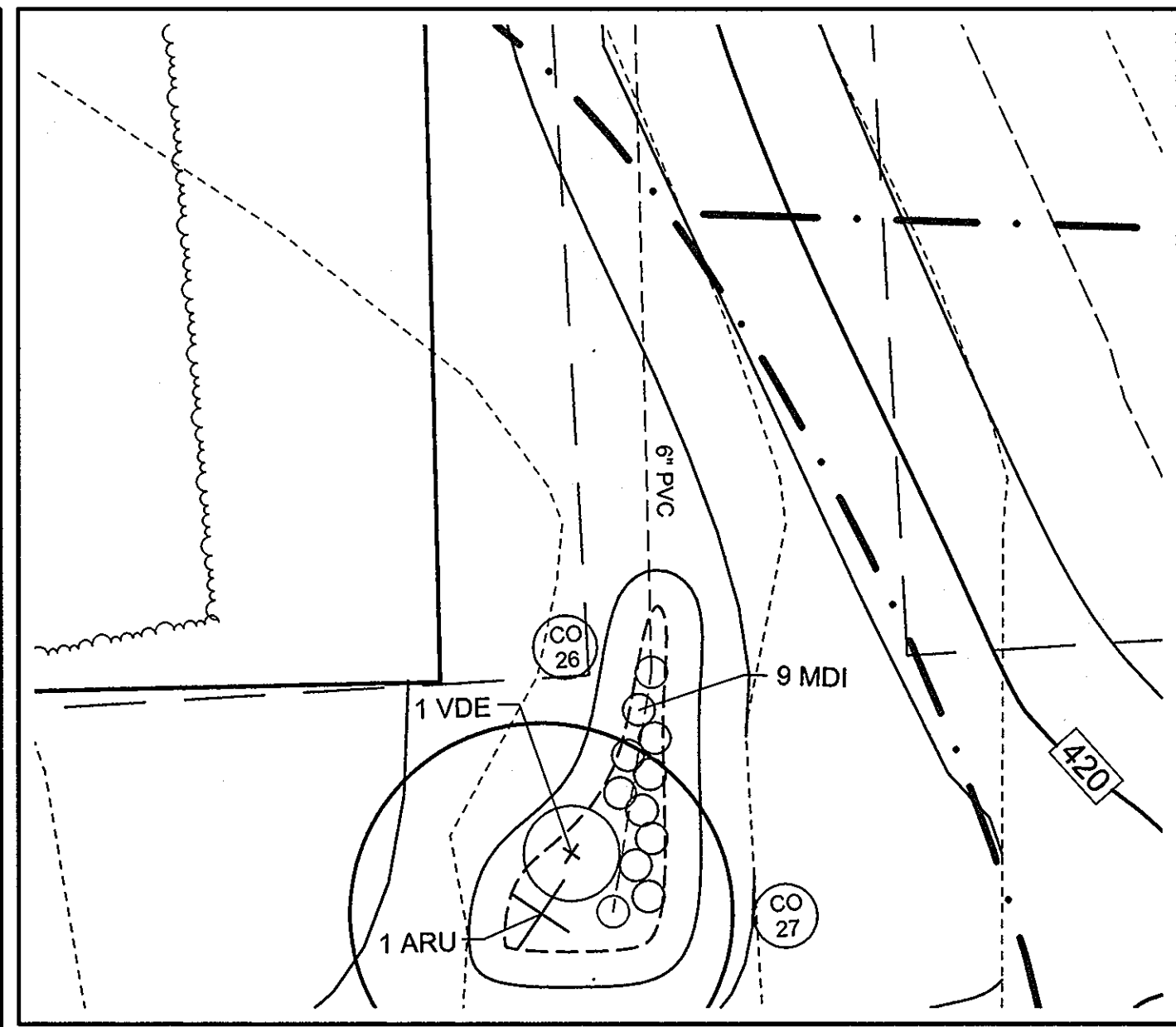
PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DAILY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 32026, EXPIRATION DATE: JUNE 20, 2011



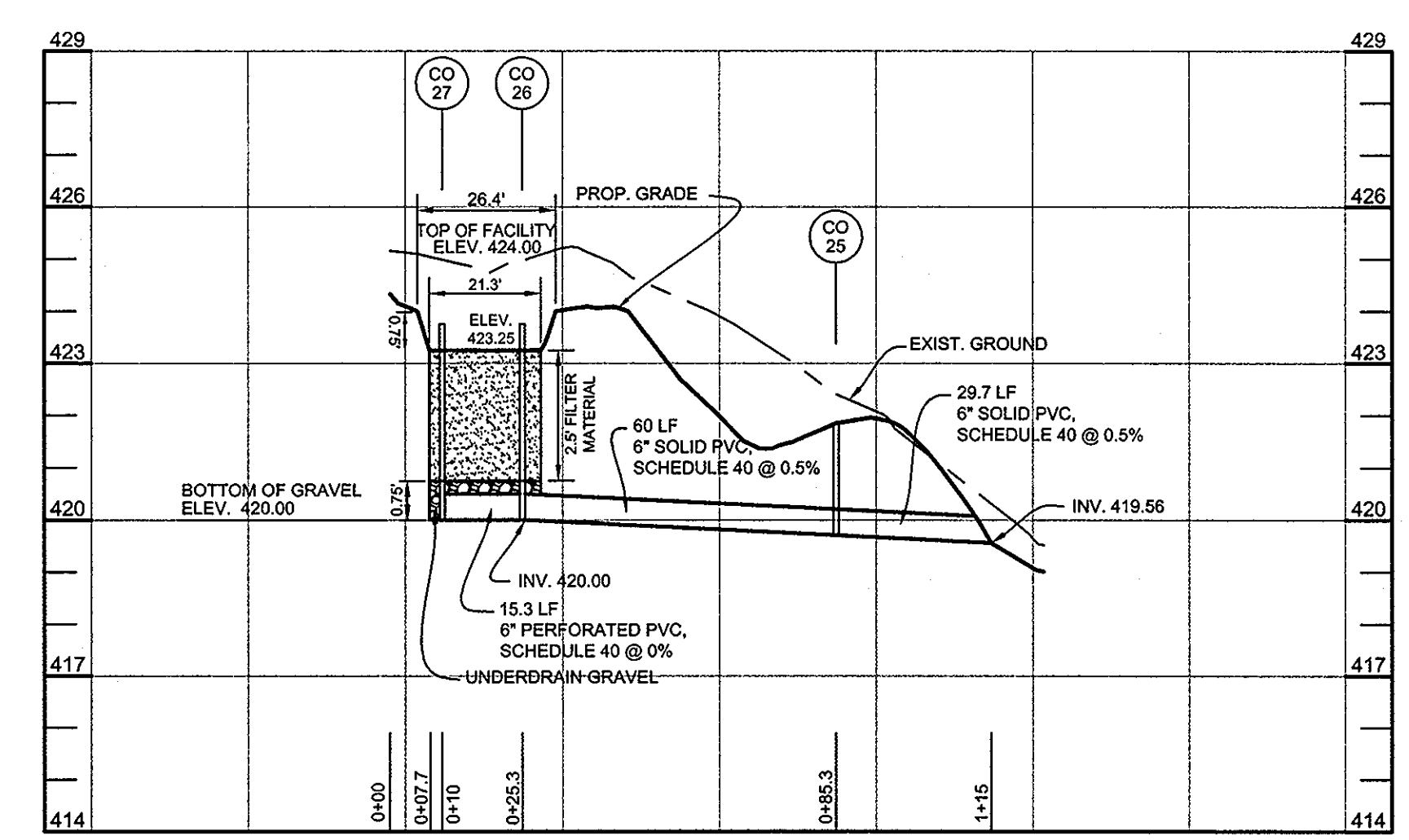
PLAN VIEW - BIORETENTION "H" - LOT 5
SCALE: 1"=10"



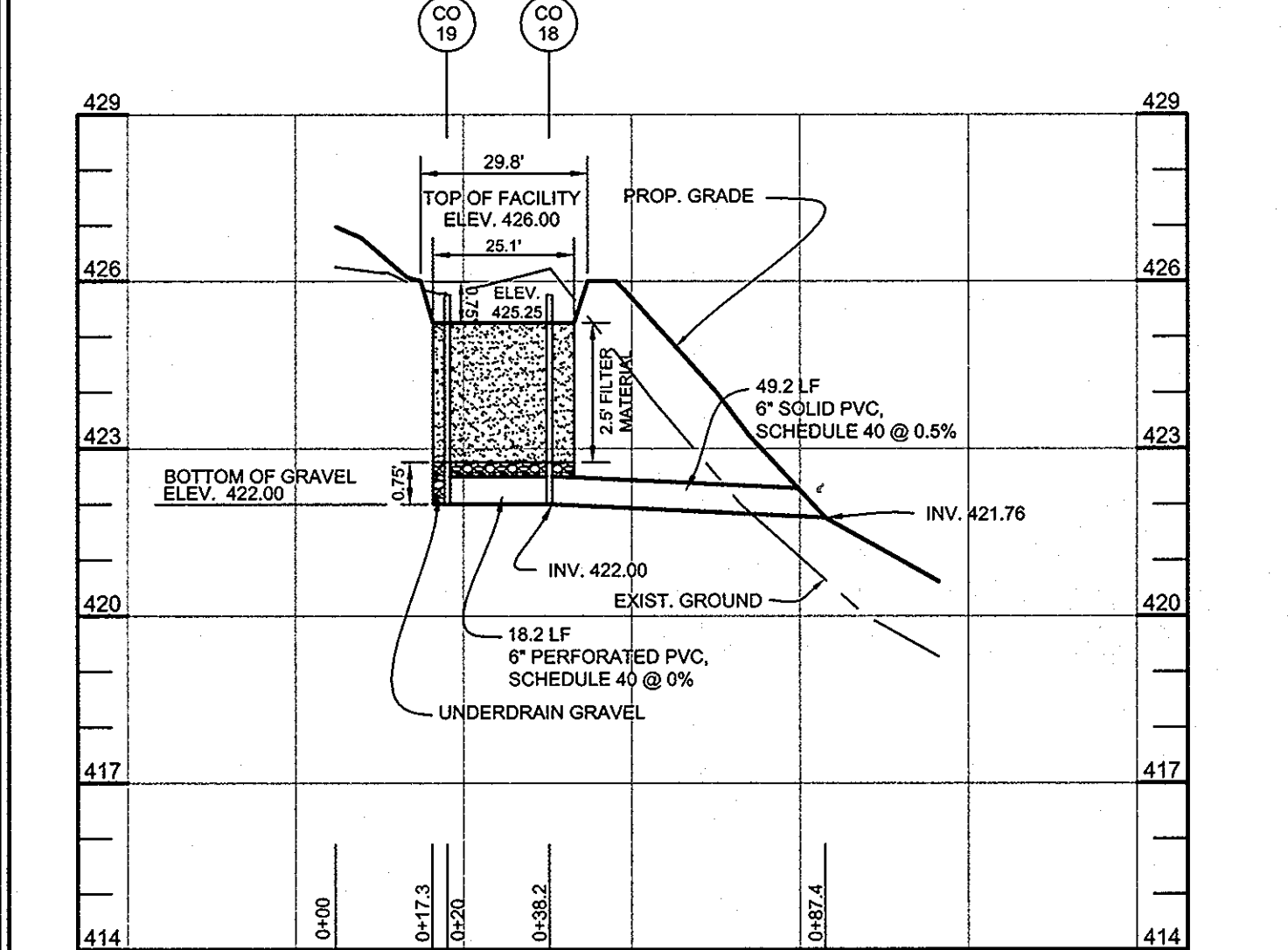
PLAN VIEW - BIORETENTION "I" - LOT 5
SCALE: 1"=10"



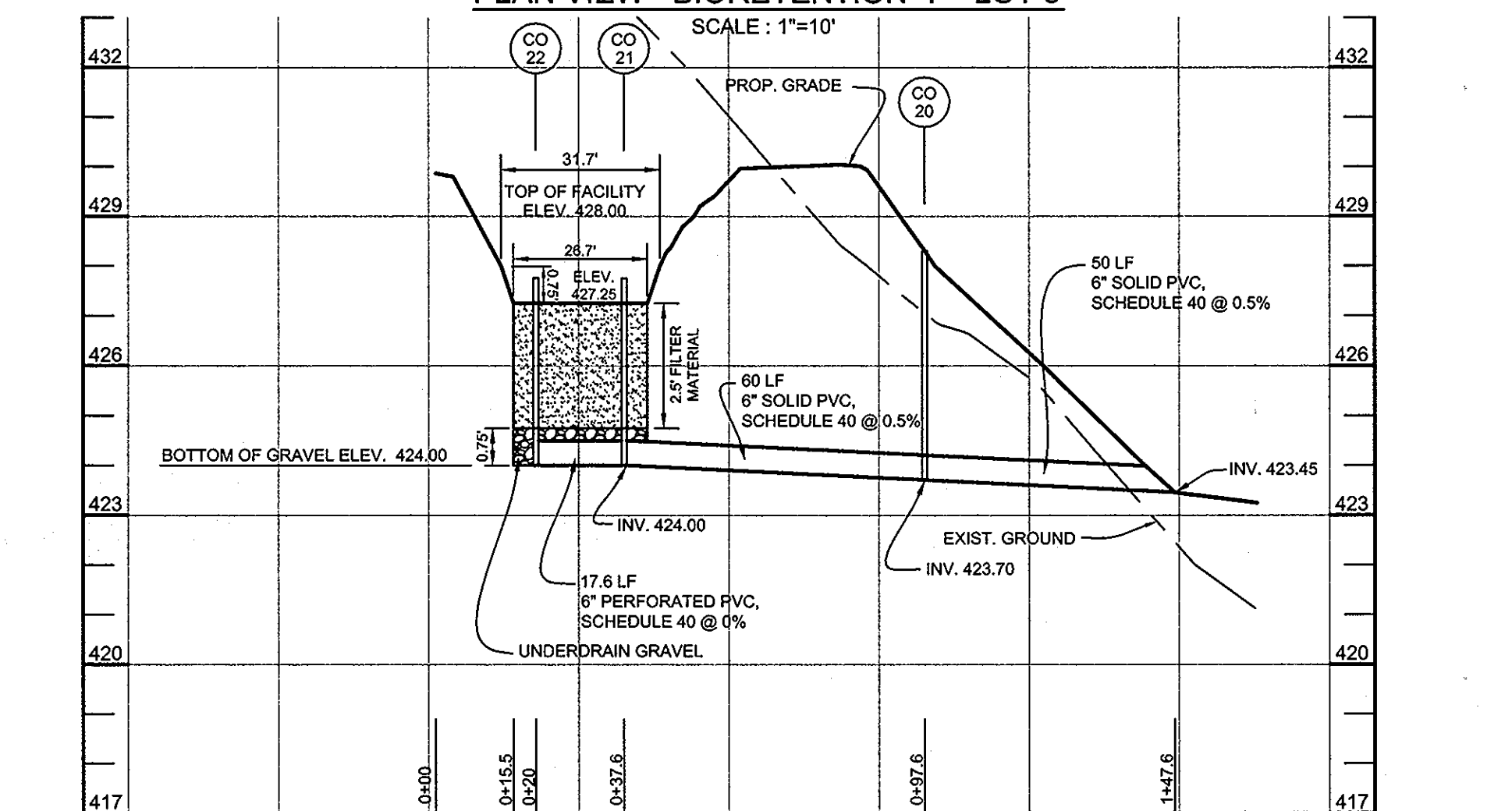
PLAN VIEW - BIORETENTION "K" - LOT 6
SCALE: 1"=10"



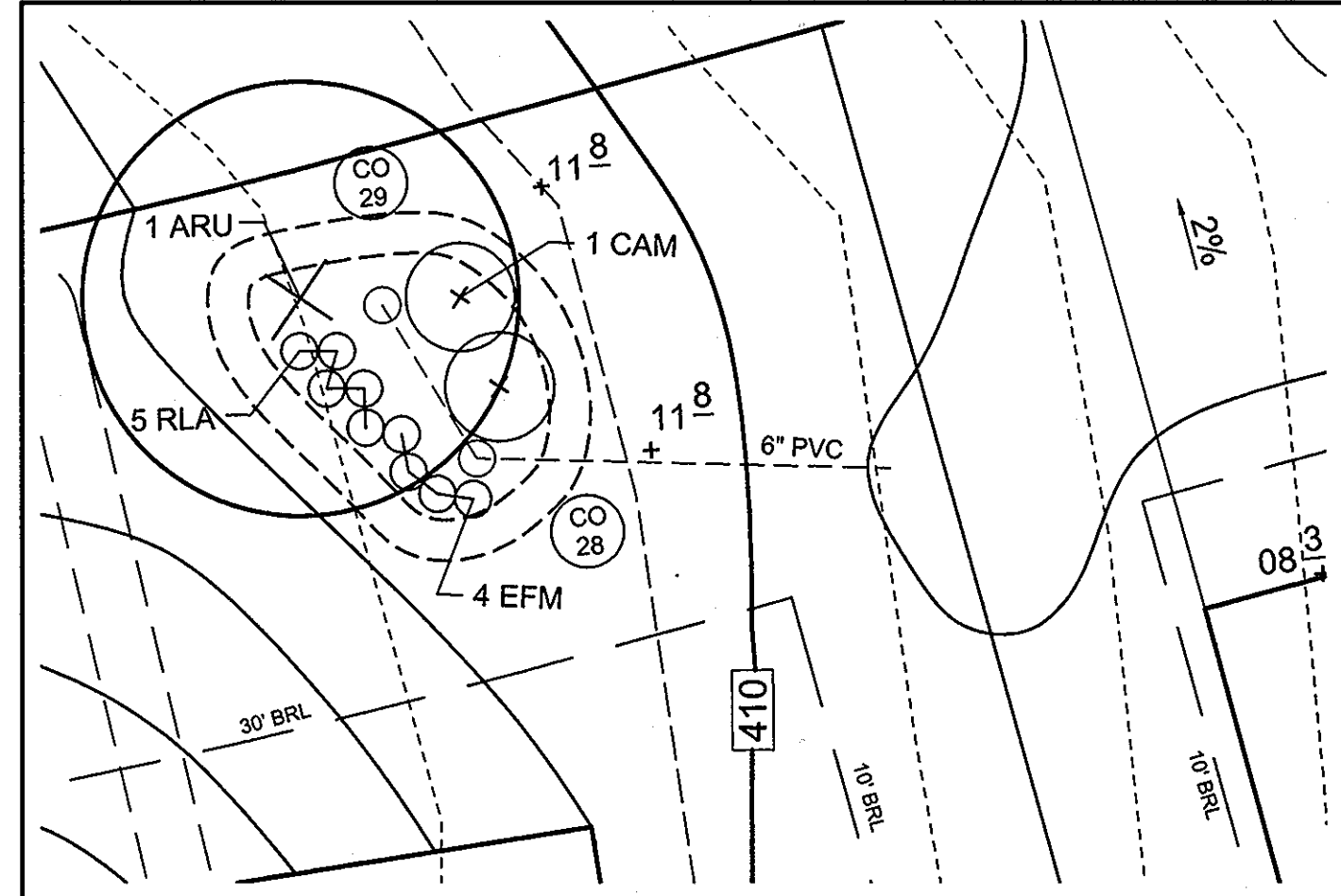
BIORETENTION K PROFILE - LOT 6
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"



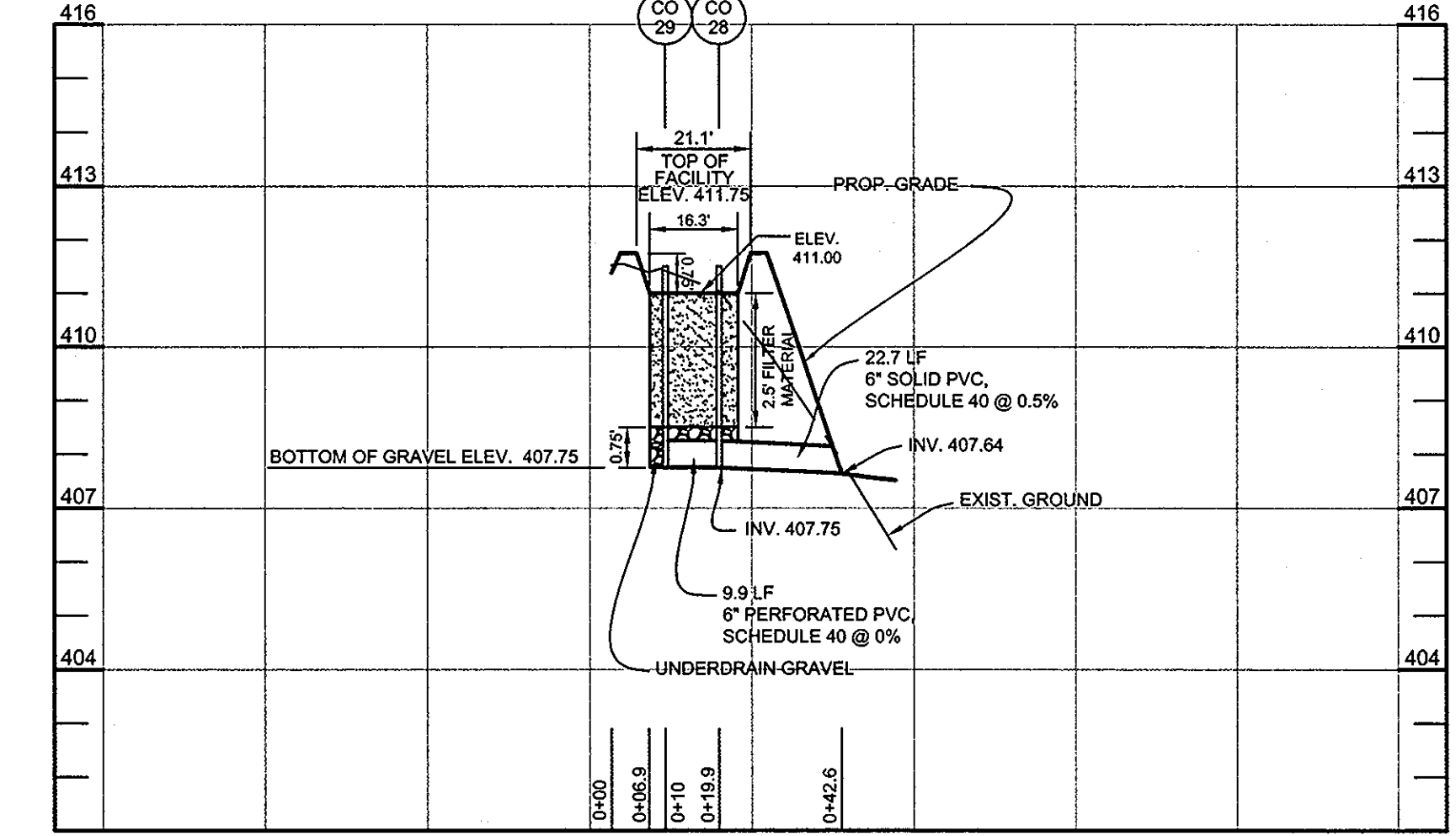
BIORETENTION H PROFILE - LOT 5
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"



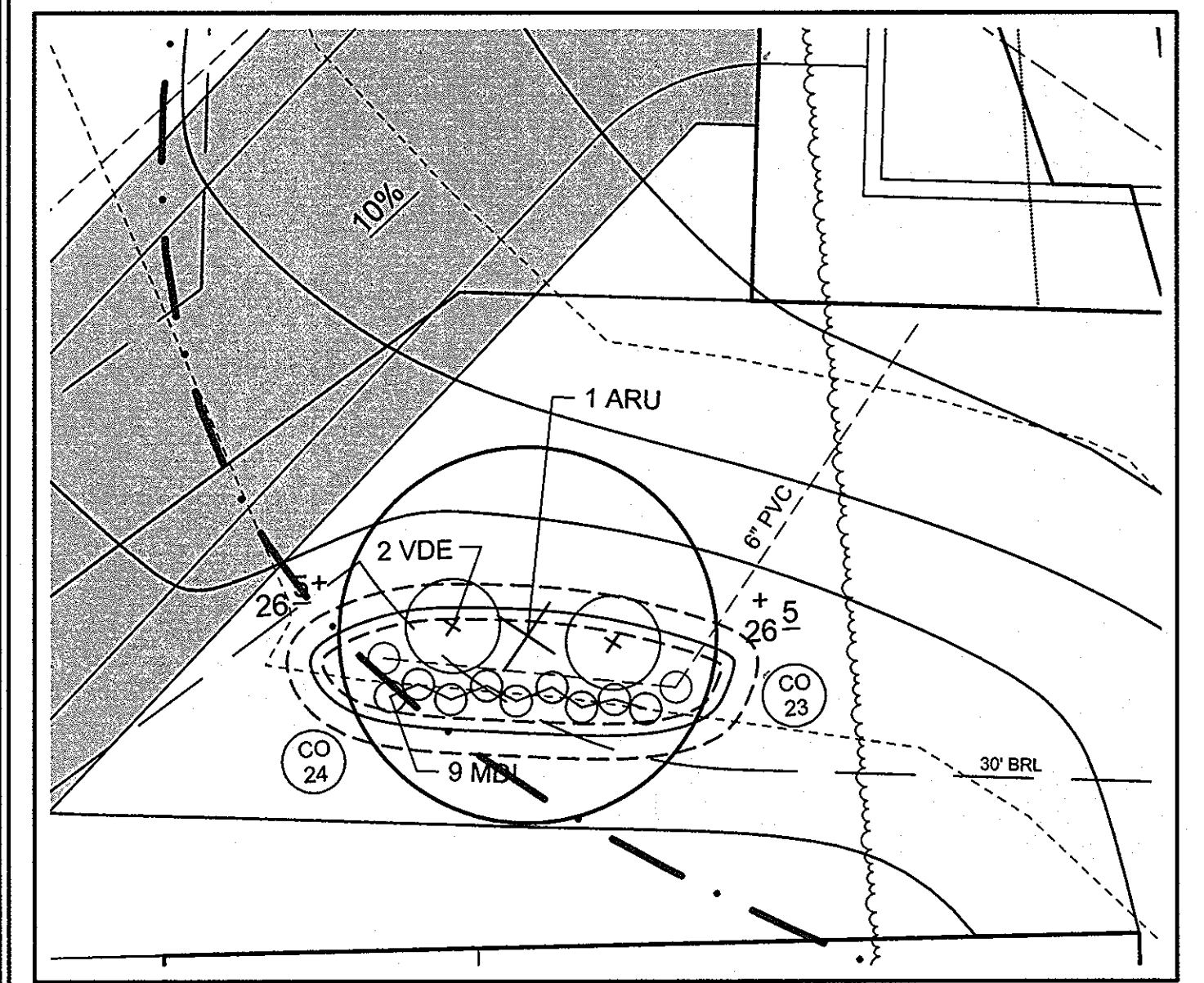
BIORETENTION I PROFILE - LOT 5
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"



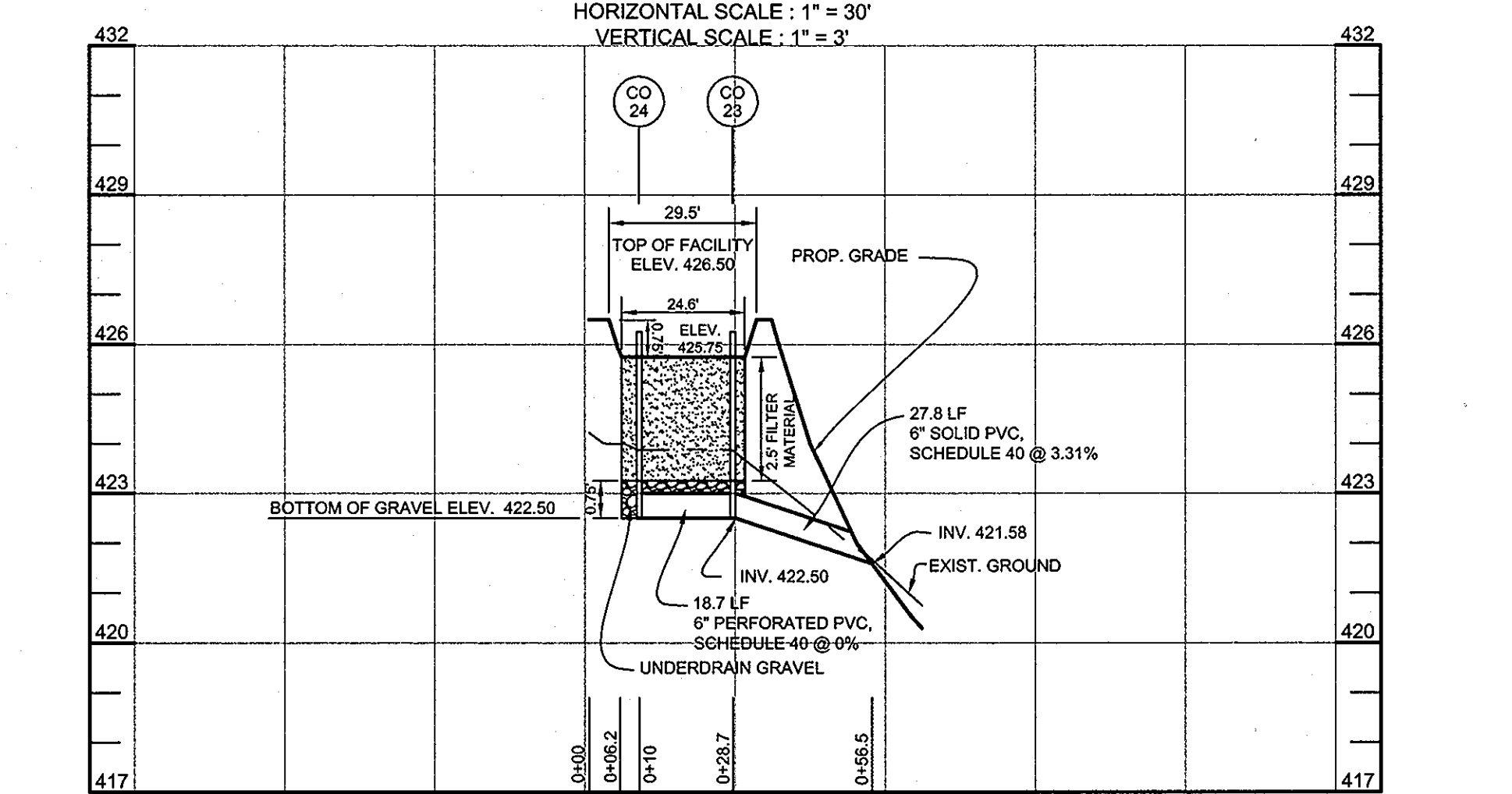
PLAN VIEW - BIORETENTION "L" - LOT 7
SCALE: 1"=10"



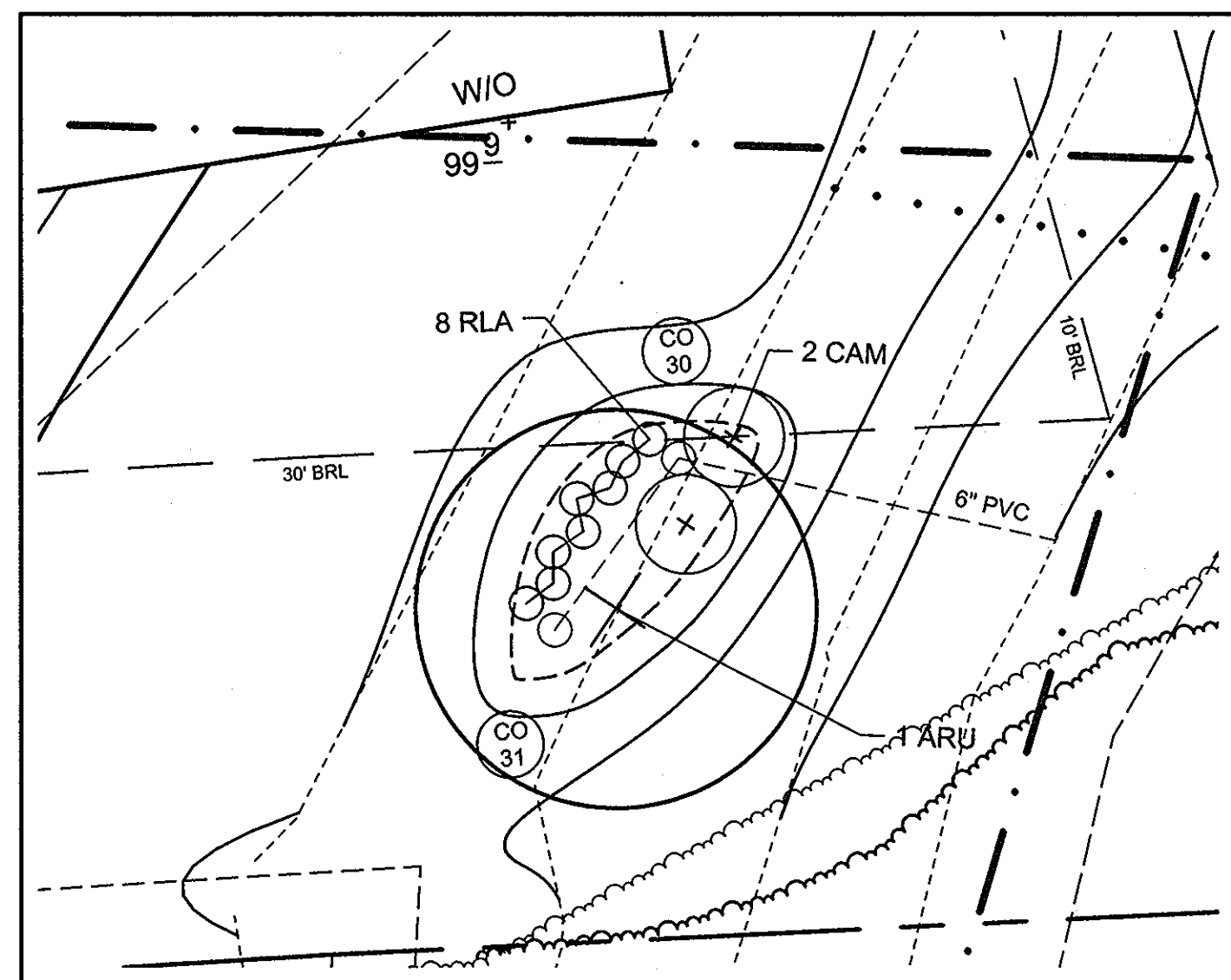
BIORETENTION L PROFILE - LOT 7
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"



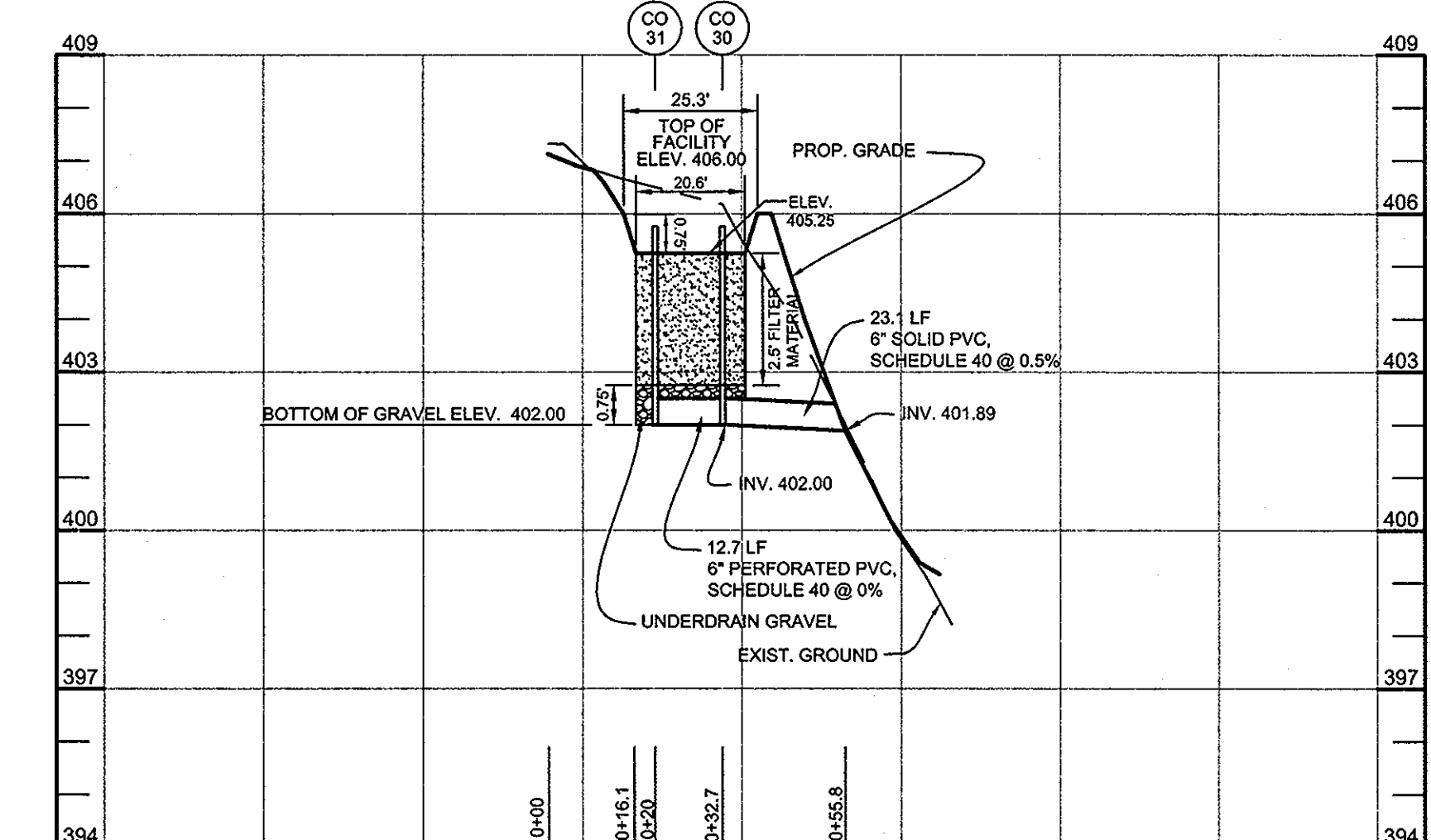
PLAN VIEW - BIORETENTION "J" - LOT 6
SCALE: 1"=10"



BIORETENTION J PROFILE - LOT 6
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"



PLAN VIEW - BIORETENTION "M" - LOT 7
SCALE: 1"=10"



BIORETENTION M PROFILE - LOT 7
HORIZONTAL SCALE: 1"=30"
VERTICAL SCALE: 1"=3"

NOTE: FOR UNDERDRAIN DETAILS AND MATERIAL SPECIFICATIONS FOR BIORETENTION FACILITIES, SEE SHEET 9.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Keith L. ... 6/16/10
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
... .. 5-24-10
 CHIEF, BUREAU OF HIGHWAYS

BIORETENTION PLANT LIST																	
TREES																	
KEY	BOTANICAL NAME	COMMON NAME	SPACING	SIZE	REMARKS	QUANTITY BIO H - LOT 5	QUANTITY BIO I - LOT 5	QUANTITY BIO J - LOT 6	QUANTITY BIO K - LOT 6	QUANTITY BIO L - LOT 7	QUANTITY BIO M - LOT 7						
ARU	ACER RUBRUM	RED MAPLE	AS SHOWN	1'-1 1/2" CAL.	BB	1	1	1	1	1	1						
SHRUBS																	
CAM	CORNUS AMOMUM	SILKY DOGWOOD	AS SHOWN	18"-24" HT.	CONT.	0	0	0	0	2	2						
VDE	VIBURNUM DENTATUM	ARROWWOOD	AS SHOWN	18"-24" HT.	CONT.	2	3	2	1	0	0						
HERBACEOUS SPECIES																	
EFM	EUPATORIUM FISTULOSUM	JOE-PYE WEED	AS SHOWN	1 QT./12" HT.	CONT. (3' O.C.)	0	6	0	0	4	0						
MDI	MONARDA DIDYMA	BEEBALM	AS SHOWN	1 QT.	CONT.	6	7	9	9	0	0						
RLA	RUDEBECKIA LACINIATA	TALL CONEFLOWER	AS SHOWN	1 QT.	CONT.	7	0	0	0	5	8						
BIORETENTION "H" - LOT 5 = 171 S.F. OR 0.004 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3						BIORETENTION "I" - LOT 5 = 202 S.F. OR 0.005 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 4						BIORETENTION "J" - LOT 6 = 134 S.F. OR 0.003 AC. REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3					
PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 13 HERBACEOUS SPECIES						PROVIDED: 1 SHADE TREES, 3 SHRUBS AND 13 HERBACEOUS SPECIES						PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 9 HERBACEOUS SPECIES					

BIORETENTION "K" - LOT 6 = 103 S.F. OR 0.002 AC.
 REQUIRED: 800 TREES AND SHRUBS PER ACRE = 2
 PROVIDED: 1 SHADE TREES, 1 SHRUB AND 9 HERBACEOUS SPECIES

BIORETENTION "L" - LOT 7 = 168 S.F. OR 0.004 AC.
 REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3
 PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 9 HERBACEOUS SPECIES

BIORETENTION "M" - LOT 7 = 135 S.F. OR 0.003 AC.
 REQUIRED: 800 TREES AND SHRUBS PER ACRE = 3
 PROVIDED: 1 SHADE TREES, 2 SHRUBS AND 9 HERBACEOUS SPECIES

OWNER
 JANE J. ATHEY
 17520 COUNTRY VIEW WAY
 MT. AIRY, MARYLAND 21771

OWNER
 HOWARD W. AND
 BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMSBURG GROUP, LLC
 C/O ROBERT CORBETT
 5485 HARPERS FARM ROAD,
 SUITE 200
 COLUMBIA, MD 21044
 410.997.8800

STORMWATER MANAGEMENT -
 BIORETENTION PLANS, PROFILES, & CHARTS
TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRID 2 PARCEL 164 AND 12
 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

DESIGN BY: JT/JST
 DRAWN BY: AM/JST
 CHECKED BY: PS
 SCALE: AS SHOWN
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 11 OF 13

Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 3300 North Ridge Road, Suite 160
 Elliott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@silladcock.com

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. 3026, EXPIRATION DATE: JUNE 30, 2011

NOTES

1. AT THE TIME OF INSTALLMENT, ALL SHRUBS AND OTHER PLANTINGS HEREWITH LISTED AND APPROVED FOR THIS SITE, SHALL BE OF THE PROPER HEIGHT REQUIREMENTS IN ACCORDANCE WITH THE HOWARD COUNTY LANDSCAPING MANUAL. IN ADDITION, NO SUBSTITUTIONS OR RELOCATION OF REQUIRED PLANTINGS MAY BE MADE WITHOUT PRIOR REVIEW AND APPROVAL FROM THE DEPARTMENT OF PLANNING AND ZONING. ANY DEVIATION FROM THIS APPROVED LANDSCAPE PLAN MAY RESULT IN DENIAL OR DELAY IN THE RELEASE OF LANDSCAPE SURETY UNTIL SUCH TIME AS ALL REQUIRED MATERIALS ARE PLANTED AND/OR REVISIONS ARE MADE TO APPLICABLE PLANS AND CERTIFICATES.
2. THE OWNER, TENANT, AND/OR THEIR AGENTS SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE REQUIRED LANDSCAPING, INCLUDING BOTH PLANT MATERIALS AND BERMS, FENCES AND WALLS. ALL PLANT MATERIALS SHALL BE MAINTAINED IN GOOD GROWING CONDITION, AND WHEN NECESSARY, REPLACED WITH NEW MATERIALS TO ENSURE CONTINUED COMPLIANCE WITH APPLICABLE REGULATIONS. ALL OTHER REQUIRED LANDSCAPING SHALL BE PERMANENTLY MAINTAINED IN GOOD CONDITION, AND WHEN NECESSARY, REPAIRED OR REPLACED.
3. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING WILL BE POSTED AS PART OF THE DEVELOPER'S AGREEMENT IN THE AMOUNT OF \$4,800.00 (18 SHADE TREES @ \$300.00 EACH). STREET TREES AND PERIMETER LANDSCAPE TREES WILL BE PLANTED AT THE SITE DEVELOPMENT PLAN STAGE. LANDSCAPING FOR LOTS 1 THRU 8 WILL BE PROVIDED FOR AT THE SITE DEVELOPMENT PLAN STAGE IN ACCORDANCE WITH SECTION 16.124 OF THE SUBDIVISION REGULATIONS AND THE LANDSCAPE MANUAL.
4. FOR BIORETENTION PLANTING, SEE DETAILS ON SHEET 9 THRU 11.

CATEGORY	PERIMETER LANDSCAPE EDGE				
	ADJACENT TO ROADWAYS	ADJACENT TO PERIMETER PROPERTIES			
PERIMETER/FRONTAGE DESIGNATION	1	2	3	4	5
LINEAR FEET OF ROADWAY FRONTAGE/PERIMETER	125	150	850	345	649
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	YES (1) 122LF OLF	YES (1) 150LF OLF	YES (1) 378LF 272LF	YES (1) 144LF 201LF	YES (1) 198LF 456LF
REMAINING PERIMETER LENGTH CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET)	NO	NO	NO	NO	NO
REMAINING PERIMETER LENGTH NUMBER OF PLANTS REQUIRED	1:50 = 0	1:50 = 0	1:80 = 5	1:80 = 3	1:80 = 8
SHADE TREES	1:40 = 0	1:40 = 0	-	-	-
EVERGREEN TREES	-	-	-	-	-
SHRUBS	-	-	-	-	-

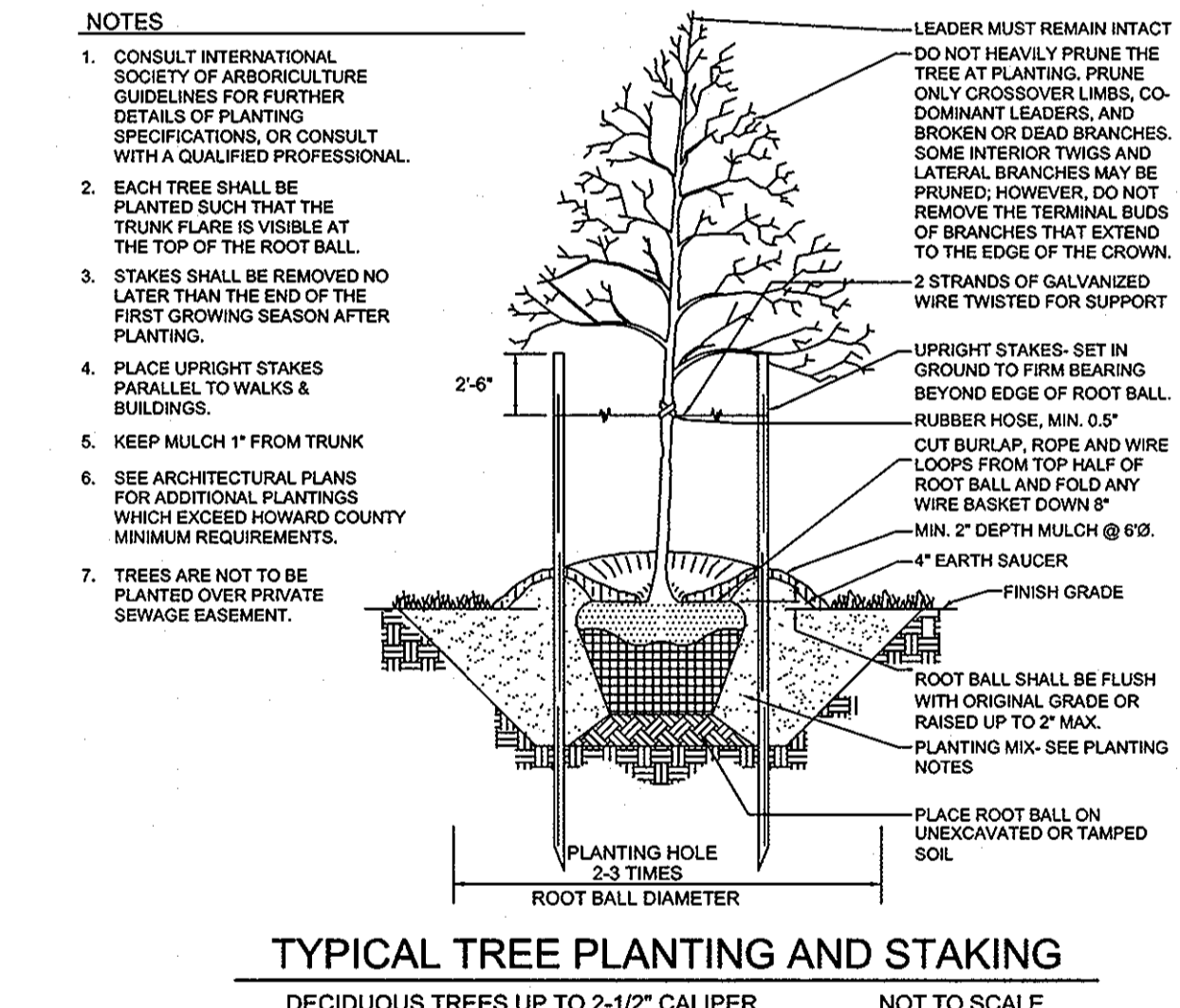
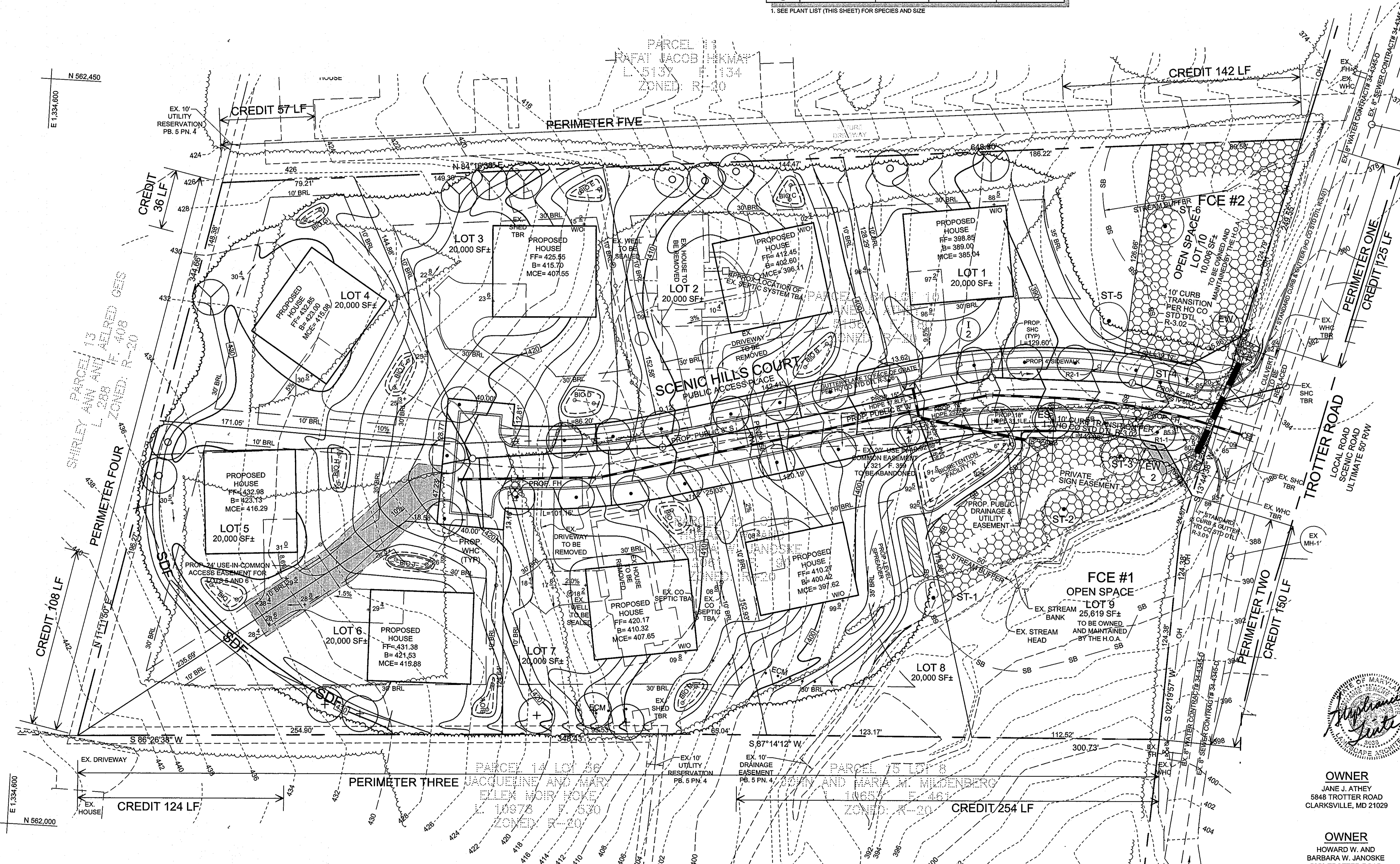
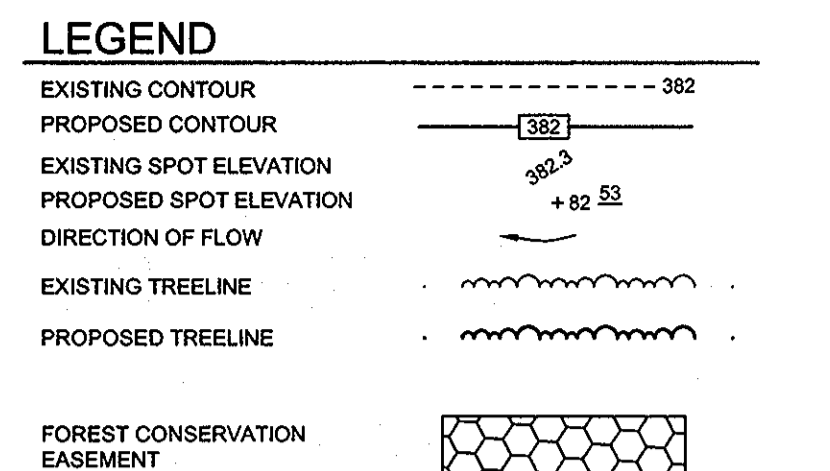
1. CREDIT TAKEN FOR EXISTING WOODS

STREET TREE & PERIMETER LANDSCAPE PLANT LIST					
KEY	QUANTITY	BOTANICAL NAME	SIZE	NOTE	
⊙	6	QUERCUS PALustris 'PIN OAK'	2 1/2"-3" CAL.	B & B	
⊙	5	QUERCUS COCCINEA 'SCARLET OAK'	2 1/2"-3" CAL.	B & B	
⊙	5	TILIA CORDATA 'GREENSPIRE' 'GREENSPIRE LITTLE LEAF LINDEN'	2 1/2"-3" CAL.	B & B	
⊙	26	ACER RUBRUM 'OCTOBER GLORY' 'OCTOBER GLORY RED MAPLE'	2 1/2"-3" CAL.	B & B	

STREET TREE SCHEDULE				
SYMBOL	STREET NAME	LF REQUIRED	TREES REQUIRED	TREES PROVIDED
⊙	SCENIC HILLS COURT	1052'	26	26

1. SEE PLANT LIST (THIS SHEET) FOR SPECIES AND SIZE

SPECIMEN TREE TABLE					
KEY	SIZE	TYPE	CONDITION	LOCATION	REMARKS
ST-1	54"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-2	33"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-3	30"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-4	36"	TULIP POPLAR	GOOD	L-1	TO BE REMOVED
ST-5	36"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-6	33"	TULIP POPLAR	GOOD	L-1	TO REMAIN



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development
 DATE: 6/10/10

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
 Chief, Bureau of Highways
 DATE: 5-24-10

DEVELOPER'S / OWNER'S LANDSCAPE CERTIFICATE
 I / WE CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE ACCORDING TO THE PLAN, SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE HOWARD COUNTY LANDSCAPE MANUAL. I / WE FURTHER CERTIFY THAT UPON COMPLETION, A LETTER OF LANDSCAPE INSTALLATION ACCOMPANIED BY AN EXECUTED ONE (1) YEAR GUARANTEE OF PLANT MATERIALS, WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.
 BOB CORBETT, WILLIAMSBURG GROUP, DEVELOPER
 DATE: 3-21-10

OWNER
 JANE J. ATHEY
 5845 TROTTER ROAD
 CLARKSVILLE, MD 21029

OWNER
 HOWARD W. AND BARBARA W. JANOSKE
 5858 TROTTER ROAD
 CLARKSVILLE, MD 21029

DEVELOPER
 WILLIAMSBURG GROUP, LLC
 C/O ROBERT CORBETT
 5485 HARPER'S FARM ROAD,
 SUITE 200
 COLUMBIA, MD 21044
 410.937.8800

FINAL LANDSCAPE PLAN
TROTTER LANDING
 LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

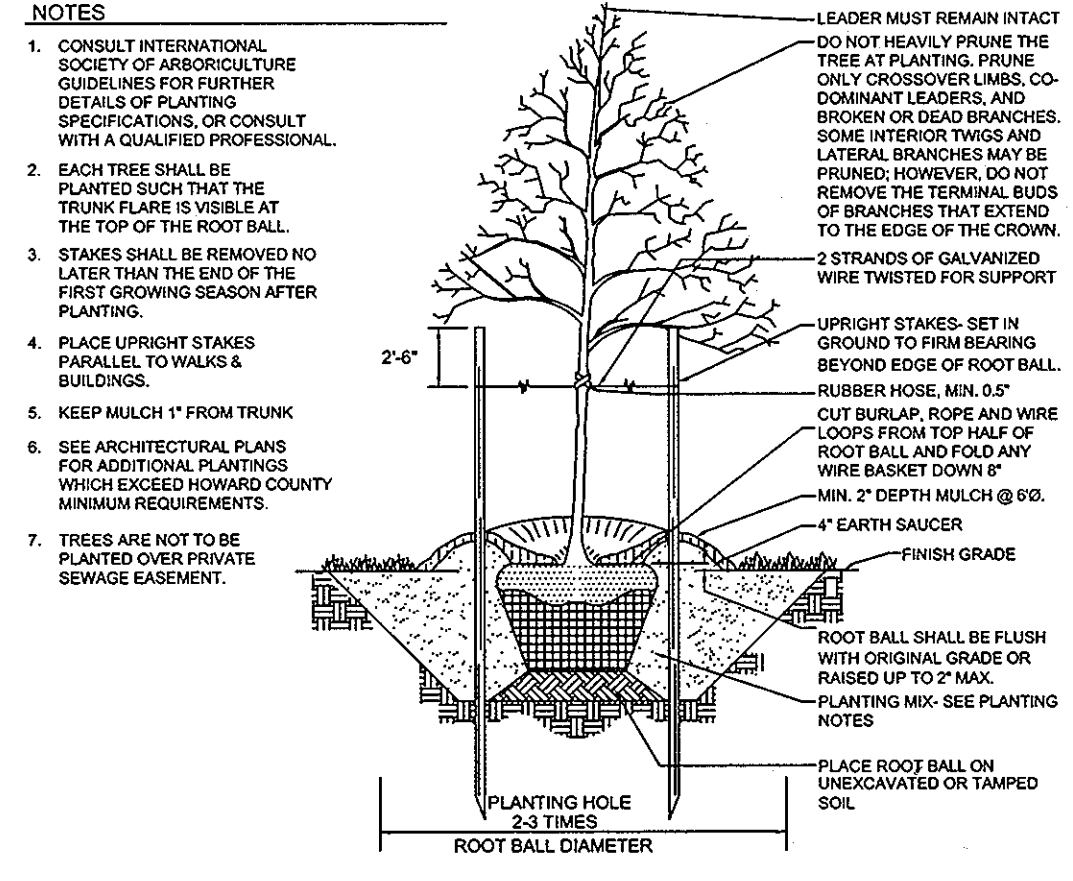
TAX MAP 35 GRID 2
 5TH ELECTION DISTRICT

PARCEL 164 AND 12
 HOWARD COUNTY, MARYLAND

Sill · Adcock & Associates · LLC
 Engineers · Surveyors · Planners
 3300 North Ridge Road, Suite 160
 Ellicott City, Maryland 21043
 Phone: 443.325.7682 Fax: 443.325.7685
 Email: info@saaand.com

DESIGN BY: JT / SJT
 DRAWN BY: AM / SJT
 CHECKED BY: PS
 SCALE: 1"=30'
 DATE: MARCH 23, 2010
 PROJECT #: 07-105
 SHEET #: 12 of 13

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. 32025, EXPIRATION DATE: JUNE 20, 2011



NOTES

1. THIS PLAN COMPLIES WITH THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION BY THE ON-SITE RETENTION OF 0.60 ACRES (26,136 SF) OF FOREST, REFORESTATION PLANTINGS OF 0.11 ACRES (4,782 SF) OF FOREST, AND THE REMAINING 1.04 ACRES (45,302.4 SF) OF FOREST PLANTING WILL BE PROVIDED BY THE FRIENDSHIP LAKES FOREST MITIGATION BANK (SDP-02-117). SURETY IN THE AMOUNT OF \$7,623 (26,136SF x \$0.20+ 4,782SF x \$0.50+ \$2,396) SHALL BE PAID WITH THE DEVELOPER'S AGREEMENT FOR THIS PLAN.
2. THE FOREST CONSERVATION BANK SDP (FRIENDSHIP LAKES) MUST BE RED-LINED TO REFLECT THE OBLIGATION MET WITH THE BANK PRIOR TO THE RECORDATION OF THIS SUBDIVISION.
3. BIORETENTION PLANTING HAVE BEEN DETAILED ON SHEETS 9 THRU 11. THESE PLANTINGS ARE NOT PART OF THE FOREST CONSERVATION REQUIREMENTS.

FOREST CONSERVATION EASEMENT SUMMARY

FOREST CONSERVATION EASEMENT #1 (FCE #1)	FCE #1 TOTAL= 0.33 AC. (RETENTION)
FOREST CONSERVATION EASEMENT #2 (FCE #2)	RETENTION= 0.06 AC. REFORESTATION= 0.10 AC. FCE #2 TOTAL= 0.16 AC.
FOREST CONSERVATION EASEMENT #3 (FCE #3)	RETENTION= 0.21 AC. REFORESTATION= 0.01 AC. FCE #3 TOTAL= 0.22 AC.
TOTAL RETENTION= 0.60 AC.	TOTAL REFORESTATION= 0.11 AC.
TOTAL EASEMENT= 0.71 AC.	

FOREST CONSERVATION EASEMENT #1 PLANT LIST (0.10 AC)

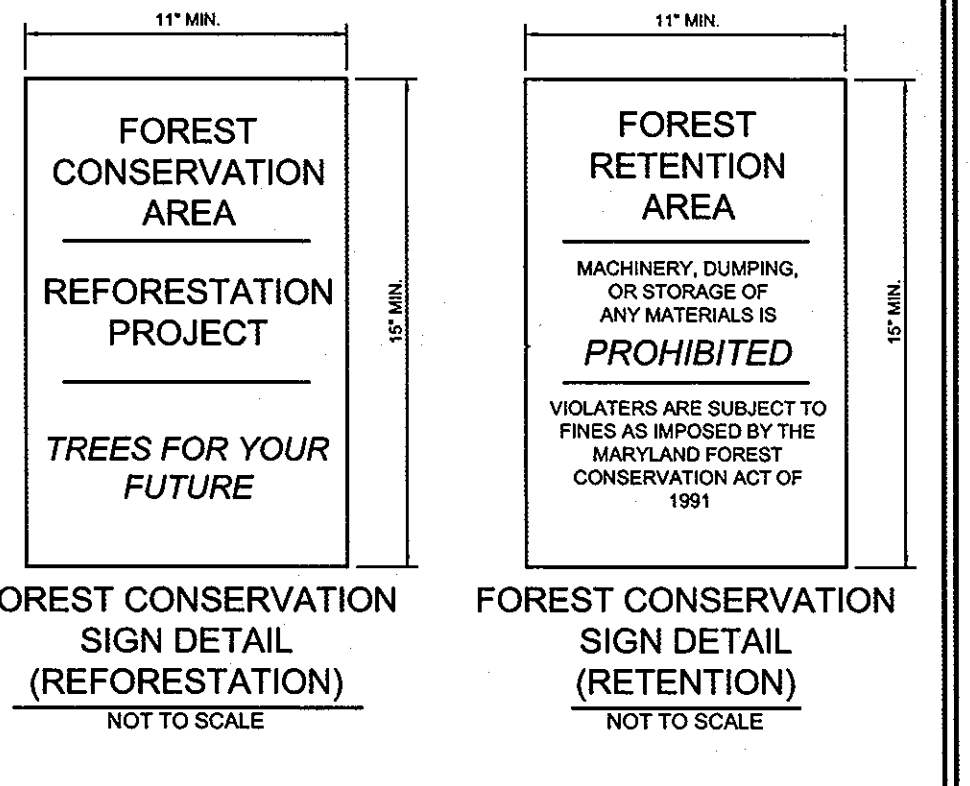
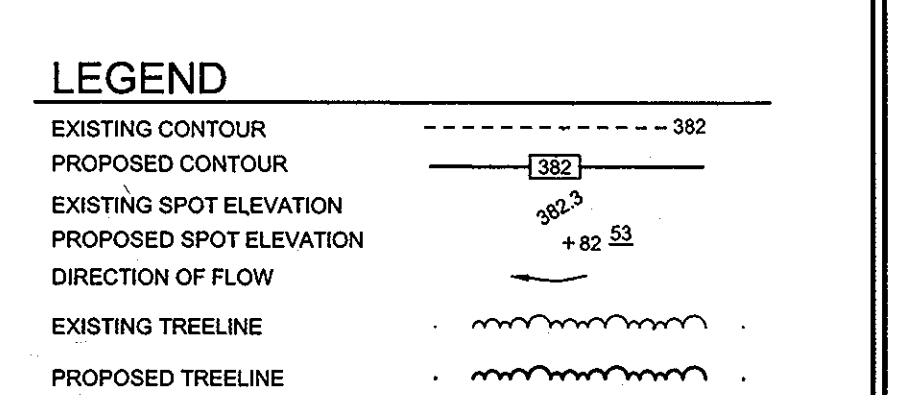
QUANTITY	BOTANICAL NAME	SIZE	SPACING	NOTE
4	ACER RUBRUM 'OCTOBER GLORY'	1" CAL.	15' x 15'	B & B
4	OCTOBER GLORY RED MAPLE	1" CAL.	15' x 15'	B & B
4	FUGUS GRANDIFOLIA AMERICAN BEECH	1" CAL.	15' x 15'	B & B
4	LIQUIDAMBAR STYRACIFLIA AMERICAN SWEETGUM	1" CAL.	15' x 15'	B & B
4	CORNUS FLORIDA FLOWERING DOGWOOD	1" CAL.	15' x 15'	B & B
4	QUERCUS RUBRA RED OAK	1" CAL.	15' x 15'	B & B

FOREST CONSERVATION EASEMENT #2 PLANT LIST (0.01 AC)

QUANTITY	BOTANICAL NAME	SIZE	SPACING	NOTE
1	ACER RUBRUM 'OCTOBER GLORY'	1" CAL.	15' x 15'	B & B
1	OCTOBER GLORY RED MAPLE	1" CAL.	15' x 15'	B & B
1	FUGUS GRANDIFOLIA AMERICAN BEECH	1" CAL.	15' x 15'	B & B

SPECIMEN TREE TABLE

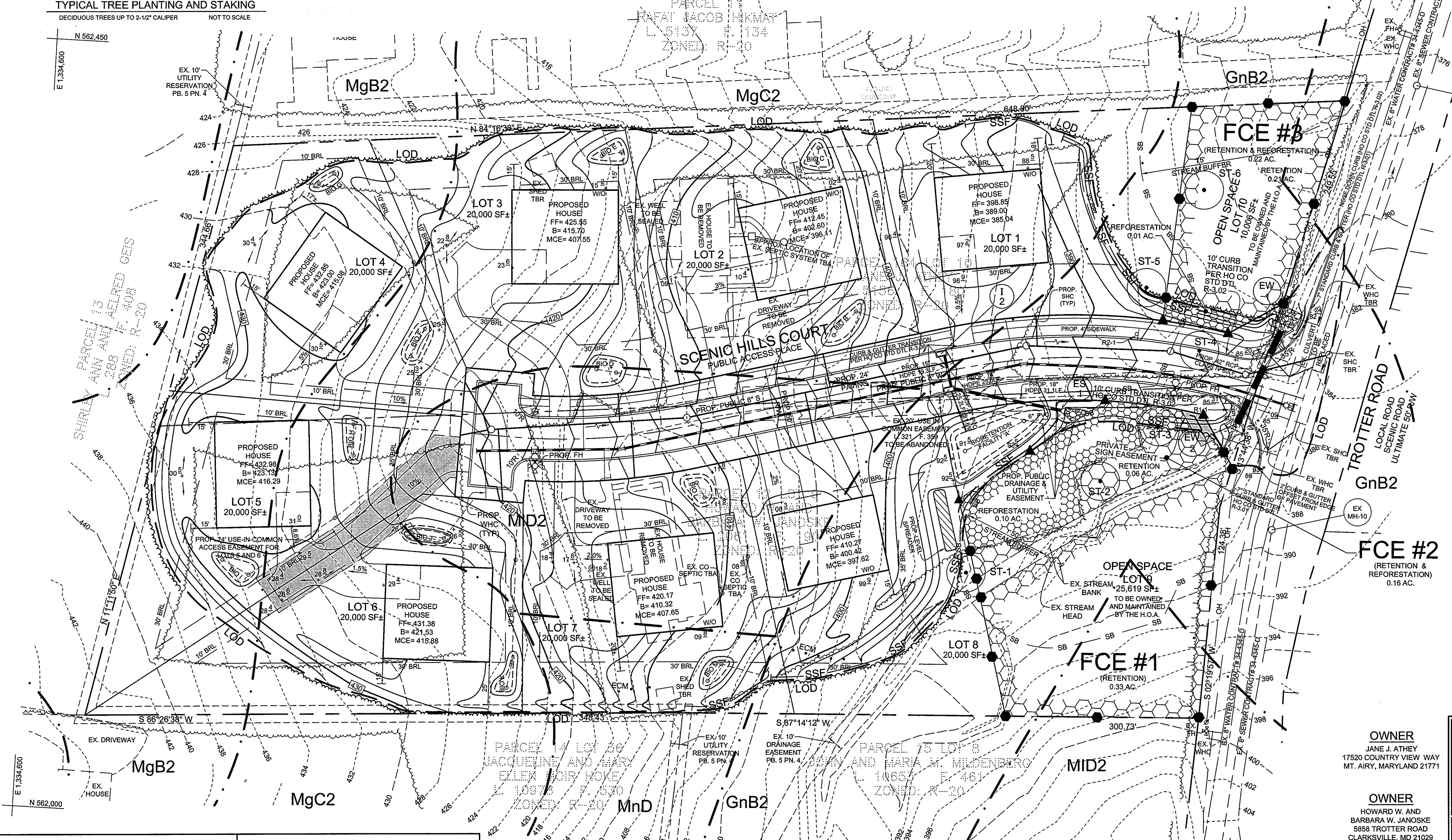
KEY	SIZE	TYPE	CONDITION	LOCATION	REMARKS
ST-1	54"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-2	33"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-3	30"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-4	36"	TULIP POPLAR	GOOD	L-1	TO BE REMOVED
ST-5	36"	TULIP POPLAR	GOOD	L-1	TO REMAIN
ST-6	33"	TULIP POPLAR	GOOD	L-1	TO REMAIN



FOREST CONSERVATION WORKSHEET

NET TRACT AREA		
A	TOTAL TRACT AREA	5.07 AC
B	DEDUCTIONS	0.00 AC
C	NET TRACT AREA	5.07 AC
LAND USE CATEGORY		
ARA	MDR	IDA
0	0	0
AFFORESTATION THRESHOLD (NET TRACT AREA x 15%)		
D		0.76 AC
CONSERVATION THRESHOLD (NET TRACT AREA x 20%)		
E		1.01 AC
EXISTING FOREST COVER		
F	EXISTING FOREST COVER WITHIN THE NET TRACT AREA	2.31 AC
G	AREA OF FOREST ABOVE CONSERVATION THRESHOLD	1.30 AC
BREAK EVEN POINT		
H	BREAK EVEN POINT	1.28 AC
I	FOREST CLEARING PERMITTED WITHOUT MITIGATION	1.06 AC
PROPOSED FOREST CLEARING		
J	TOTAL AREA OF FOREST TO BE CLEARED	1.71 AC
K	TOTAL AREA OF FOREST TO BE RETAINED	0.60 AC
PLANTING REQUIREMENTS		
L	REFORESTATION FOR CLEARING ABOVE THE CONSERVATION THRESHOLD	0.33 AC
M	REFORESTATION FOR CLEARING BELOW THE CONSERVATION THRESHOLD	0.82 AC
N	CREDIT FOR RETENTION ABOVE THE CONSERVATION THRESHOLD	0.00 AC
P	TOTAL REFORESTATION REQUIRED	1.15 AC
Q	TOTAL AFFORESTATION REQUIRED	0.00 AC
R	TOTAL PLANTING REQUIRED	1.15 AC

*NOTE: 0.03 ACRES OF FORESTED DRAINAGE EASEMENT HAS BEEN EXCLUDED FROM LINE F.



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

W. J. ... 6/10/10 DATE

W. J. ... 5-24-10 DATE

OWNER

JANE J. ATHEY
17520 COUNTRY VIEW WAY
MT. AIRY, MARYLAND 21771

OWNER

HOWARD W. AND
BARBARA W. JANOSKE
5858 TROTTER ROAD
CLARKSVILLE, MD 21029

DEVELOPER

WILLIAMSBURG GROUP, LLC
C/O ROBERT CORBETT
5485 HARPERS FARM ROAD,
SUITE 200
COLUMBIA, MD 21044
410.997.8800

PRELIMINARY LANDSCAPE AND FOREST CONSERVATION PLAN

TROTTER LANDING

LOTS 1 THRU 8 AND OPEN SPACE LOTS 9 AND 10

TAX MAP 35 GRD 2 PARCEL 164 AND 12
5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

Sill · Adcock & Associates · LLC

Engineers · Surveyors · Planners

3300 North Ridge Road, Suite 160
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Email: info@saaland.com

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SHEET #: 13 OF 13

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