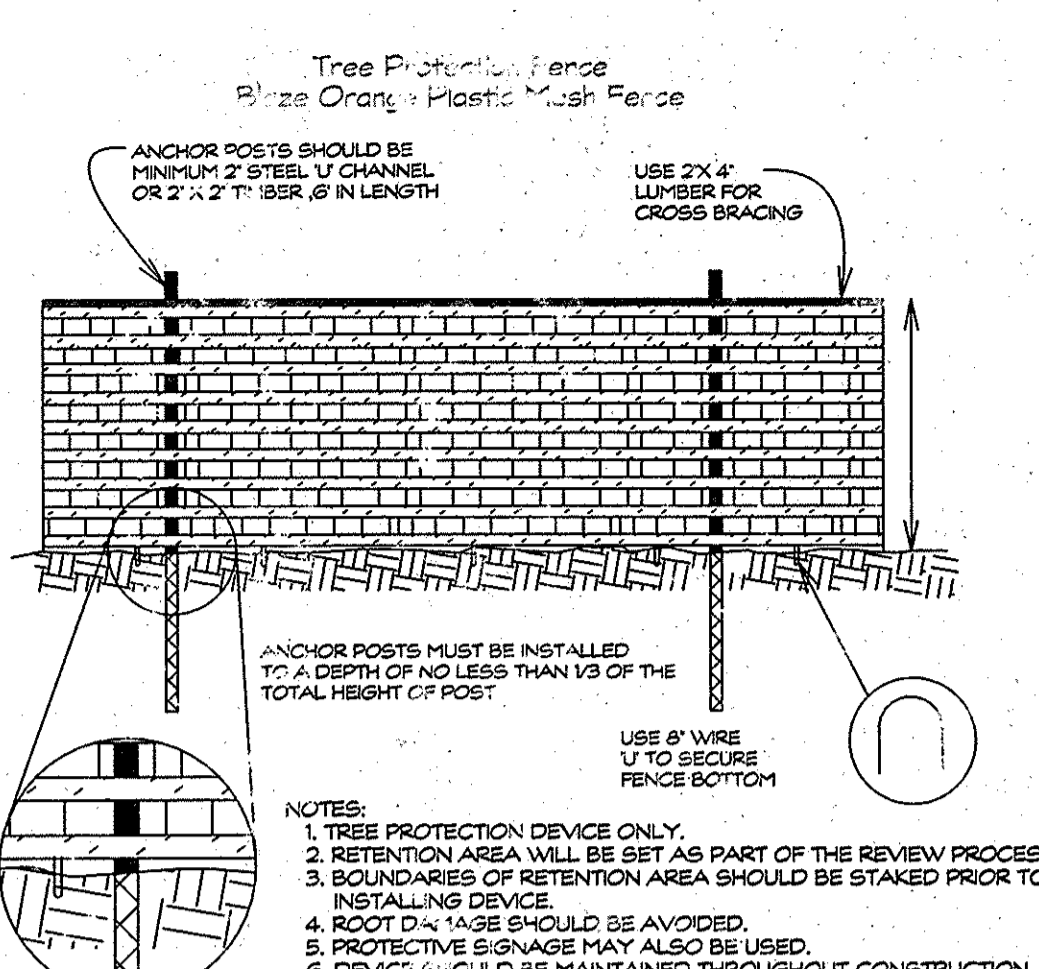
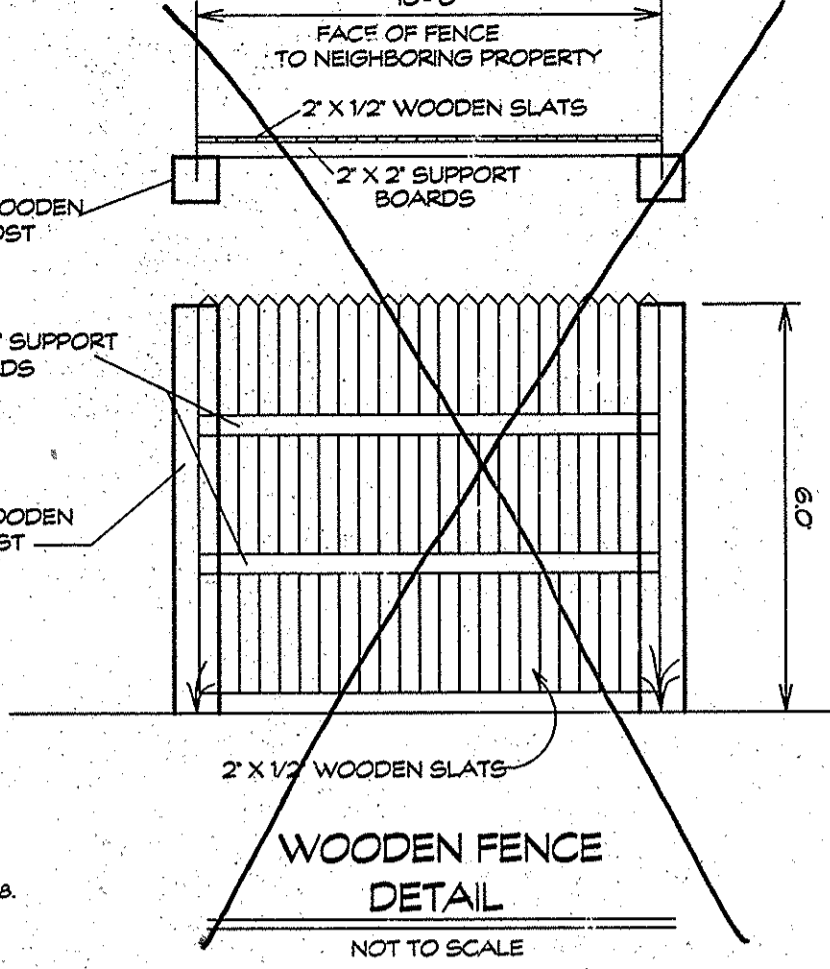


GENERAL NOTES

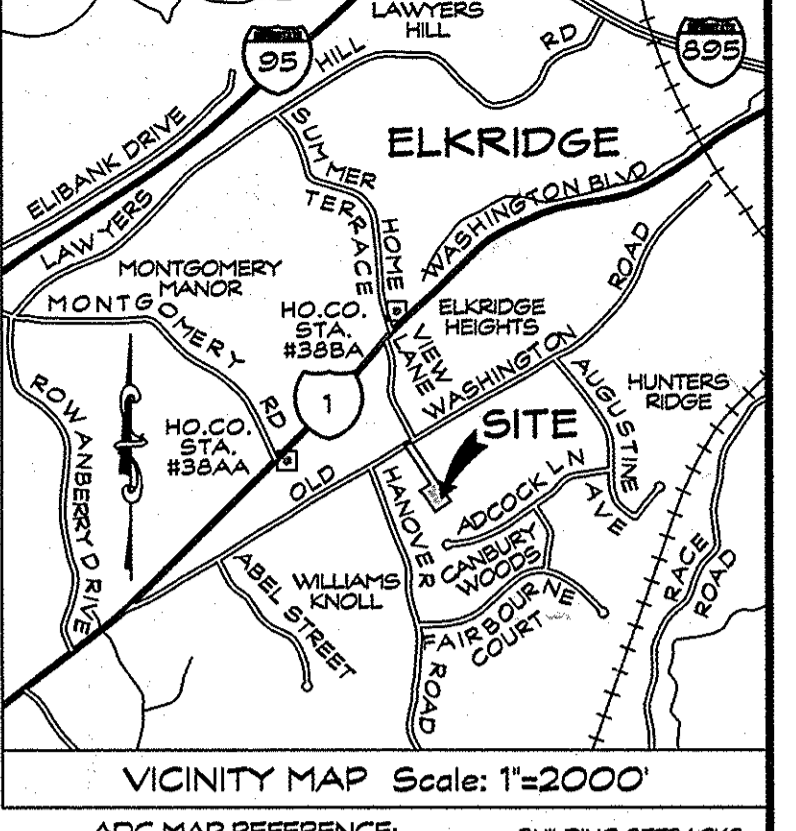
- THE SUBDIVISION IS ZONED R-12 PER THE 2004 COMPREHENSIVE ZONING PLAN AND PER THE 2011 ZONING AMENDMENTS EFFECTIVE 7/28/08.
- IN ACCORDANCE WITH SECTION 18.04 OF THE HOWARD COUNTY ZONING REGULATIONS, BAY WINDOWS, PORCHES OR EXTENDED DECKS MORE THAN 16 FEET IN WIDTH MAY PROJECT NOT MORE THAN 4 FEET INTO ANY SETBACK OR SIDEWALK (APPLIES FOR RESIDENTIAL SITES).
- TRASH AND RECYCLING WILL BE AT WITHIN 5' OF THE CURBWAY.
- A DRIVEWAY SERVING MORE THAN ONE RESIDENCE 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 MINIMUM REQUIREMENTS: WIDTH - 10' (SERVING MORE THAN ONE RESIDENCE) SURFACE - 5" OF COMPACTED CRUSHED RUN BASE WITH AND OVER CONCRETE (1/2" MIN) GEOMETRY - MAX 1/8" GRADE, MAX 10% GRADE CHANGE AND MAX 48" TURNING RADIUS. MAINTENANCE - SUFFICIENT TO INSURE ALL VEHICLES USE.
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410) 381-8000 AT LEAST FIVE WORKING DAYS PRIOR TO THE START OF WORK.
- THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-237-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
- THE EXISTING TOPOGRAPHY WAS SURVEYED BY CLS ON JANUARY 23, 2008.
- THE COORDINATES SHOWN HEREON ARE BASED UPON HOWARD COUNTY MONUMENT #S 308A AND 350A (SEE MONUMENT MAP FOR LOCATION).
- THIS SITE IS EXEMPT FROM STORMWATER MANAGEMENT PER SECTION 18.03(B) OF DISTURBANCE DISTURBANCE IS DEFINED AS ANY AREA IN WHICH THE NATURAL OR EXISTING VEGETATION COVER HAS BEEN REMOVED OR ALTERED (EXCEPT GRASS OR GRASS), THE DISTURBANCE FOR LOT 2 IS 2,320 S.F.
- EXISTING UTILITIES ARE BASED UPON FIELD RUN AND AERIAL TOPOGRAPHY.
- ANY UTILITIES TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
- ON MARCH 24, 2008, CLS PERFORMED A SITE VISIT TO DELINEATE WETLANDS ON PARCELS 316, THE PRESENCE OF HYDRIC PLANTS, HYDROLOGICAL AND HYDROLOGICAL CHARACTERISTICS WERE USED IN THE DETERMINATION OF WETLAND BOUNDARIES. NO WETLANDS WERE FOUND ON PARCELS 316.
- THERE ARE NO FLOOD PLANS, STREAMS, OR TREE BUFFERS ON SITE. THIS WAS CONCLUDED ON THE MARCH 24, 2008 SITE VISIT BY CLS.
- THIS PLAN IS SUBJECT TO THE APPLICABLE FEDERAL, STATE, AND LOCAL REGULATIONS AND LAND DEVELOPMENT REGULATIONS AS AMENDED BY COUNCIL BILL 75-2008. CONSTRUCTION ON THESE LOTS MUST COMPLY WITH SETBACK AND BUFFER REGULATIONS IN EFFECT AT THE TIME OF SUBMISSION OF THE SITE DEVELOPMENT PLAN, WAMER PETITION APPLICATION, OR BUILDING GRADING PERMIT.
- CLEARING LIGHTS AS SHOWN MUST BE DESIGNATED AND ENJOINED BY THE PLACEMENT OF THE PROTECTION FENCE AS SHOWN ON THE DETAIL ON THIS SHEET.

- EXISTING OLD WASHINGTON ROAD IS CLASSIFIED AS A "MINOR COLLECTOR".
- THE OWNER, TENANT AND/OR THEIR AGENTS SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE REQUIRED LANDSCAPING, PLANT MATERIALS, 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 REQUIRED LANDSCAPING SHALL BE PERMANENTLY MAINTAINED IN GOOD CONDITION, AND WHEN NECESSARY, REPAIRED OR REPLACED. NO CLEARING OF EXISTING VEGETATION IS PERMITTED WITHIN THE LANDSCAPE EDGE FOR WHICH CREDIT IS TAKEN FOR LANDSCAPE MAINTENANCE IS AUTHORIZED.
- AT THE TIME OF INSTALLATION, ALL SHRUBS AND OTHER PLANTINGS HEREWITH LISTED AND APPROVED FOR THIS SITE SHALL BE OF THE SPECIES AND VARIETIES SPECIFIED IN ACCORDANCE WITH THE HOWARD COUNTY LANDSCAPE MANUAL. IN ADDITION, THE SPECIES AND VARIETIES 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 AS ALL REQUIRED MATERIALS ARE INSTALLED AND REVISIONS ARE MADE TO APPLICABLE PLANS AND CERTIFICATES.
- A SHARED DRIVEWAY ACCESS AND MAINTENANCE OBLIGATION AGREEMENT FOR THE 10' DRIVEWAY WHICH SERVES LOTS 1, 2 AND ADJACENT PARCEL 340 HAS BEEN RECORDED IN THE RECORDS OF HOWARD COUNTY LIBER 12297 FOLD 430.
- PROPERTY IS LOCATED IN THE "OLD WASHINGTON ROAD HISTORIC SURVEY DISTRICT - HO-002".
- WAMER PETITION W-00899 WAS SUBMITTED TO ALTER THE DEFINITION OF A PREFERRED LOT AS REFERENCED IN SECTION 18.03(B)(9). THE INTENT WAS TO CHANGE THE LABEL FROM LOT 2 TO LOT 1. THIS CHANGE WAS APPROVED ON FEBRUARY 23, 2010 SUBJECT TO THE FOLLOWING CONDITIONS:
 - THE LOT 2 SHALL BE TABULATED AS PART OF THE PREFERRED LOT 1.
 - THE LOT 2 SHALL BE MAINTAINED AS A PREFERRED LOT 1.
 - THE LOT 2 SHALL BE MAINTAINED AS A PREFERRED LOT 1.
 - COMPLIANCE WITH ALL SDC AGENCY COMMENTS GENERATED BY THE REVIEW OF THE FINAL PLAN.
- THE USE IN COMMON DRIVEWAY IS PART OF APPROVED SDP-08-098. THE UTILITIES FROM THIS DRIVEWAY WILL BE BUILT WITHIN THE L.O.D. OF SDP-08-098 PRIOR TO DRIVEWAY CONSTRUCTION. DUE TO THIS, THE L.O.D. FOR SDP-08-098 FOLLOWS THE L.O.D. FOR SDP-08-098.
- LOT 2 HAS NO GRAVITY SEWER SERVICE. SEWER SERVICE TO BE PROVIDED BY PRIVATE ON-SITE PUMP AND PRIVATE LOW PRESSURE SEWER. A WAMER OF SECTION 8.3 OF VOLUME I OF THE HOWARD COUNTY DESIGN MANUAL WAS APPROVED BY THE DEPARTMENT OF PUBLIC WORKS ON APRIL 23, 2008.
- AN EXISTING LOW PRESSURE SEWER SYSTEM WHICH WAS PROPOSED FOR THIS SITE, A 1/4" LINE WILL CONVEY THE SEWER FROM THE HOUSE TO A C/O AT THE RIGHT-OF-WAY. THE L.O.D. OF OLD WASHINGTON ROAD FROM THE C/O, THE SEWER WILL GRAVITY FLOW INTO THE EXISTING 8" SEWER LINE UNDER OLD WASHINGTON ROAD.



- LEGEND**
- 2 FT. DENOTES CONTOUR INTERVAL
 - 564.60 X DENOTES SPOT ELEVATION
 - FF=564.67 DENOTES FIRST FLOOR ELEVATION
 - CE=557.67 DENOTES CELLAR ELEVATION
 - DENOTES STABILIZED CONSTRUCTION ELEVATION
 - DENOTES FLOW DIRECTION
 - DENOTES EXISTING CONTOURS
 - DENOTES SILT FENCE
 - DENOTES SUPER SILT FENCE
 - DENOTES LIMIT OF DISTURBANCE
 - DENOTES SOIL LINES
 - DENOTES EXISTING EDGE OF TREE LINE
 - DENOTES LIMIT OF EXISTING TREE CLEARING
 - DENOTES PROPOSED PAVING
 - DENOTES 15-25% SLOPES
 - DENOTES 25% SLOPES
 - DENOTES EXISTING WATER METER
 - DENOTES PROPOSED WATER METER
 - DENOTES EX. CLEANOUTS
 - DENOTES WATER HOUSE CONNECTION
 - DENOTES PROPOSED CLEANOUT
 - DENOTES RIP RAP SLOPE PROTECTION
 - EXISTING FRENCH DRAIN
 - EXISTING FENCE

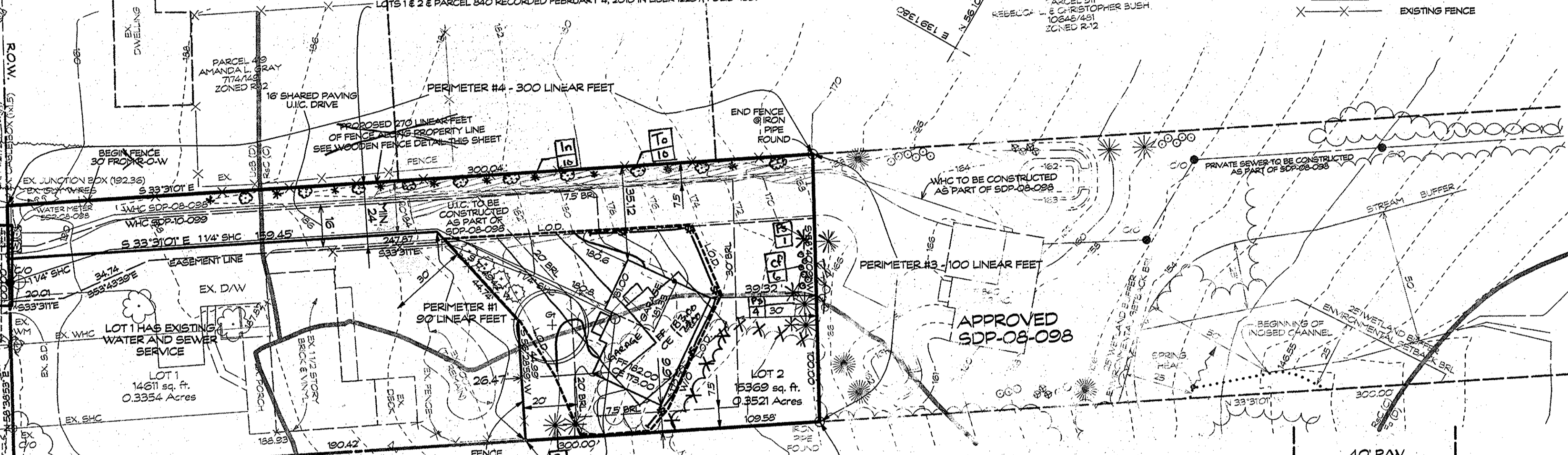
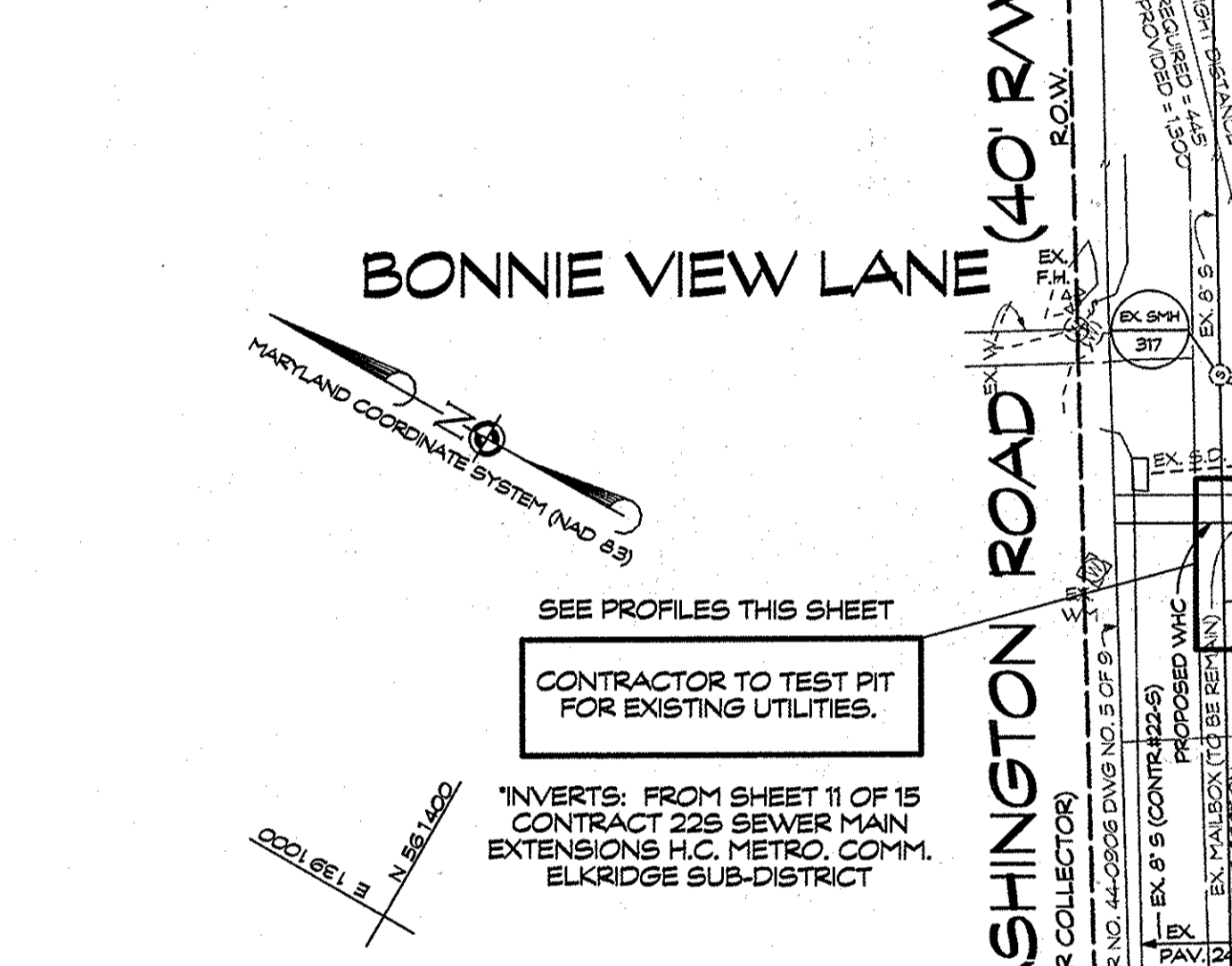
- SITE ANALYSIS DATA**
- Total Project Area = 0.35 AC. (95,369 S.F.)
 - Limit of Disturbance = 4,967 S.F. (L.O.D.)
 - Present Zoning Designation = R-12
 - Proposed use for site and structure = Residential
 - Total number of units proposed on subdivision = 1
 - Building coverage of site = 0.033 AC. (11,299 sq. gross area)
 - Soil Map = 2B
- BENCHMARKS:**
- HO. CO. MON. 388A ELEV. 528.770 Concrete Monument 0.2 FT. below surface NS62593.91; E193097.86
 - HO. CO. MON. 388A ELEV. 468.98 Concrete Monument 0.3 FT. below surface NS99712.69; E193232.02
- NOTES:**
- TOTAL AREA OF IMPERVIOUS AREA = 2,200 S.F. (0.0506 AC.)
 - TOTAL AREA OF FORESTRY TO BE CLEARED = 1,205 S.F. (0.028 AC.)
 - L.O.D. - DENOTES LIMIT OF DISTURBANCE TOTAL AREA = 4,967 S.F. (0.1140 AC.)
- LEGEND**
- W/O DENOTES WALKOUT
 - NELLIE STEVENS HOLLY
 - WHITE PINE EVERGREEN TREE
 - HONEY LOCUST SHADE TREE
 - DENOTES SIGHT DISTANCE POINTS
 - DENOTES SAINS HEAD
 - DENOTES WETLAND BOUNDARY
 - DENOTES CENTERLINE OF STREAM



PLANT LIST

ID	QUANT.	BOTANIC NAME	COMMON NAME	MIN. SIZE
Gr 1	1	Shade Trees		
Gr 1	1	Gleditsia triacanthos var. inermis	Shodanaster Honey Locust	3' cal.
Ev 4	4	Evergreen Trees		
Ev 4	4	Ilex glabra compacta	Nellie Stevens Holly	5'-6'
Pl 7	7	Plus erubra	Eastern White Pine	5'-6'
TOTAL = 28				

In 10 Ilex glabra compacta
 6 Calycanthus Florida
 To 10 Thuya occidentalis 'Emerald'
 Contract Nursery 2 1/2" - 3 1/4" Common Sweetgum 36 inch



SEQUENCE OF CONSTRUCTION

- OBTAIN GRADING PERMIT. (1 DAY)
- INSTALL ALL SEDIMENT & EROSION CONTROL DEVICES, ALONG WITH TREE PROTECTION FENCING AS SHOWN ON PLAN. (1 DAY)
- CONSTRUCT DWELLING. (90 DAYS)
- FINE GRADE LOT AND INSTALL DRIVEWAY. (1 DAY)
- INSTALL PERMANENT SEEDING AND MULCHING. (1 DAY)
- INSTALL LANDSCAPING. (1 DAY)
- ONCE LOT IS PERMANENTLY STABILIZED AND PERMISSION IS GRANTED BY E & S INSPECTOR, REMOVE SEDIMENT AND EROSION CONTROL DEVICES. (2 DAYS)

SOILS DATA

SOL. SYM.	SOL. SERIES	SOL. HSG.
Fa	FALLSINGTON LOAM	D
R/C	SUBSTANT LOAM	C
S/D	SASSABRAS AND CROM	B
S/E	SASSABRAS AND CROM	B
U/S	URBAN LAND COMPLEX	D
U/D	URBAN LAND COMPLEX	D

MINIMUM LOT SIZE CHART

LOT NO.	GROSS AREA	PERMITS AREA	LOT AREA
2	15,369 sq. ft.	3,181 sq. ft.	12,188 sq. ft.

Property is Zoned R-12, minimum Lot Area is 12,000 sq. ft.
 WP-10-058: To Change unbuildable area as defined in Section 16.02b.(3) from 50' to 20' to meet minimum lot size requirement. This waiver request was approved on February 24, 2010.

WH01 - OPERATIONAL INFORMATION

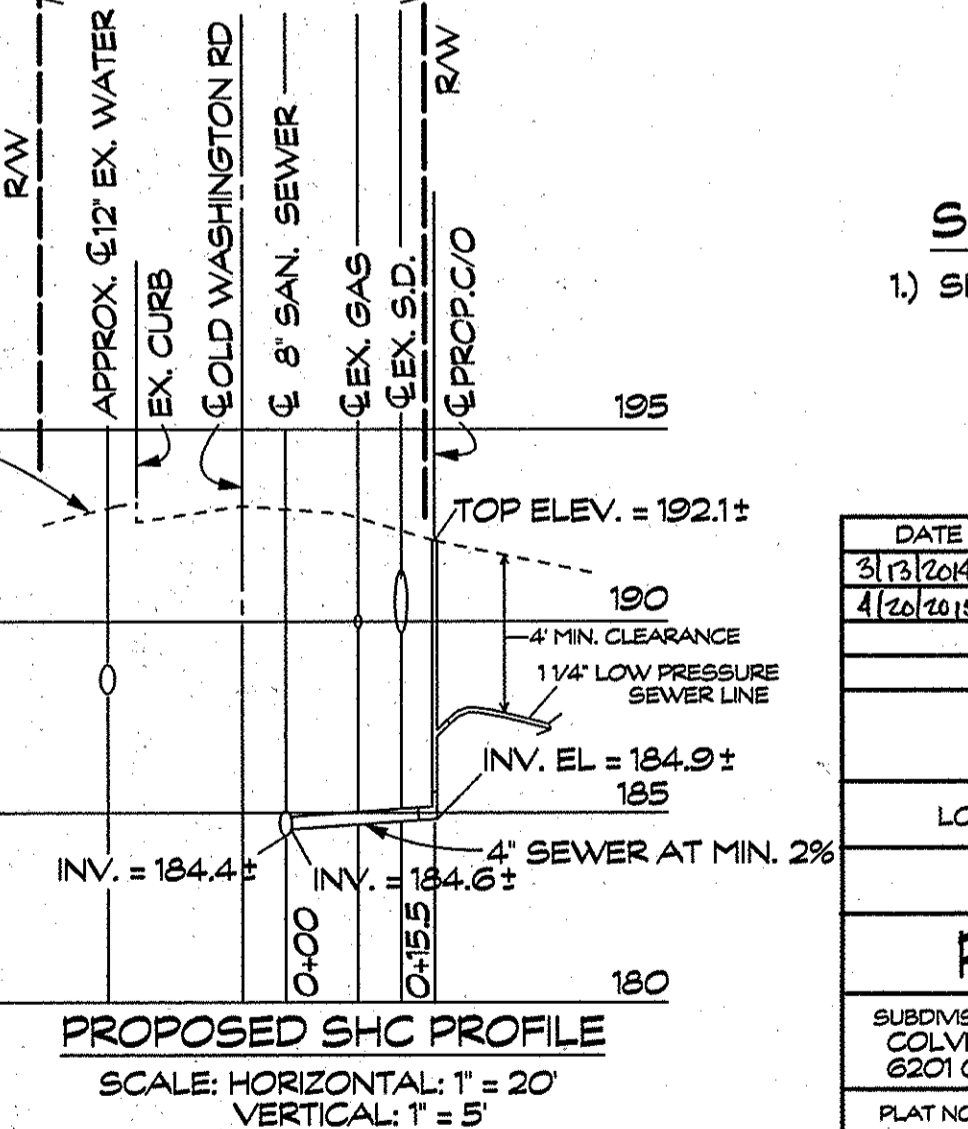
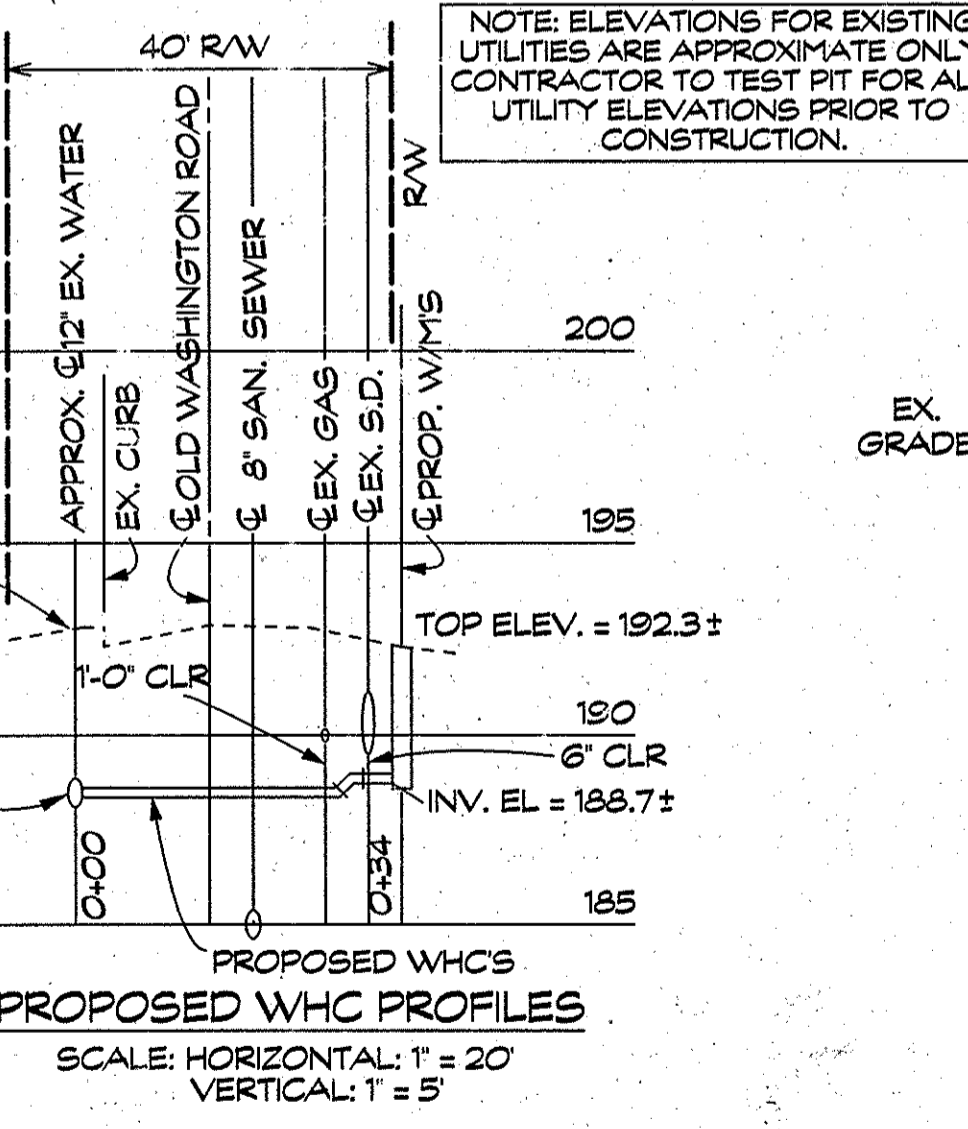
MOTOR:
 1 HP, 1725 RPM, HIGH TORQUE, CAPACITY START, THERMALLY PROTECTED, 120V V/60 Hz, ONE PHASE

INLET CONNECTION:
 4" PVC INLET FLANGE FOR SCH 40 PIPE

DISCHARGE CONNECTION:
 PUMP DISCHARGE TERMINATES IN 1/4" SOCKET FOR PVC SOLVENT WELD. CAN EASILY BE ADAPTED TO 1/4" PVC PIPE

DISCHARGE:
 15 gpm at 0' psig
 11 gpm at 40' psig
 7.8 gpm at 80' psig

NOTE: WHCS FOR SDP-08-098 AND SDP-10-058 ARE TO BE BUILT AT THE SAME TIME



DEVELOPER'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 SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE LANDSCAPE MANUAL. I/WE FURTHER CERTIFY THAT UPON COMPLETION A LETTER OF NOTICE, ACCOMPANIED BY AN EXECUTED ONE YEAR GUARANTEE OF PLANT MATERIALS, WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

DEVELOPER/BUILDER: Stuart Colvin DATE: 6/3/10

ENGINEER 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. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY LANDSCAPE MANUAL.

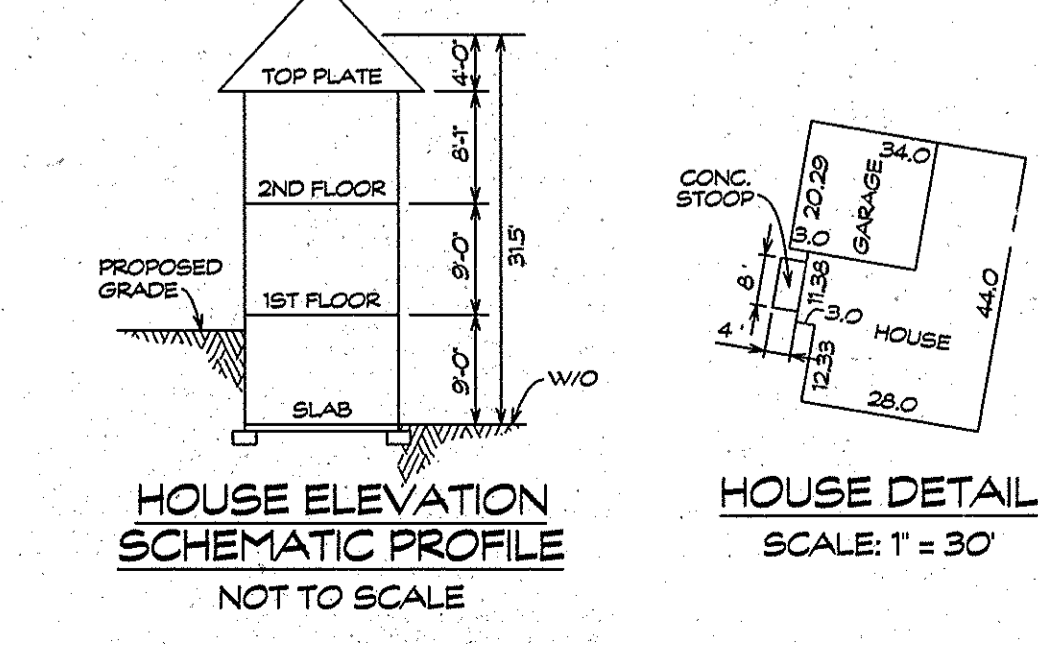
SIGNED: Alfred L. Hansard DATE: 6/2/10

ALFRED L. HANSARD
 PROFESSIONAL ENGINEER REG. NO. 23446

DEVELOPER'S CERTIFICATION FOR SEDIMENT AND EROSION CONTROL

I CERTIFY THAT ALL DEVELOPMENT AND 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 COUNTY CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS AS ARE DEEMED NECESSARY.

SIGNED: Stuart Colvin DATE: 6/3/10



APPROVED: DEPARTMENT OF PLANNING AND ZONING

6/3/10 DATE

6/3/10 DATE

7/1/10 DATE

7/8/10 DATE

PROFESSIONAL CERTIFICATION: I HEREBY CERTIFY THAT THIS DOCUMENT WAS PREPARED OR APPROVED BY ME, AND THAT I AM A FULLY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 23446, EXPIRATION DATE: AUGUST 28, 2010

Alfred L. Hansard
 PROFESSIONAL ENGINEER
 REGISTRATION NO. 23446

Date: FEB. 2010
 Drawing No: 200802
 County File No:

Engineers - Surveyors
CLSI
 Land Planning & Environmental Consulting
 www.clsi-civileng.com

439 East Main Street Westminster, MD 21157-5539
 (410) 848-1790 FAX (410) 848-1791

Surveyed By: CLSI
 Computed By: CKB, JW
 Drawn By: JW
 Checked By: DEM

HOWARD COUNTY FILES

WATER CONTRACT NO. 44-0906
 SEWER CONTRACT NO. 22-5

OWNER/ DEVELOPER
 COLVIN PROPERTIES, LLC.
 ATTN: STUART COLVIN
 8489 HEATHERWOLD DRIVE
 LAUREL, MD. 20723-1201
 301.490.9171 FAX: 301.490.3555

ADDRESS CHART

DATE	REVISION	BY
3/13/2014	HOUSE TYPE REVISION	CLS1
4/20/2015	LANDSCAPE REVISIONS & REMOVAL OF LANDSCAPE FENCE	CLS1

PERMIT INFORMATION CHART

DATE	REVISION	BY
3/13/2014	HOUSE TYPE REVISION	CLS1
4/20/2015	LANDSCAPE REVISIONS & REMOVAL OF LANDSCAPE FENCE	CLS1

SITE DEVELOPMENT PLAN
 SINGLE FAMILY RESIDENTIAL

COLVIN PROPERTIES LLC
 LOT 2

SITE AND LANDSCAPE PLAN, NOTES AND DETAILS

DEED REFERENCE: 10023/43
 TAX MAP: 3B BLOCK: 9 PARCEL: 315
 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND

SCALE: 1" = 30' DATE: FEB. 2010 SHEET: 1/1

RELATED DPZ FILE NUMBERS: F-10-063 & WP-10-099

County File No. SDP-10-058