SEDIMENT CONTROL NOTES

1. A MINIMUM OF 24 HOURS NOTICE MUST BE GIVEN TO THE HOWARD COUNTY DEPARTMENT OF INSPECTION, LICENSES AND PERMITS, SEDIMENT CONTROL DIVISION PRIOR TO THE START OF ANY CONSTRUCTION, (313–1850).
2. ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE MOST CURRENT "MARYLAND STANDARDS AND SPECIFICATION FOR SOIL EROSION AND SEDIMENT CONTROL", REVISIONS THERETO.
3. FOLLOWING INITIAL SOIL DISTURBANCE OR REDISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN: A) 7 CALENDAR DAYS FOR ALL PERIMETER SEDIMENT CONTROL STRUCTURES, DIKES, PERIMETER SLOPES AND ALL SLOPES GREATER THAN 3:1, B) 14 DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
4. ALL SEDIMENT TRAPS/BASINS SHOWN MUST BE FENCED AND WARNING SIGNS POSTED AROUND THEIR PERIMETER IN ACCORDANCE WITH VOL. 1, CHAPTER 12, OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
5. ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDINGS (SEC. 51) SOD (SEC. 54), TEMPORARY SEEDING (SEC. 50) AND MULCHING (SEC. 52). TEMPORARY STABILIZATION WITH MULCH ALONE CAN ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GERMINATION AND ESTABLISHMENT OF GRASSES.
6. ALL SEDIMENT CONTROL STRUCTURES ARE TO REMAIN IN PLACE AND ARE TO BE MAINTAINED IN OPERATIVE CONDITION UNTIL PERMISSION FOR THEIR REMOVAL HAS BEEN OBTAINED FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
7. SITE ANALYSIS:

TOTAL AREA OF SITE (THIS SUBMISSION)	0.19	ACRES
AREA DISTURBED	(4827 SF) 0.11	ACRES
AREA TO BE ROOFED OR PAVED	.05	ACRES
AREA TO BE VEGETATIVELY STABILIZED	.06	ACRES
TOTAL CUT	71	CY
TOTAL FILL	0	CY
OFFSITE WASTE/BORROW AREA LOCATION	N/A	

8. ANY SEDIMENT CONTROL PRACTICE WHICH IS DISTURBED BY GRADING ACTIVITY FOR PLACEMENT OF UTILITIES MUST BE REPAIRED ON THE SAME DAY OF DISTURBANCE.
9. ADDITIONAL SEDIMENT CONTROL MUST BE PROVIDED, IF DEEMED NECESSARY BY THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
10. ON ALL SITES WITH DISTURBED AREAS IN EXCESS OF 2 ACRES, APPROVAL OF THE INSPECTION AGENCY SHALL BE REQUESTED UPON COMPLETION OF INSTALLATION OF PERIMETER EROSION AND SEDIMENT CONTROLS, BUT BEFORE PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING. OTHER BUILDING OR GRADING INSPECTION APPROVALS MAY NOT BE AUTHORIZED UNTIL THIS INITIAL APPROVAL BY THE INSPECTION AGENCY IS MADE.
11. TRENCHES FOR THE CONSTRUCTION OF UTILITIES IS LIMITED TO THREE PIPE LENGTHS OR THAT WHICH CAN BE BACK FILLED AND STABILIZED WITHIN ONE WORKING DAY, WHICHEVER IS SHORTER.

PERMANENT SEEDBED PREPARATIONS

SEEDBED PREPARATION: LOOSEN UPPER THREE INCHES OF SOIL BY RAKING, DISCING OR OTHER ACCEPTABLE MEANS BEFORE SEEDING, IF NOT PREVIOUSLY LOOSENED.

SOIL AMENDMENTS: IN LIEU OF SOIL TEST RECOMMENDATIONS, USE ON OF THE FOLLOWING SCHEDULES:

1. PREFERRED – APPLY 2 TONS PER ACRE DOLOMITIC LIMESTONE (92 LBS/1000 SQ FT) AND 600 LBS PER ACRE 10–10–10 FERTILIZER (14 LBS/1000 SQ FT) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL. AT TIME OF SEEDING, APPLY 400 LBS PER ACRE 30–0–0– UREAFORM FERTILIZER (9 LBS/1000 SQ FT).
2. ACCEPTABLE – APPLY 2 TONS PER ACRE DOLOMITIC LIMESTONE (92 LBS/1000 SQ FT) AND 1000 LBS PER ACRE 10–10–10 FERTILIZER (23 LBS/1000 SQ FT) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL.

SEEDING: FOR THE PERIODS MARCH 1 THROUGH APRIL 30 AND AUGUST 1 THROUGH OCTOBER 15, SEED WITH 60 LBS PER ACRE (1.4 LBS/1000 SQ FT) OF KENTUCKY 31 TALL FESCUE PER ACRE AND 2 LBS PER ACRE (.05 LBS/1000 SQ FT) OF WEEPING LOVEGRASS. DURING THE PERIOD OF OCTOBER 16 THROUGH FEBRUARY 28, PROTECT SITE BY: OPTION (1) 2 TONS PER ACRE OF WELL ANCHORED STRAW MULCH AND SEED AS SOON AS POSSIBLE IN THE SPRING. OPTION (2) USE SOD. OPTION (3) SEED WITH 60 LBS PER ACRE OF KENTUCKY 31 TALL FESCUE AND MULCH WITH 2 TONS PER ACRE OF WELL ANCHORED STRAW.

MULCHING: APPLY 1–1/2 TO 2 TONS PER ACRE (70 TO 90 LBS/1000 SQ FT) OF UNROTTED SMALL GRAIN STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 218 GALLONS PER ACRE (5 GAL/1000 SQ FT) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES 8 FEET OR HIGHER, USE 348 GALLONS PER ACRE (8 GAL/1000 SQ FT) FOR ANCHORING.

MAINTENANCE: INSPECT ALL SEEDED AREAS AND MAKE NEEDED REPAIRS, REPLACEMENTS AND

TOPSOIL SPECIFICATIONS

I. Topsoil salvaged from the existing site may be used provided that it meets that standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA–SCS in cooperation with Maryland Agricultural Experimental Station.

II. Topsoil Specifications – Soil to be used as topsoil must meet the following:

i. Topsoil shall be a loam, sandy loam, clay loam, silt loam, sandy clay loam, loamy sand. Other soils may be used if recommended by an agronomist or soil scientist and approved by the appropriate approval authority. Regardless, topsoil shall not be a mixture of contrasting texture subsoils and shall contain less than 5% by volume of cinders, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger than 1–1/2" in diameter.

ii. Topsoil must be free of plants or plant parts such as Bermuda grass, quack grass, Johnson grass, nutsedge, poison ivy, thistle, or others as specified.

iii. Where the subsoil is either highly acidic or composed of heavy clays, ground limestone shall be spread at the rate of 4–8 tons/acre (200–400 pounds per 1,000 square feet) prior to the placement of topsoil. Lime shall be distributed uniformly over designated areas and worked into the soil in conjunction with tillage operations as described in the following procedures.

III. For sites having disturbed areas under 5 acres:

i. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization – Section I – Vegetative Stabilization Methods and Materials.

IV. For sites having disturbed areas over 5 acres:

i. On soil meeting Topsoil specifications, obtain test results dictating fertilizer and lime amendments required to bring the soil into compliance with the following:

a. pH for topsoil shall be between 6.0 and 7.5. If the tested soil demonstrates a pH of less than 6.0, sufficient lime shall be prescribed to raise the pH to 6.5 or higher.

b. Organic content or topsoil shall be not less than 1.5 percent by weight.

c. Topsoil having soluble salt content greater than 500 parts per million shall not be used.

d. No sod or seed shall be placed on soil which has been treated with soil sterilants or chemicals used for weed control until sufficient time has elapsed (14 days min.) to permit dissipation of phyto–toxic materials.

Note: Topsoil substitutes or amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority, may be used in lieu of natural topsoil.

ii. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization – Section I – Vegetative Stabilization Methods and Materials.

V. Topsoil Application

i. When topsoiling, maintain needed erosion and sediment control practices such as diversions, grade stabilization structures, earth dikes, slope silt fence and sediment traps and basins.

ii. Grades on the areas to be topsoiled, which have been previously established, shall be maintained, albeit 4" – 8" higher in elevation.

iii. Topsoil shall be uniformly distributed in a 4" – 8" layer and lightly compacted to a minimum thickness of 4". Spreading shall be performed in such a manner that sodding or seeding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations shall be corrected in order to prevent the formation of depressions or water pockets.

iv. Topsoil shall not be placed while the topsoil or subsoil is in a frozen or muddy condition, when the subsoil is excessively wet or in a condition that may otherwise be detrimental to proper grading and seedbed preparation.

VI. Alternative for Permanent Seeding – Instead of applying the full amounts of lime and commercial fertilizer, composted sludge and amendments may be applied as specified below:

i. Composted Sludge Material for use as a soil conditioner for sites having distributed areas over 5 acres shall be tested to prescribe amendments and for sites having disturbed areas under 5 acres shall conform to the following requirements:

a. Composted sludge shall be supplied by, or originate from, a person or persons that are permitted (at the time of acquisition of the compost) by the Maryland Department of the Environment under COMAR 26.04.06.

b. Composted sludge shall contain at least 1 percent nitrogen, 1.5 percent phosphorus, and 0.2 percent potassium and have a pH of 7.0 to 8.0. If compost does not meet these requirements, the appropriate constituents must be added to meet the requirements prior to use.

c. Composted sludge shall be applied at a rate of 1 ton/1,000 square feet.

iv. Composted sludge shall be amended with a potassium fertilizer applied at the rate of 4 lb/1,000 square feet, and 1/3 the normal lime application rate.

References: Guidelines Specifications, Soil Preparation and Sodding. MD–VA, Pub. #1, Cooperative Extension Service, University of Maryland and Virginia Polytechnic Institutes, Revised 1973.

TEMPORARY SEEDBED PREPARATIONS

APPLY TO GRADED OR CLEARED AREAS LIKELY TO BE REDISTURBED WHERE A SHORT–TERM VEGETATIVE COVER IS NEEDED.

SEEDBED PREPARATION: LOOSEN UPPER THREE INCHES OF SOIL BY RAKING, DISCING OR OTHER ACCEPTABLE MEANS BEFORE SEEDING, IF NOT PREVIOUSLY LOOSENED.

SOIL AMENDMENTS: APPLY 600 LBS PER ACRE 10–10–10 FERTILIZER (14 LBS/1000 SQ FT).

SEEDING: FOR PERIOD MARCH 1 THROUGH APRIL 30 AND FROM AUGUST 15 THROUGH NOVEMBER 15, SEED WITH 2–1/2 BUSHELS PER ACRE OF ANNUAL RYE (3.2 LBS/1000 SQ FT). FOR THE PERIOD MAY 1 THROUGH AUGUST 14, SEED WITH 3 LBS PER ACRE OF WEEPING LOVEGRASS (.07 LBS/1000 SQ FT). FOR THE PERIOD NOVEMBER 16 THROUGH FEBRUARY 28, PROTECT SITE BY APPLYING 2 TONS PER ACRE OF WELL ANCHORED STRAW MULCH AND SEED AS SOON AS POSSIBLE IN THE SPRING, OR USE SOD.

MULCHING: APPLY 1–1/2 TO 2 TONS PER ACRE (70 TO 90 LBS/1000 SQ FT) OF UNROTTED SMALL GRAIN STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 218 GALLONS PER ACRE (5 GAL/1000 SQ FT) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES, 8 FT. OR HIGHER, USE 348 GALLONS PER ACRE (8 GAL/1000 SQ FT) FOR ANCHORING.

REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.

SEQUENCE OF CONSTRUCTION

NOTIFY SEDIMENT CONTROL DIVISION 48 HOURS PRIOR TO START OF CONSTRUCTION

- DAY 1 OBTAIN GRADING PERMIT.
- DAY 2–8 INSTALL SEDIMENT CONTROLS THAT ARE NOTED TO BE INSTALLED UNDER THIS SDP.
- DAY 9–12 EXCAVATE FOR FOUNDATIONS, ROUGH GRADE AND STABILIZE IN ACCORDANCE WITH TEMPORARY SEEDBED NOTES.
- DAY 13–82 CONSTRUCT HOUSES, BACKFILL AND CONSTRUCT DRIVEWAYS.
- DAY 83–87 FINAL GRADE AND STABILIZE IN ACCORDANCE WITH PERMANENT SEEDBED NOTES.
- DAY 88–91 WITH THE APPROVAL OF THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR, REMOVE SEDIMENT CONTROL DEVICES AND STABILIZE ANY REMAINING DITURBED AREAS.

NOTE: 1. SEDIMENT CONTROL LOCATION AND IMPLEMENTATION SHOWN ON THESE PLANS IS SUBJECT TO REVISION IN THE FIELD AT THE DISCRETION OF THE SEDIMENT CONTROL INSPECTOR.
2. EROSION CONTROL MATTING SHALL BE PLACED IN SWALES WHERE DEEMED NECESSARY UNTIL VEGETATION IS ESTABLISHED OR SOLID SOD SHOULD BE USED.
3. THE DURATION OF EVENTS SHOWN IN THIS SEQUENCE ARE APPROXIMATE ONLY, THEY DO NOT REFLECT ACTUAL BUILDING TIMES AND WILL BE ADJUSTED DURING CONSTRUCTION BY THE BUILDER.

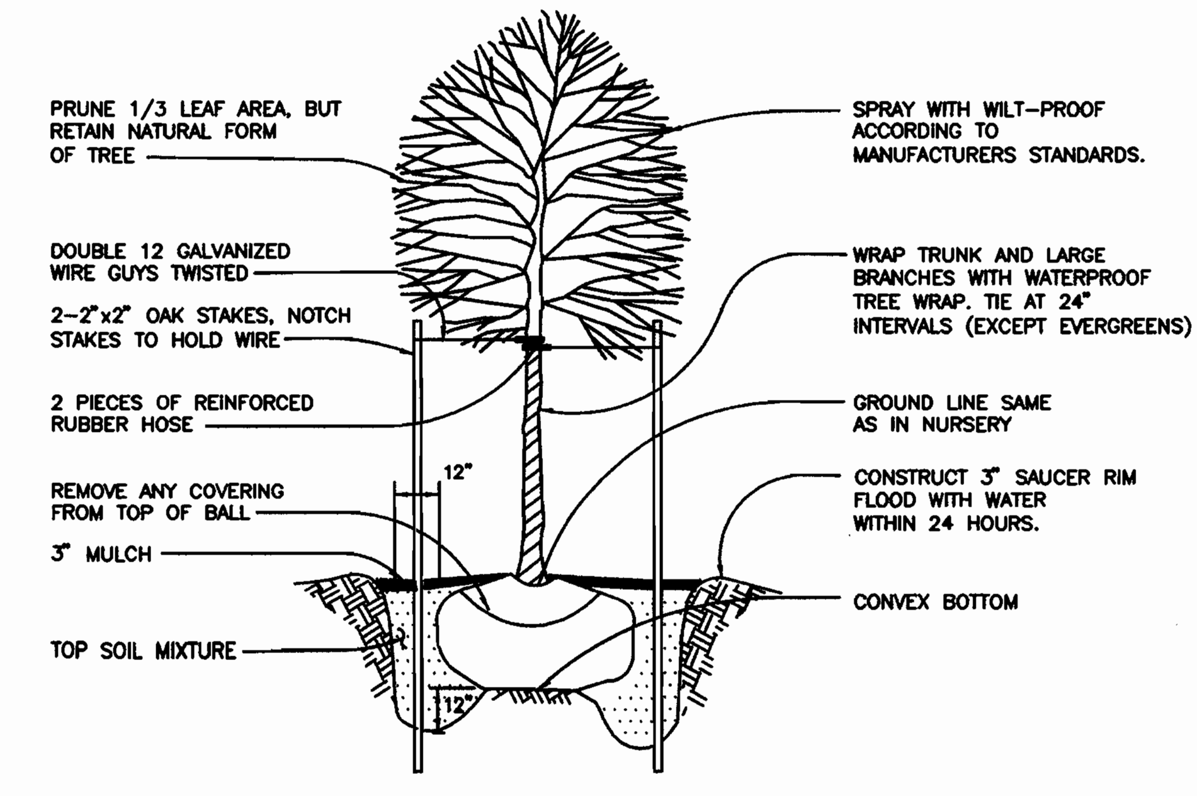
SCHEDULE A PERIMETER LANDSCAPE EDGE

CATEGORY	ADJACENT TO ROADWAYS	ADJACENT TO PERIMETER PROPERTIES	ADJACENT TO ROADWAYS
PERIMETER NO. / LANDSCAPE TYPE		A	B
LINEAR FEET OF ROADWAY FRONTAGE / PERIMETER	P 78.28 LF	P: 86.08 LF.	P3: 98.36 LF.
CREDIT FOR EXISTING VEGETATION: NO OR YES (w/LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	NO	NO	N/A
CREDIT FOR WALL, FENCE OR BERM: NO OR YES (w/LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	NO	NO	N/A
NUMBER OF PLANTS REQUIRED: SHADE TREES / EVERGREEN TREES / OTHER TREES (2:1 SUBSTITUTE) / SHRUBS	N/A HOUSE FRONTS ROAD	2	2 / 3
NUMBER OF PLANTS PROVIDED: SHADE TREES / EVERGREEN TREES / OTHER TREES (2:1 SUBSTITUTE) / SHRUBS (10:1 SUBSTITUTE)	0	2	2 / 3

* 4 EVERGREENS WERE SUBSTITUTED FOR 2 SHADE TREES TO MITIGATE DELETERIOUS CHARACTERISTICS OF RELOCATED ROUTE 32.

PLANTING LIST

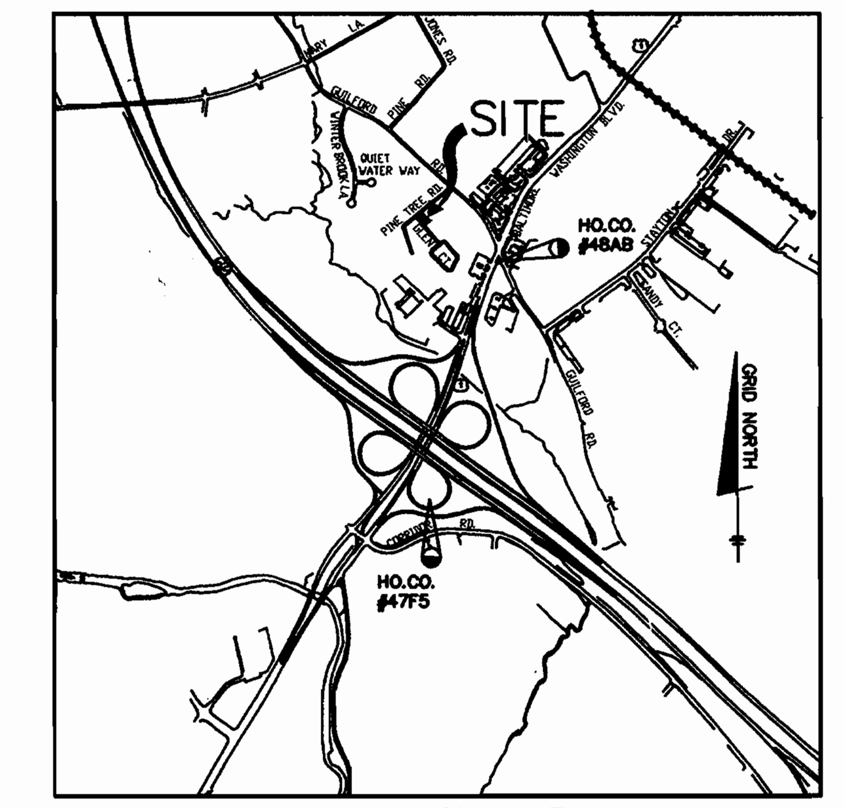
SYMBOL	QUANTITY	NAME	REMARKS
(deciduous tree symbol)	4	ACER RUBRUM 'OCTOBER GLORY' (OCTOBER RED MAPLE)	2 – 2 1/2" CALIPER FULL CROWN, B & B
(evergreen tree symbol)	3	EVERGREEN TREES	SIZE & SPECIES SHALL BE IN ACCORDANCE WITH THOSE SPECIFIED IN LANDSCAPE MANUAL



TREE PLANTING DETAIL

NOT TO SCALE

1.) TREES MUST BE A MINIMUM OF FOUR (4) FEET FROM THE CURB OR SIDEWALK AND MUST BE A MINIMUM OF FIVE (5) FEET FROM ANY STORM DRAIN.
2.) A MINIMUM DISTANCE OF TWENTY (20) FEET MUST BE MAINTAINED BETWEEN ANY TREES LOCATED ALONG THE CURB LINE AND ANY STREET LIGHTS.
3.) THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL.
4.) FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING WILL BE POSTED WITH THE GRADING PERMIT IN THE AMOUNT OF $1,650 (4 SHADE TREES AT $300 EACH AND 3 EVERGREEN TREES AT $150 EACH) BY THE BUILDER.



VICINITY MAP

SCALE: 1" = 2000'

BENCH MARKS NAD'83

HO. CO. BM No. 48AB	HO. CO. BM No. 47F5
CONCRETE MONUMENT	CONCRETE MONUMENT
N 538384.423' E1366415.860'	N 535985.053' E 1365653.461'

GENERAL NOTES

1. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS CONSTRUCTION INSPECTION DIVISION AT (410)313–1880 AT LEAST FIVE(5) WORKING DAYS PRIOR TO THE START OF WORK.
2. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1–800–257–7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK.
3. TOPOGRAPHY SHOWN HEREON WAS TAKEN FROM SUPPLEMENTAL PLAN F–01–123. CONTOUR INTERVAL IS 2 FEET.
4. HORIZONTAL AND VERTICAL DATUM ARE NAD '83 MONUMENTS 48AB AND 47F5.
5. ALL ROADWAYS ARE PUBLIC.
6. EXISTING UTILITIES SHOWN HAVE BEEN TAKEN FROM CONTRACT DRAWINGS.
7. PORCHES, FIREPLACES, CHIMNEYS, EXTERIOR STAIRWAYS, DECKS AND BAY WINDOWS WHICH EXTEND ACROSS THE BRL SHALL BE IN ACCORDANCE WITH SECTION 128A(1) OF THE HOWARD COUNTY ZONING REGULATIONS.
8. W.O. INDICATES WALKOUT BASEMENT.
9. PREVIOUS HOWARD COUNTY FILE NOS. F–01–123
10. THE STAKING OF FOUNDATIONS AND VERIFICATION OF THE FOOTERS PRIOR TO CONSTRUCTION TO ENSURE COMPLIANCE WITH REGULATORY BUILDING RESTRICTION LINES IS RECOMMENDED.
11. ANY DAMAGE TO THE COUNTY'S RIGHT–OF WAY SHALL BE CORRECTED AT THE BUILDERS EXPENSE.
12. BRL INDICATES BUILDING RESTRICTION LINE.
13. SUBJECT PROPERTY IS ZONED R–12 PER 10–18–93 COMPREHENSIVE ZONING PLAN.
14. DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
    - A) WIDTH – 12' (14' SERVING MORE THAN ONE RESIDENCE).
    - B) SURFACE – 6" OF COMPACT CRUSHER RUN BASE WITH TAR AND CHIP COATING.
    - C) GEOMETRY – MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM 45' TURNING RADIUS.
    - D) STRUCURES (CULVERTS/BRIDGES) – CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).
    - E) DRAINAGE ELEMENTS – CAPABLE OF SAFELY PASSING 100 YEAR FLOODPLAIN WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY.
    - F) STRUCTURE CLEARANCES – MINIMUM 12 FEET.
    - G) MAINTENANCE – SUFFICIENT TO INSURE ALL WEATHER USE.
15. LOT 1 IS EXEMPT FROM PROVIDING STORMWATER MANAGEMENT PROVIDED THE LIMIT OF DISTURBANCE ON THAT LOT DOES NOT EXCEED 5000 SF. AS STATED ON NOTE 19 OF THE RECORD PLAT F–01–123.
16. THE FOREST CONSERVATION REQUIREMENTS FOR THIS SITE HAS BEEN ADDRESSED ON FILE # F–01–123.

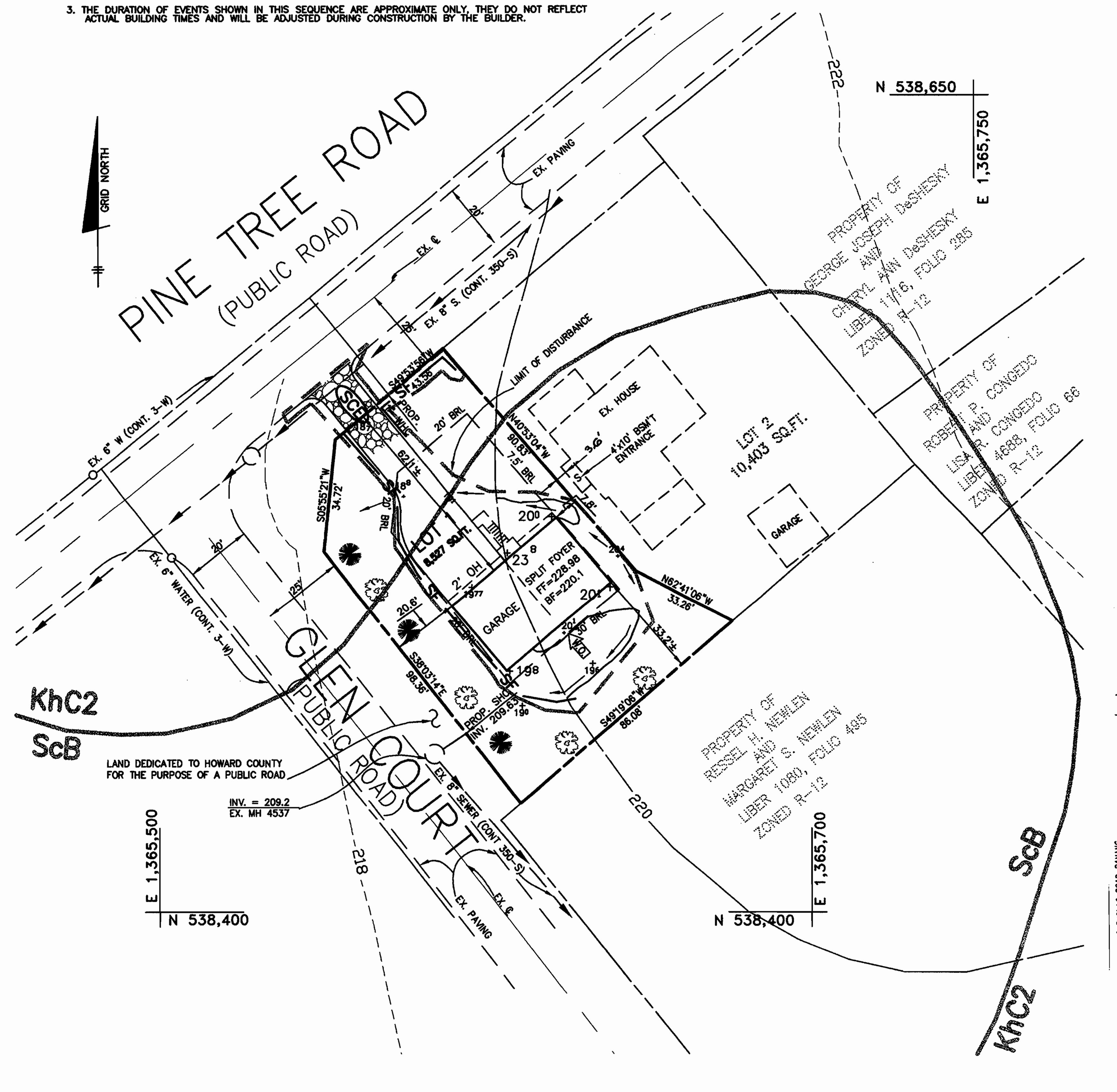
SITE ANALYSIS DATA CHART

GENERAL SITE DATA

1.) PRESENT ZONING: R–12
2.) APPLICABLE DPZ FILE REFERENCES: F–01–123
3.) PROPOSED USE OF SITE: SINGLE FAMILY DETACHED
4.) PROPOSED WATER AND SEWER SYSTEMS: PUBLIC

AREA TABULATION

1.) TOTAL PROJECT AREA ______ 0.19 AC.±
2.) AREA OF THIS PLAN SUBMISSION ______ 0.19 AC.±
3.) APPROXIMATE LIMIT OF DISTURBANCE ______ 0.11 AC.±
4.) TOTAL NUMBER OF LOTS ALLOWED AS SHOWN ON FINAL PLAT(S) ______ 1
5.) TOTAL NUMBER OF RESIDENTIAL UNITS/LOTS PROPOSED ON THIS SUBMISSION ______ 1
6.) OPEN SPACE REQUIREMENTS ARE PROVIDED BY A FEE–IN–LIEU PAYMENT MADE UNDER F–01–123.



PLAN VIEW

SCALE: 1" = 30'

LEGEND

(tree symbols)	PROPOSED LANDSCAPING
KhC2	SOILS
—SF—	SILT FENCE
— — —	LIMIT OF DISTURBANCE
(heavy line)	SOIL STABILIZATION MATTING
(SCE)	STABILIZED CONSTRUCTION ENTRANCE
—200—	EX. GRADE
– –218– –	EX. GRADE

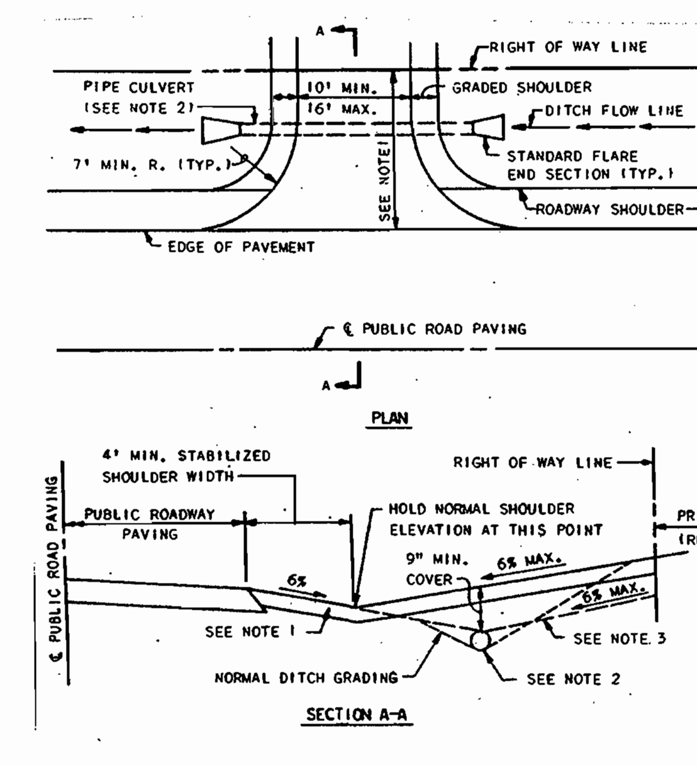
SHC TABLE

NO.	MIN. CELLAR	INV. @ MH
1	214.0	209.6

NOTE: CONTRACTOR TO VERIFY SEWER HOUSE CONNECTION ELEVATION AT MANHOLE PRIOR TO CONSTRUCTION OF HOUSE TO ENSURE PROPER SHC SLOPES CAN BE MAINTAINED.

SOILS CHART

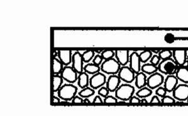
SOIL	DESCRIPTION	CLASS
KhC2	KEYPORT SILT LOAM, 3 TO 10% SLOPES, MODERATELY ERODED	C
ScB	SANDY AND CLAYEY LAND, GENTLY SLOPING	B



NOTES:

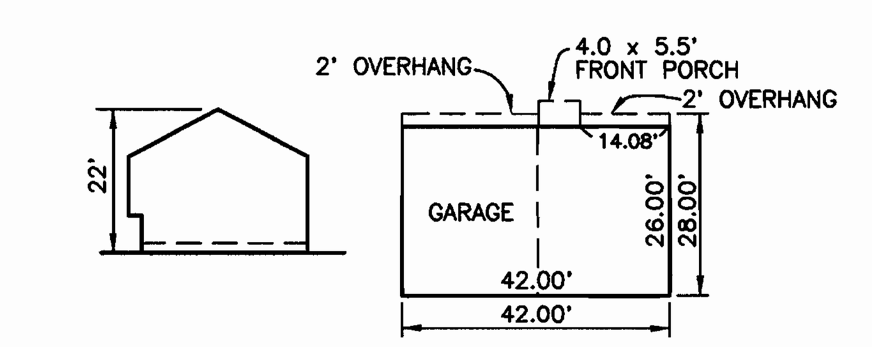
1. DRIVEWAY MUST BE PAVED FROM EDGE OF PUBLIC ROAD TO RIGHT OF WAY LINE USING STANDARD PAVING SECTION P–1 AS SHOWN ON ST'D. NO. OR ALTERNATE SECTION EQUAL TO OR BETTER THAN P–1, AS APPROVED BY D.P.W.
2. DRAINAGE CULVERT SHALL BE SIZED FOR A 10 YEAR FREQUENCY STORM AND THE MINIMUM SIZE SHALL BE 12" DIA. ROUND OR 14"x 9" ARCH PIPE IF LARGER PIPE IS REQUIRED, DITCH INVERT SHALL BE LOWERED TO PROVIDE MIN. DITCH GRADIENT OF 0.5% AND CLEARANCE SHOWN.
3. SWALE FLOW MAY BE PROVIDED OVER DRIVEWAY LOCATED AT OR NEAR THE CREST OF VERTICAL CURVES ON THE PUBLIC ROAD WHERE QUANTITY OF FLOW IS SMALL, AS APPROVED BY D.P.W.
4. TIE–IN GRADE OF PRIVATE DRIVEWAY SHALL NOT EXCEED 14%.

DRIVEWAY APRON DETAIL



NOTE: SEE GENERAL NOTE 14.

DRIVEWAY PAVING SECTION



HOUSE

SCALE: 1" = 30'

ADDRESS CHART

LOT No.	STREET ADDRESS
1	8611 PINE TREE ROAD

SILT FENCE

SILT FENCE DESIGN CRITERIA

Slope Steepness	(Maximum) Slope Length	(Maximum) Silt Fence Length
Flatter than 50:1	unlimited	unlimited
50:1 to 10:1	125 feet	1,000 feet
10:1 to 5:1	100 feet	750 feet
5:1 to 3:1	60 feet	500 feet
3:1 to 2:1	40 feet	250 feet
2:1 and steeper	20 feet	125 feet

Note: In areas of less than 2% slope and sandy soils (USDA general classification system, soil Class A) maximum slope length and silt fence length will be unlimited. In these areas a silt fence may be the only perimeter control required.

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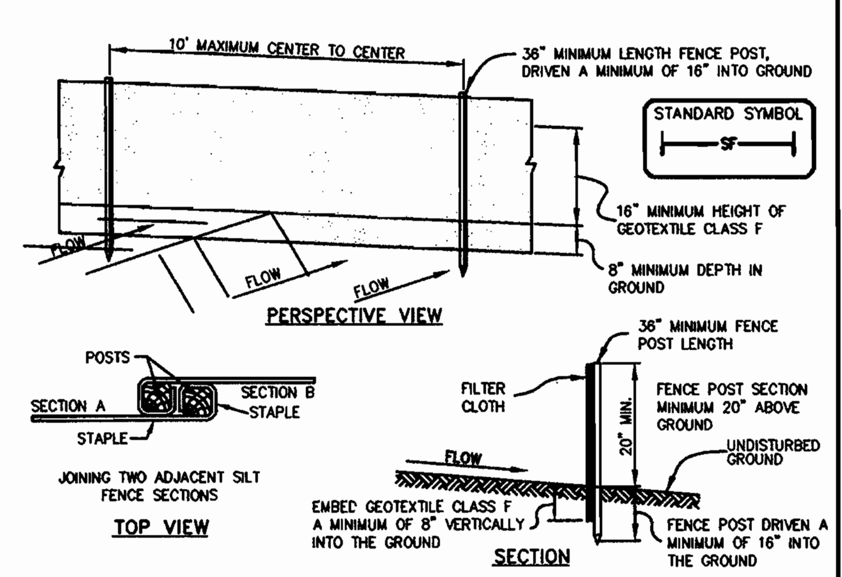
DETAIL 22 – SILT FENCE



CONSTRUCTION NOTES FOR FABRICATED SILT FENCE

1. Fence posts shall be a minimum of 36" long driven 16" minimum into the ground. Wood posts shall be 11/2" x 11/2" square (minimum) cut, or 13/4" diameter (minimum) round and shall be of sound quality hardwood. Steel posts will be standard T or U section weighing not less than 1.00 pond per linear foot.
2. Geotextile shall be fastened securely to each fence post with wire ties or staples at top and mid–section and shall meet the following requirements for Geotextile Class F:

Tensile Strength	50 lbs/in (min.)	Test: MSMT 509
Tensile Modulus	20 lbs/in (min.)	Test: MSMT 509
Flow Rate	0.3 gal ft / minute (max.)	Test: MSMT 322
Filtering Efficiency	75% (min.)	Test: MSMT 322

3. Where ends of geotextile fabric come together, they shall be overlapped, folded and stapled to prevent sediment bypass.
4. Silt Fence shall be inspected after each rainfall event and maintained when bulges occur or when sediment accumulation reached 50% of the fabric height.

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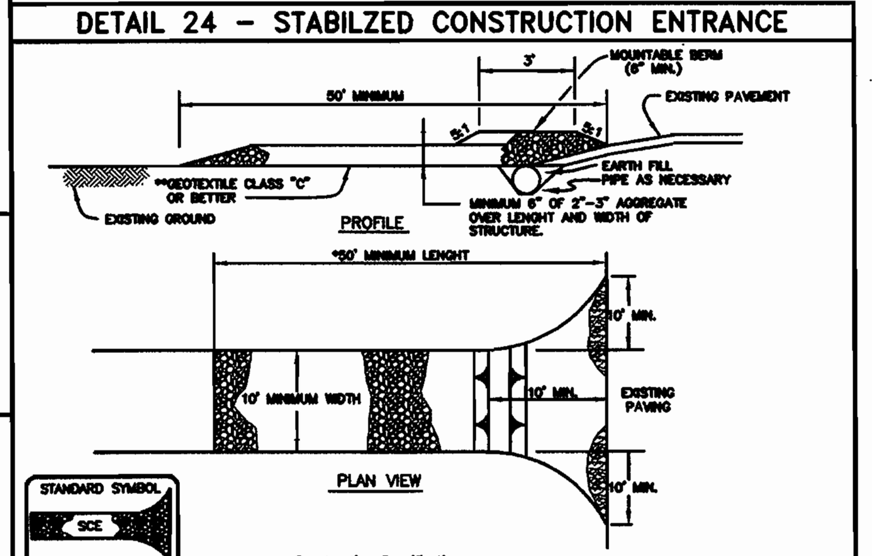
DETAIL 24 – STABILZED CONSTRUCTION ENTRANCE



Construction Specifications

1. Lenght – minimum of 50' (*30' for single residence lot).
2. Width– 10' minimum, should be flared at the existing road to provide a turning radius.
3. Geotextile fabric (filter cloth) shall be placed over the existing ground prior to placing stone. **The plan approval authority may not require single family residence to use geotextile.
4. Stone – crushed aggregate (2" to 3") or reclaimed or recycled concrete equivalent shall be placed atleast 6" deep over the lenght and width of the entrance.
5. Surface Water – all surface water flowing to or diverted toward construction entrances shall be piped through the entrance, maintaining positive drainage. Pipe installed through the stabilized construction entrance shall be protected with a mounted berm with 5:1 slopes and a minimum of 6" of stone over the pipe. Pipe has to be sized according to the drainage. When the SCE is located at a high spot and has no drainage to convey a pipe will not be necessary. Pipe should be sized according to the amount of runoff to be conveyed. A 6" minimum will be required.
6. Location – A stabilized construction entrance shall be located at every point where construction traffic enters or leaves a construction site. Vehicles leaving the site must travel over the entire lenght of the stabilized construction entrance.

U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE	PAGE F – 17 – 3	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

BY THE DEVELOPER:

"I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY 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 SOIL CONSERVATION DISTRICT."

Bill Gmeinweiser 10-30-01

BUILDER: BILL GMEINWIESER DATE

BY THE ENGINEER:

"I/WE CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT 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."

Donald Mason 10/29/01

ENGINEER DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.

Jim Myers 11/9/01

NATURAL RESOURCES CONSERVATION SERVICE DATE

REVIEWED FOR HOWARD SOIL CONSERVATION DISTRICT AND MEETS TECHNICAL REQUIREMENTS.

John Robertson 11/9/01

HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

11/16/01

CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Cindy Hamilton 11/20/01

CHIEF, DIVISION OF LAND DEVELOPMENT DATE

11/20/01

DIRECTOR DATE

DEVELOPER'S/BUILDER'S 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 CERTIFICATION OF LANDSCAPE INSTALLATION, ACCOMPANIED BY AN EXECUTED ONE YEAR GUARANTEE OF PLANT MATERIALS, WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

Wm L Gmeinweiser Sr. 10-30-01

BUILDER – HORIZON UNLIMITED DATE

PERMIT INFORMATION CHART

SUBDIVISION NAME:			SECTION/AREA:		LOT/PARCEL #
PINE TREE OVERLOOK			N/A		1
PLAT Nos.	BLOCK No.	ZONE	TAX MAP	ELECTION DISTRICT	CENSUS TRACT
14889	6	R–12	47	6th	6069.01
WATER CODE B – 03			SEWER CODE 425 – 0000		

NO.	DATE	REVISION

BENCHMARK
ENGINEERS ▲ LAND SURVEYORS ▲ PLANNERS
ENGINEERING, INC.
8480 BALTIMORE NATIONAL PIKE ▲ SUITE 418
ELLICOTT CITY, MARYLAND 21043
phone: 410–465–6105 ▲ fax: 410–465–6644
email: Benchmrk@cais.com

STATE OF MARYLAND DONALD ALAN MASON No. 21443 REGISTERED PROFESSIONAL ENGINEER

Donald A Mason 10/29/01

BUILDER: HORIZON UNLIMITED, 7387 WASHINGTON BLVD., ELKRIDGE, MD 21075, 410–796–1333

PROJECT: PINE TREE OVERLOOK LOT 1

LOCATION: TAX MAP 47 – GRID 6, PARCEL 833, 6th ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

TITLE: SITE DEVELOPMENT, LANDSCAPE AND SEDIMENT AND EROSION CONTROL PLAN, NOTES & DETAILS

DES: DAM	DRAFT: EDD	CHECK: DAM	DATE: SEPTEMBER 2001	PROJECT NO. 1499
			SCALE: AS SHOWN	SHEET 1 OF 1

SDP–02–30