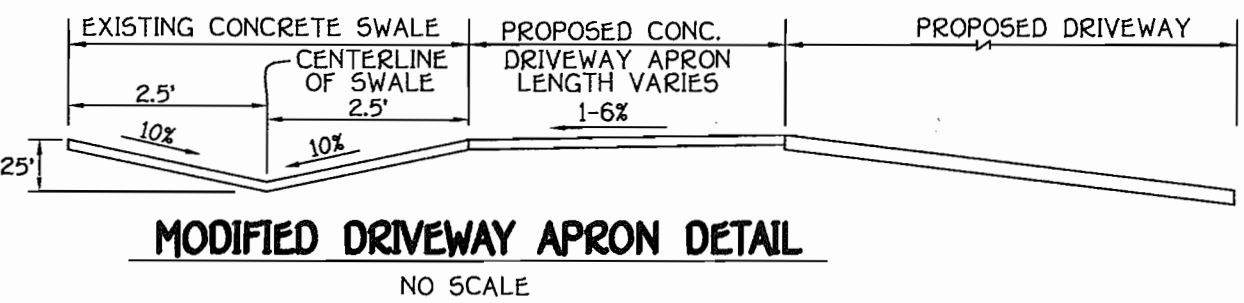
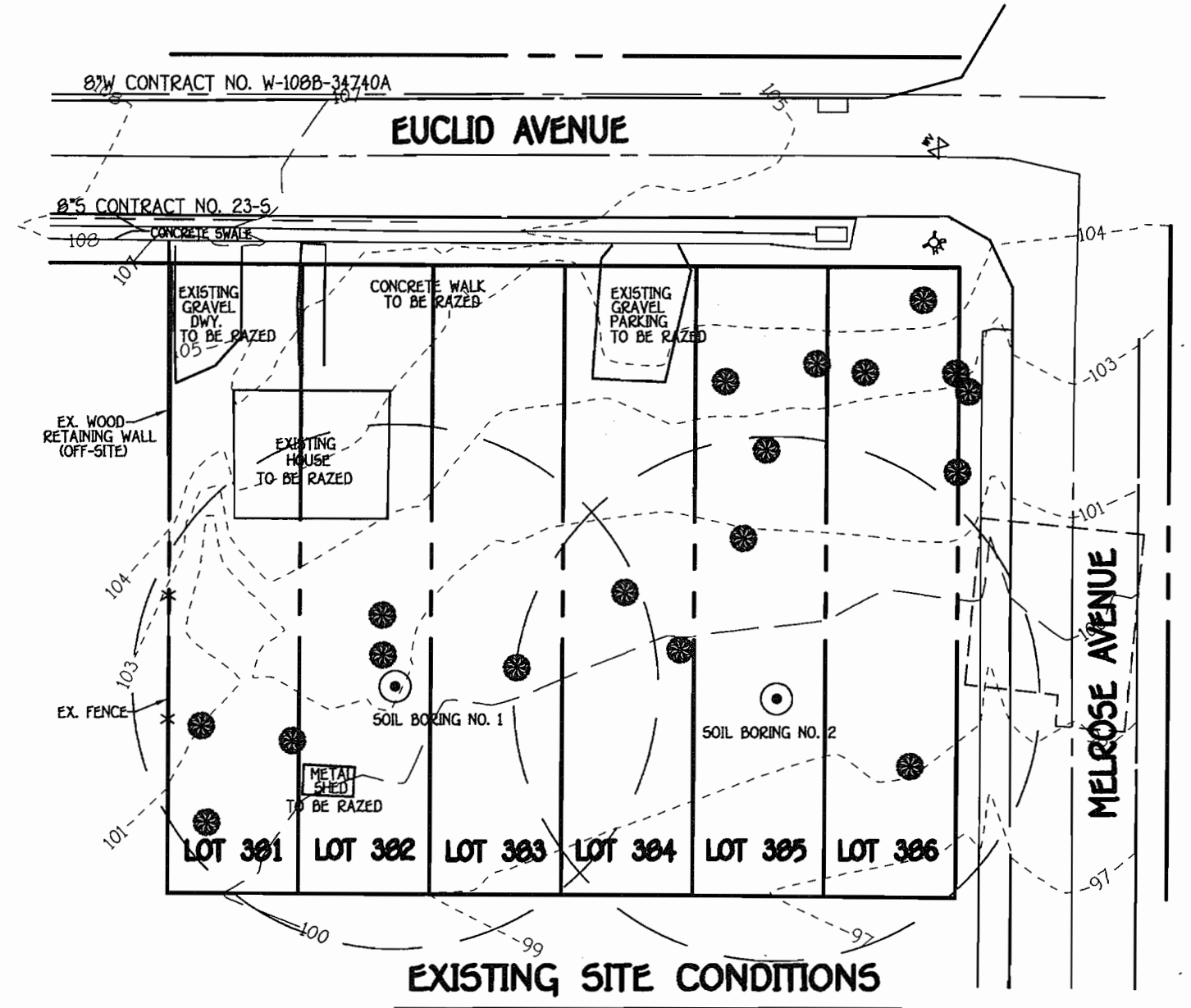


TYPICAL UNIT

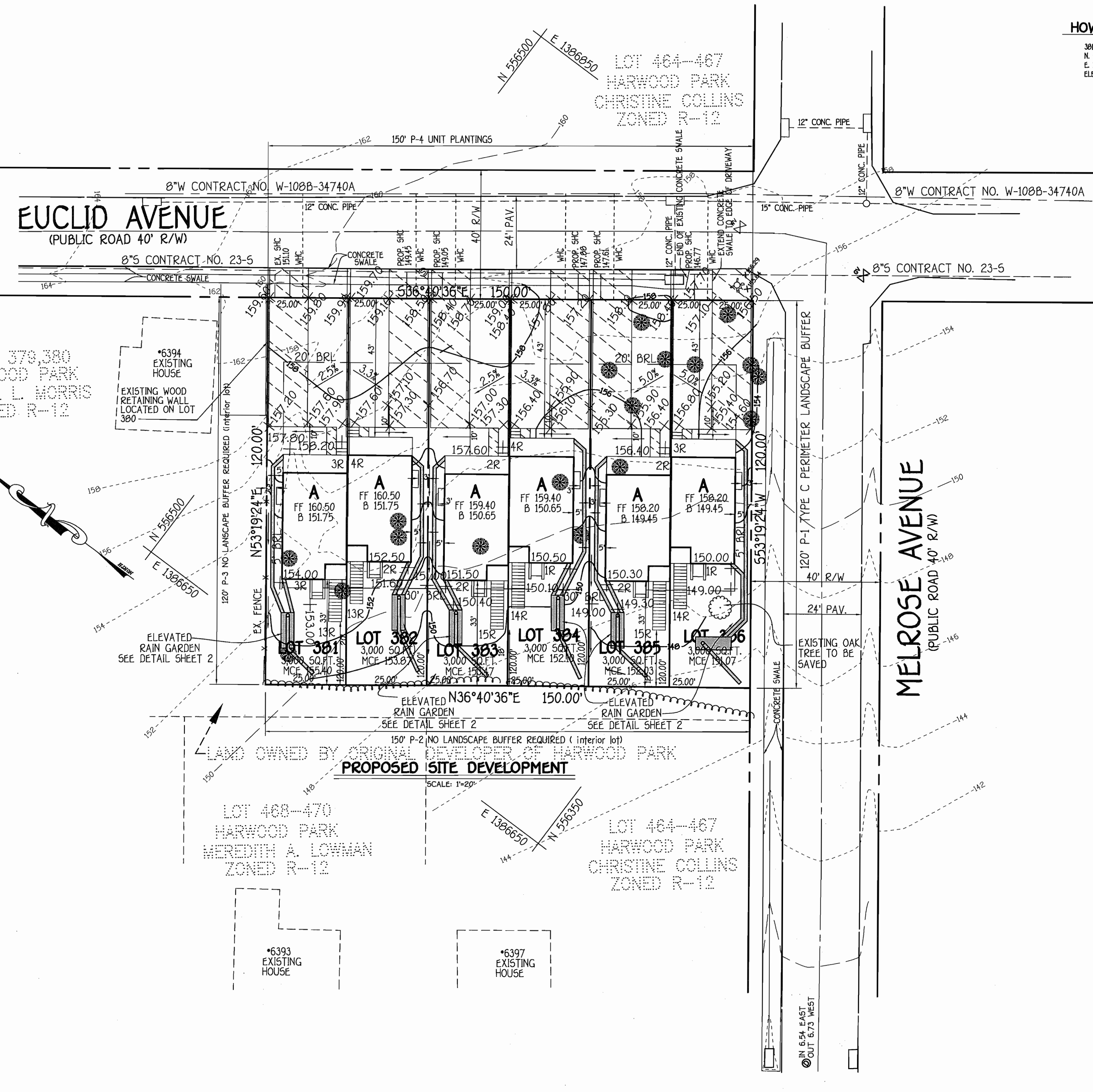


MODIFIED DRIVEWAY APRON DETAIL  
NO SCALE



EXISTING SITE CONDITIONS  
SCALE: 1"=30'

LOIS 379,380  
HARWOOD PARK  
CHERYL L. MORRIS  
ZONED R-12



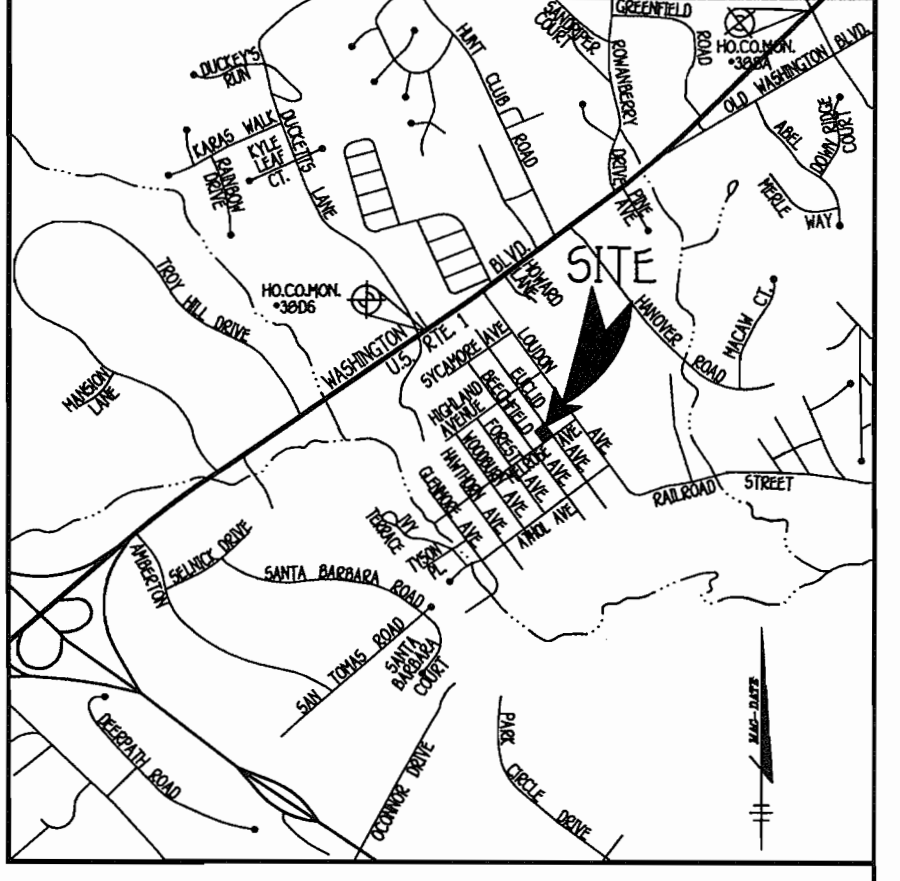
PROPOSED SITE DEVELOPMENT  
SCALE: 1"=20'

HOWARD COUNTY CONTROL STATIONS

306A N 56253.270 FT.  
E 139097.527 FT.  
ELEVATION 166.944 FT.

306B N 55755.459 FT.  
E 138492.261 FT.  
ELEVATION 175.222 FT.

LEGEND	
SYMBOL	DESCRIPTION
---	EXISTING CONTOUR, 2' INTERVAL
- - - -	PROPOSED CONTOUR
+162.2	SPOT ELEVATION
-SSF-SSF-	SUPER SILT FENCE
ECM	EROSION CONTROL MATTING
LOD	LIMIT OF DISTURBANCE
(Tree symbol)	EXISTING TREES TO BE REMOVED
(Tree symbol)	EXISTING TREES TO BE SAVED



VICINITY MAP  
SCALE: 1" = 2000'

GENERAL NOTES

- SUBJECT PROPERTY ZONED R-12 PER THE 2/02/04 COMPREHENSIVE ZONING PLAN AS GRANTED BY THE ZONING BOARD ON SEPTEMBER 3, 1998 AS CASE NO. ZB-979M.
- COORDINATES BASED ON NAD 83 - MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 47E4 AND NO. 47G2.
- BOUNDARY SURVEY COMPLETED BY W. STANLEY MACHEN ASSOC., INC. ON DECEMBER 28, 2003.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING (MINIMUM) REQUIREMENTS:
  - A) WIDTH - 12 FEET (14 FEET SERVING MORE THAN ONE RESIDENCE);
  - B) SURFACE - SIX (6) INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING, (1 - 1/2" MINIMUM);
  - C) GEOMETRY - MAXIMUM 15' RADIUS;
  - D) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (25-TONS LOADING);
  - E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER SURFACE;
  - F) STRUCTURE CLEARANCES - MINIMUM 12 FEET;
  - G) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.
- THE CONTRACTOR SHALL NOTIFY "MSES UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK.
- EXISTING TOPOGRAPHY WAS FIELD RUN BY FISHER, COLLINS AND CARTER, INC. ON JANUARY 19, 2005.
- ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
- CONTRACTOR WILL CHECK SEWER HOUSE CONNECTION ELEVATION AT PROPERTY LINE PRIOR TO CONSTRUCTION.
- SITE ANALYSIS DATA:
  - A. TOTAL PROJECT AREA: 0.5510 AC.±
  - B. AREA OF PLAN SUBMISSION: 0.5510 AC.±
  - C. LIMIT OF DISTURBED AREA: 0.5510 AC.±
  - D. PRESENT ZONING: R-12
  - E. PROPOSED USE FOR SITE AND STRUCTURES: SINGLE FAMILY SEMI-DETACHED UNITS
  - F. TOTAL NUMBER OF UNITS ALLOWED: 6
  - G. TOTAL NUMBER OF UNITS PROPOSED: 6
  - H. NUMBER OF PARKING SPACES REQUIRED: 12
  - I. NUMBER OF PARKING SPACES PROVIDED: 12 (2 SPACES PER DWELLING UNIT)
- TYPICAL DRIVEWAY APRON DETAIL IS SHOWN IN BELOW.
- THIS SITE IS EXEMPT FROM THE CURRENT LANDSCAPING REQUIREMENTS. THE DEVELOPMENT OF THESE EXISTING LOTS IS NOT SUBJECT TO THE REQUIREMENTS OF THE LANDSCAPE MANUAL SINCE HARWOOD PARK WAS GRANTED PRELIMINARY PLAN APPROVAL PRIOR TO THE EFFECTIVE DATE OF THE 1993 EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- THIS PROJECT IS EXEMPT FROM THE REQUIREMENTS OF SECTION 63.02 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION IN ACCORDANCE WITH SECTION 16.02(B) OF THE ZONING REGULATIONS. SUBTITLE 12 PROVIDES FOR THE EXEMPTION OF LOTS WHICH HAD PRELIMINARY PLAN APPROVAL PRIOR TO THE EFFECTIVE DATE OF THE FOREST CONSERVATION ACT. THE LOTS IN HARWOOD PARK WHICH WERE SUBDIVIDED IN THE 1930'S ARE RECOGNIZED AS HAVING THE EQUIVALENCY OF SUCH APPROVAL.
- THE MINIMUM SETBACK FOR STRUCTURES SHALL BE AS FOLLOWS:
  - SINGLE FAMILY ATTACHED, SEMI-DETACHED, AND TWO-FAMILY DWELLINGS:
    - FRONT SETBACK: 20' FROM THE PUBLIC STREET RIGHT OF WAY
    - REAR SETBACK: 30'
    - SIDE SETBACK: \*7.5' FROM PROPERTY LINE

ADDRESS CHART	
LOT NUMBER	STREET ADDRESS
301	6398-A EUCLID AVENUE
302	6398-B EUCLID AVENUE
303	6398-C EUCLID AVENUE
304	6398-D EUCLID AVENUE
305	6398-E EUCLID AVENUE
306	6398-F EUCLID AVENUE

INDEX CHART	
SHEET	DESCRIPTION
SHEET 1	SITE DEVELOPMENT AND LANDSCAPE PLAN
SHEET 2	SEDIMENT & EROSION CONTROL PLAN
SHEET 3	SEDIMENT, EROSION CONTROL, SWM NOTES & DETAILS

FISHER, COLLINS & CARTER, INC.  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
ELLSWORTH CITY, MARYLAND 21042  
4101 461 - 2955



**ENGINEER'S CERTIFICATE**  
I 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.  
*Cheryl L. Morris* 7/5/06  
Signature of Engineer Date

**BUILDER/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 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.  
*Woodrow W. Guyton Jr. & Bonnie Lee Guyton* 7/6/06  
Signature of Developer Date

Reviewed for HOWARD SCD and meets Technical Requirements.  
U.S.D.A.-Natural Resources Conservation Service  
This development plan is approved for sediment and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.  
Howard SCD  
*Shaw*  
Date

**OWNER/BUILDER/DEVELOPER**  
WOODROW W. GUYTON JR. & BONNIE LEE GUYTON  
8624 MELROSE AVENUE  
ELK RIDGE, MD. 21075-5641  
410-379-0126

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*Cindy Hannah* 7/19/06  
Chief, Department of Land Development Date  
*John J. ...* 7/17/06  
Chief, Development Engineering Division Date  
*David A. ...* 7/25/06  
Director - Department of Planning and Zoning Date

PROJECT: HARWOOD PARK SECTION: N/A LOTS NO.: 301-306  
PLAT: JHO 60 FOLIO 115 BLOCK NO.: 13 ZONE: R-12 TAX: 30 ELEC. DIST.: FIRST CENSUS TR.: 601202  
WATER CODE: SEWER CODE:

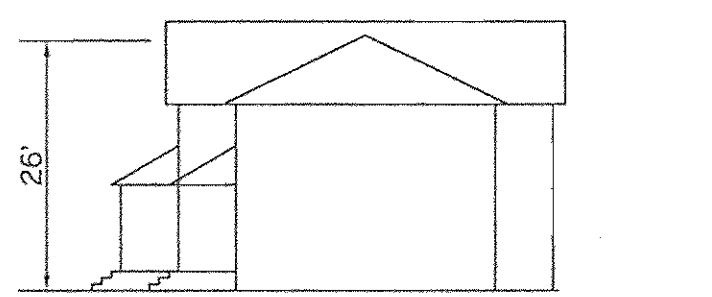
**SITE DEVELOPMENT PLAN**  
SINGLE FAMILY SEMI-DETACHED  
**HARWOOD PARK**  
LOTS 301 THRU 306  
TAX MAP NO: 30 PARCEL NO: 873 GRID NO: 13  
FIRST ELECTION DISTRICT HOWARD COUNTY, MARYLAND  
SCALE: 1"= 20' DATE: MARCH, 2006  
SHEET 1 OF 2

SDP 06-28

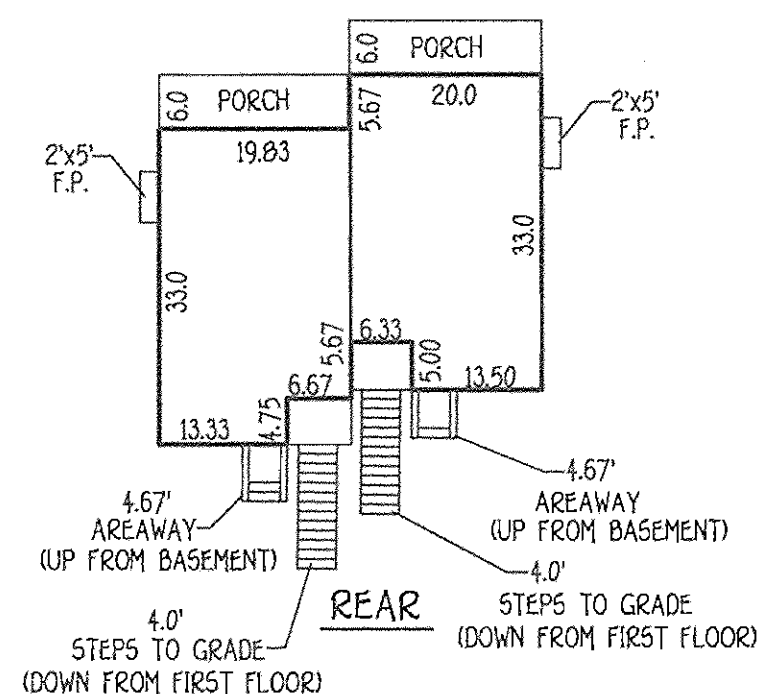






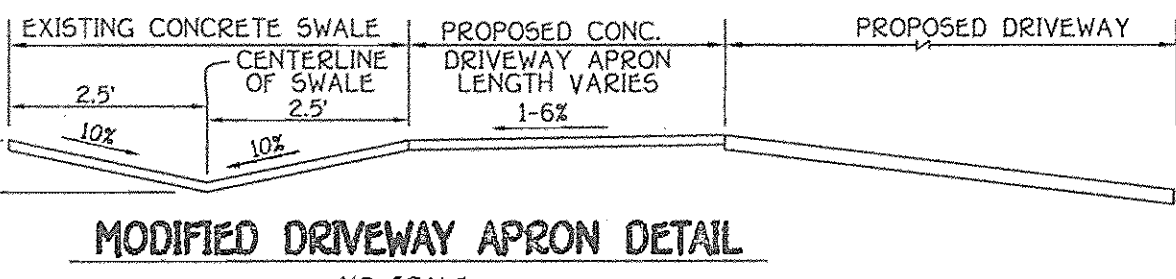


FRONT

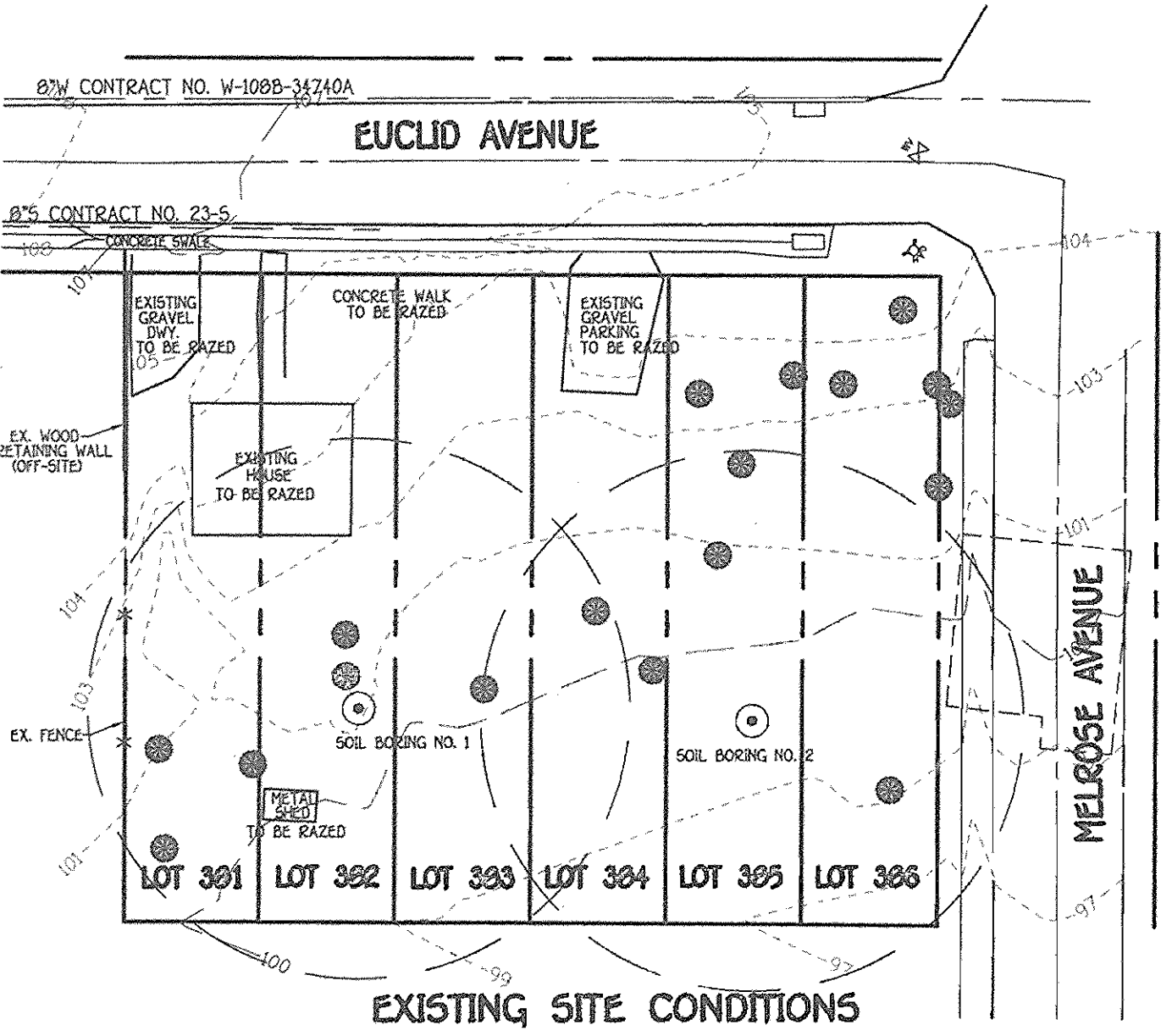


REAR

TYPICAL UNIT



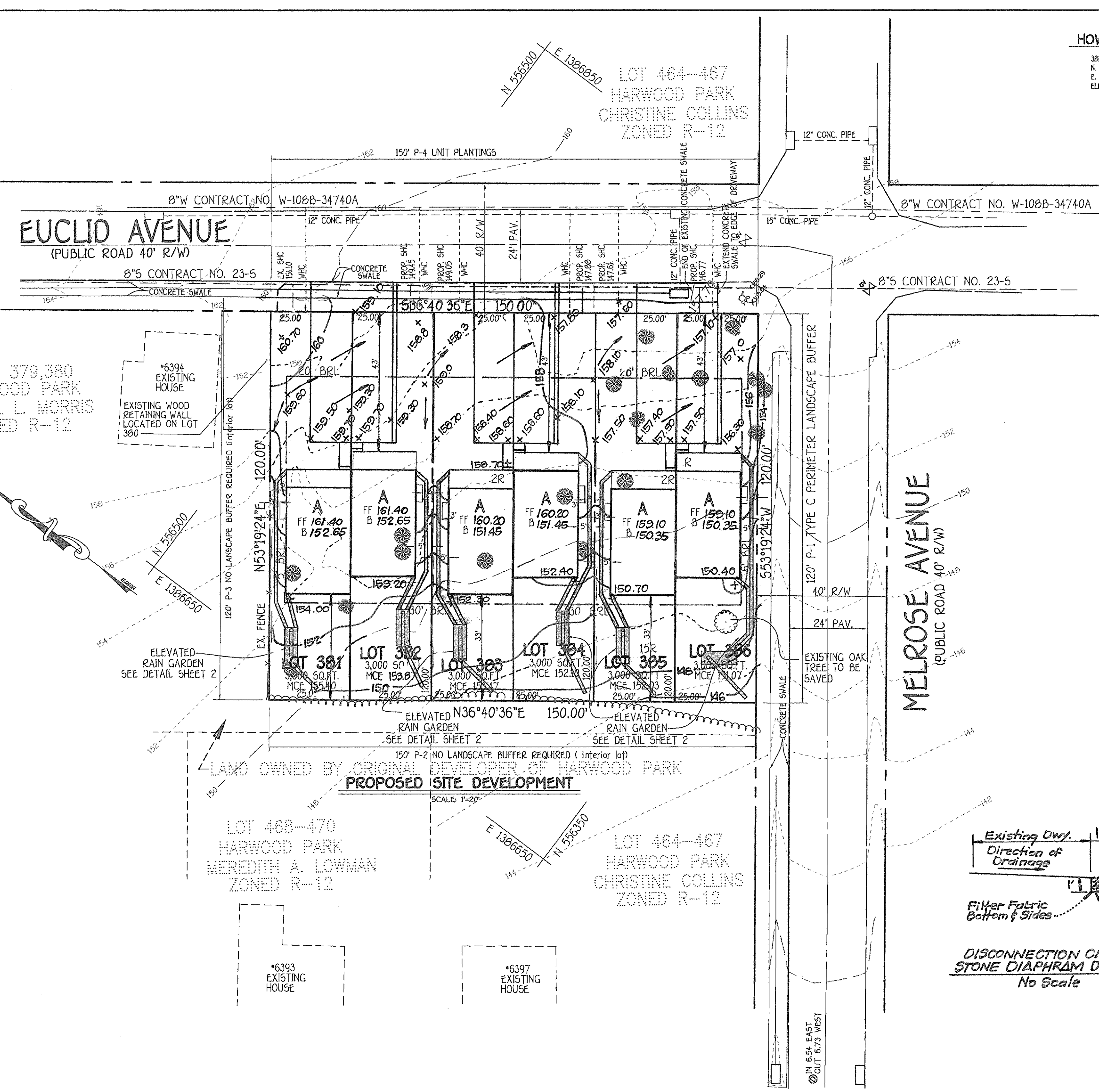
MODIFIED DRIVEWAY APRON DETAIL



EXISTING SITE CONDITIONS

SCALE: 1"=30'

LOTS 379,380  
HARWOOD PARK  
CHERYL L. MORRIS  
ZONED R-12



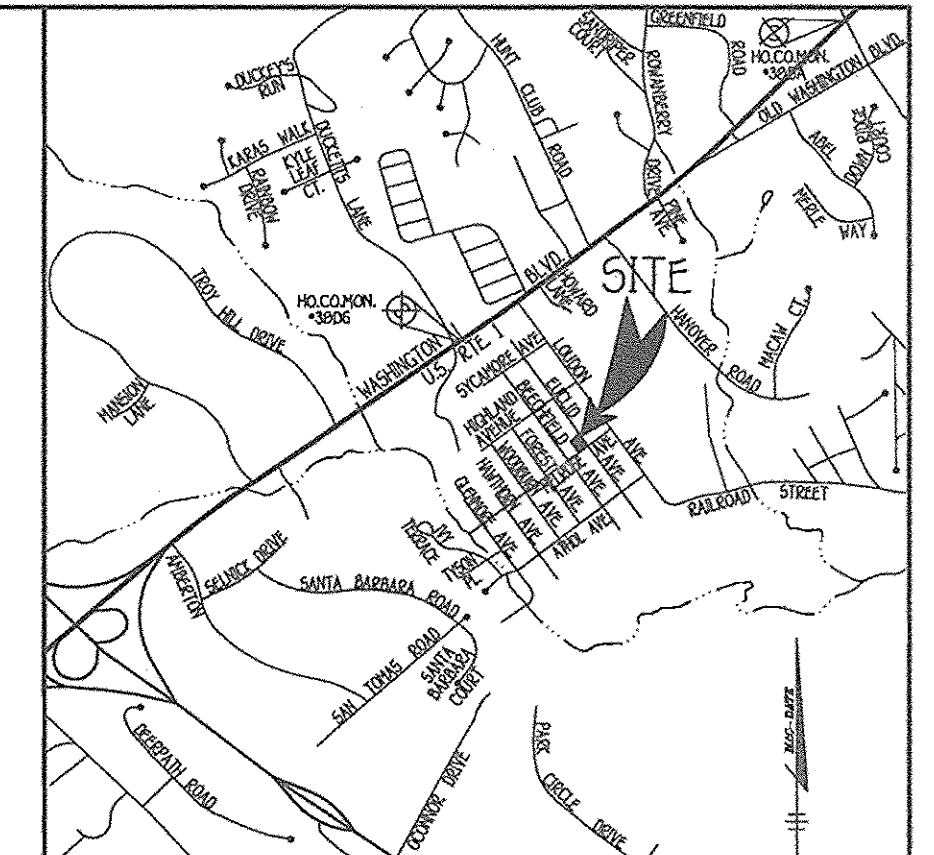
PROPOSED SITE DEVELOPMENT

SCALE: 1"=20'

HOWARD COUNTY CONTROL STATIONS

388A N. 52553.278 FT. E. 139957.927 FT. ELEVATION 166.94FT.  
3805 N. 55705.459 FT. E. 138492.281 FT. ELEVATION 175.222 FT.

LEGEND	
SYMBOL	DESCRIPTION
- - - -	EXISTING CONTOUR, 2' INTERVAL
---	PROPOSED CONTOUR
+162.2	SPOT ELEVATION
-56'-56"	SUPER SILT FENCE
---	EROSION CONTROL MATTING
---	LIMIT OF DISTURBANCE
○	EXISTING TREES TO BE REMOVED
○	EXISTING TREES TO BE SAVED



VICINITY MAP

SCALE: 1" = 2000'

GENERAL NOTES

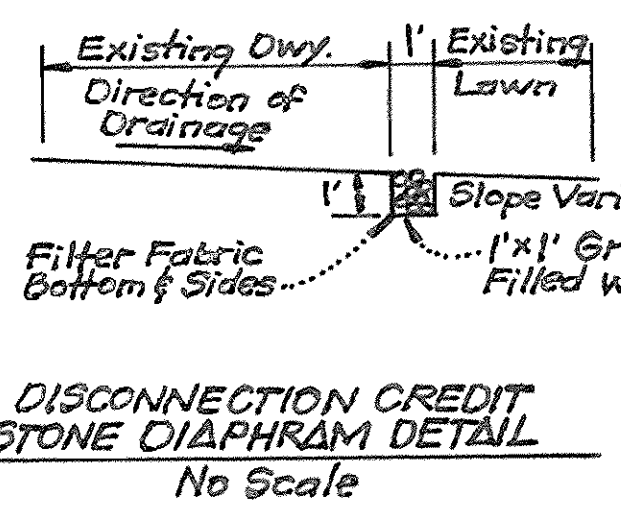
- SUBJECT PROPERTY ZONED R-12 PER THE 2/02/04 COMPREHENSIVE ZONING PLAN AS GRANTED BY THE ZONING BOARD ON SEPTEMBER 3, 1998 AS CASE NO. ZB-979M
- COORDINATES BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 47E4 AND NO. 47G2.
- BOUNDARY SURVEY COMPLETED BY W. STANLEY HACHEN ASSOC., INC. ON DECEMBER 29, 2005.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (4 FEET SERVING MORE THAN ONE RESIDENCE);
  - SURFACE - SIX (6) INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1/2" MINIMUM);
  - GEOMETRY - MAXIMUM 15 RADIUS;
  - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (25-LOADING);
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER SURFACE;
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET;
  - MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.
- THIS PROJECT IS SUBJECT TO HOWARD COUNTY FILES: 253.S, AND 60 FOLIO 115.
- THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK.
- EXISTING TOPOGRAPHY WAS FIELD RUN BY FISHER, COLLINS AND CARTER, INC. ON JANUARY 19, 2005.
- ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
- CONTRACTOR WILL CHECK SEWER HOUSE CONNECTION ELEVATION AT PROPERTY LINE PRIOR TO CONSTRUCTION.
- SITE ANALYSIS DATA:
 

A. TOTAL PROJECT AREA:	0.5510 AC.*
B. AREA OF PLAN SUBMISSION:	0.5510 AC.*
C. LIMIT OF DISTURBED AREA:	0.5510 AC.*
D. PRESENT ZONING:	R-12
E. PROPOSED USE FOR SITE AND STRUCTURES:	SINGLE FAMILY SEMI-DETACHED UNITS
F. TOTAL NUMBER OF UNITS ALLOWED:	6
G. TOTAL NUMBER OF UNITS PROPOSED:	6
H. NUMBER OF PARKING SPACES REQUIRED:	12
I. NUMBER OF PARKING SPACES PROVIDED:	12
J. SPACES PER DWELLING UNIT:	2
- TYPICAL DRIVEWAY APRON DETAIL IS SHOWN IN BELOW.
- THIS SITE IS EXEMPT FROM THE CURRENT LANDSCAPING REQUIREMENTS. THE DEVELOPMENT OF THESE EXISTING LOTS IS NOT SUBJECT TO THE REQUIREMENTS OF THE LANDSCAPE MANUAL SINCE HARWOOD PARK WAS GRANTED PRELIMINARY PLAN APPROVAL PRIOR TO THE EFFECTIVE DATE OF THE 1993 EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
- THIS PROJECT IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.1202(b)(1) OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION IN ACCORDANCE WITH SECTION 16.1202(b)(2) OF THE ZONING REGULATIONS. SUBTITLE 12 PROVIDES FOR THE EXEMPTION OF LOTS WHICH HAD PRELIMINARY PLAN APPROVAL PRIOR TO THE EFFECTIVE DATE OF THE FOREST CONSERVATION ACT. THE LOTS IN HARWOOD PARK, WHICH WERE SUBDIVIDED IN THE 1990'S ARE RECOGNIZED AS HAVING THE EQUIVALENCY OF SUCH APPROVAL.
- THE MINIMUM SETBACK FOR STRUCTURES SHALL BE AS FOLLOWS:
 

SINGLE FAMILY ATTACHED, SEMI-DETACHED, AND TWO-FAMILY DWELLINGS	0 FEET
FRONT SETBACK	20' FROM THE PUBLIC STREET RIGHT OF WAY
REAR SETBACK	30'
SIDE SETBACK	*7.5' FROM PROPERTY LINE

\*BASED UPON THE DECISION AND ORDER IN BA CASE NO. 04-13V DATES OCT.18, 2004 VARIANCES WERE GRANTED TO REDUCE THE 7.5 FEET SIDE SETBACK TO 5 FEET AND THE 20 FEET SETBACK FROM A PUBLIC STREET RIGHT OF WAY TO 5 FEET FOR SIX SEMI-DETACHED DWELLINGS.

EXCEPT 7600 LOT LINE DWELLINGS 0 FEET
- STORMWATER MANAGEMENT PROVIDED BY NON ROOFTOP DISCONNECT AND ELEVATED RAIN GARDENS. ALL ROOF LEADERS TO THE RAIN GARDENS ARE TO BE 4" PVC. STORMWATER MANAGEMENT SHOWN ON EACH LOT IS TO BE PRIVATELY OWNED AND MAINTAINED BY EACH INDIVIDUAL LOT OWNER.
- FIRST FLOOR GRAVITY SEWER SERVICE ONLY. BASEMENT SEWER SERVICE TO BE PROVIDED BY PRIVATE ON-SITE PUMP.

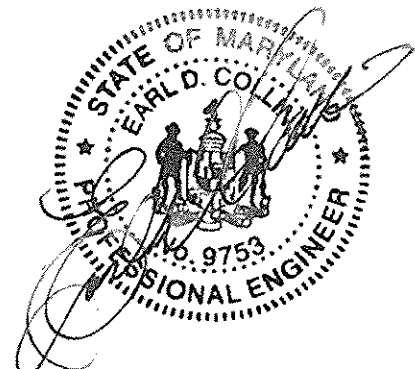


DISCONNECTION CREDIT STONE DIAPHRAM DETAIL

ADDRESS CHART	
LOT NUMBER	STREET ADDRESS
381	6398-A EUCLID AVENUE
382	6398-B EUCLID AVENUE
383	6398-C EUCLID AVENUE
384	6398-D EUCLID AVENUE
385	6398-E EUCLID AVENUE
386	6398-F EUCLID AVENUE

INDEX CHART	
SHEET	DESCRIPTION
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FISHER, COLLINS & CARTER, INC.  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE  
ELICOTT CITY, MARYLAND 21042  
1010 NO. - 2005



**ENGINEER'S CERTIFICATE**  
I 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.  
*Earl D. Collins* 7/5/06  
Signature of Engineer Date

**BUILDER/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 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.  
*[Signature]* 7/6/06  
Signature of Developer Date

Reviewed for HOWARD SCD and meets Technical Requirements.  
U.S.D.A.-Natural Resources Conservation Service  
This development plan is approved for sediment and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.  
*[Signature]*  
Howard SCD Date

**OWNER/BUILDER/DEVELOPER**  
WOODROW W. GUYTON JR. & BONNIE LEE GUYTON  
6624 MELROSE AVENUE  
ELK RIDGE, MD. 21075-5641  
410-379-0126

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*Cindy Harris* 7/19/06  
Chief, Department of Land Development Date  
*[Signature]* 7/17/06  
Chief, Development Engineering Division Date  
*[Signature]* 7/20/06  
Director - Department of Planning and Zoning Date

PROJECT	SECTION	LOTS NO.
HARWOOD PARK	N/A	381-386

PLAT	BLOCK NO.	ZONE	TAX	ELEC. DIST.	CENSUS TR.
JHO 60	13	R-12	3B	FIRST	601202

WATER CODE	SEWER CODE
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**SITE DEVELOPMENT PLAN**  
**SINGLE FAMILY SEMI-DETACHED HARWOOD PARK**  
LOTS 381 THRU 386  
TAX MAP NO: 38 PARCEL NO: 873 GRID NO: 13  
FIRST ELECTION DISTRICT HOWARD COUNTY, MARYLAND  
SCALE: 1"= 20' DATE: MARCH, 2006  
SHEET 1 OF 2

SDP 06-28