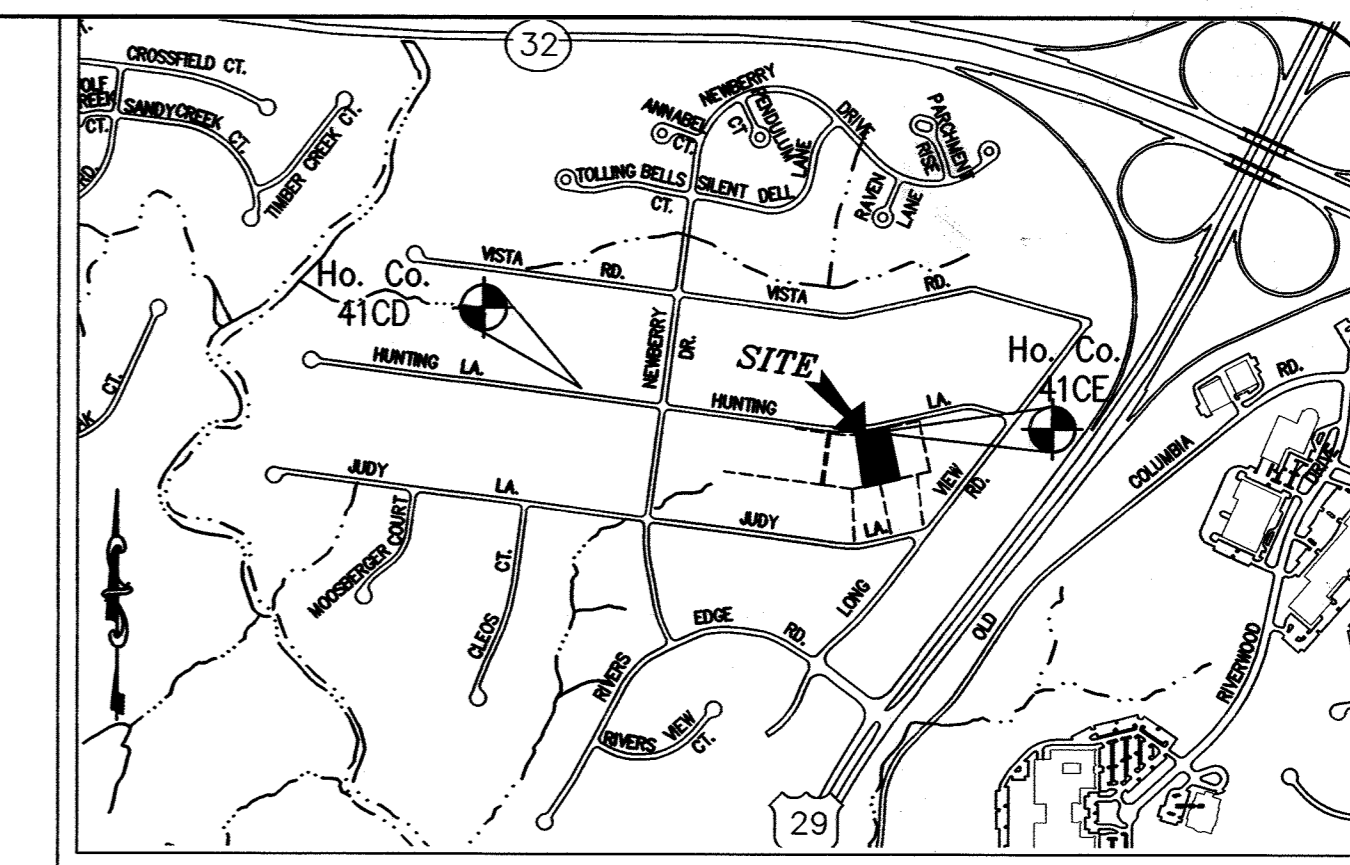


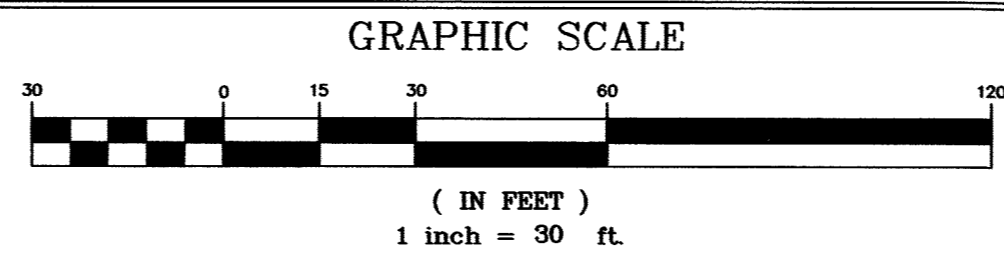
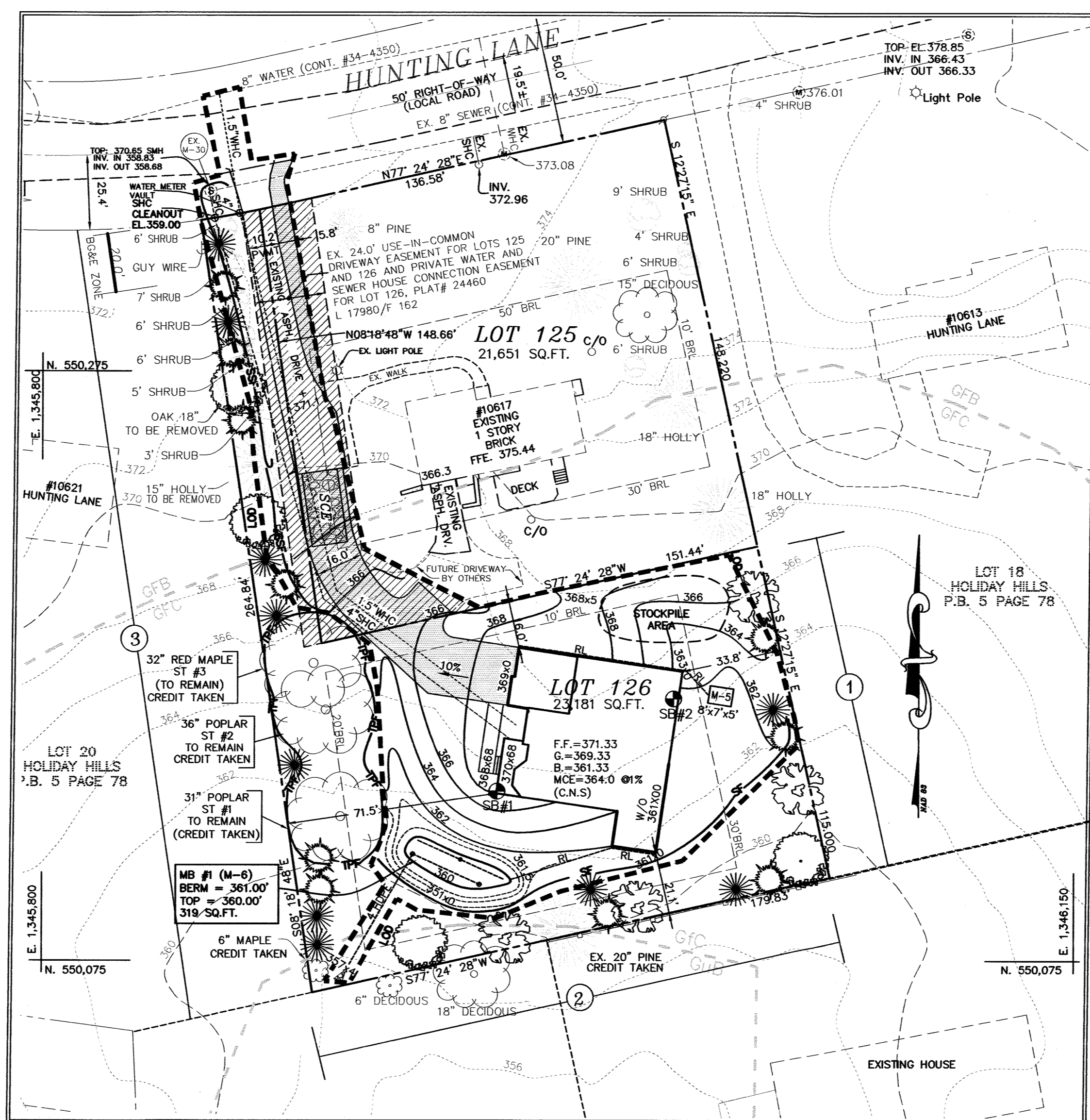
# SITE DEVELOPMENT PLAN HOLIDAY HILLS, LOT 126 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND



**VICINITY MAP**  
SCALE: 1"=1000' ADC MAP: 32, E-6

**GENERAL NOTES:**

- SUBJECT PROPERTY ZONED "R-20" PER THE OCTOBER 6, 2013 COMPREHENSIVE ZONING PLAN.
- ALL ASPECTS OF THE PROJECT ARE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS.
- SITE ANALYSIS DATA:**  
ADDRESS: 10619 HUNTING LANE, COLUMBIA, MD.  
TAX MAP #: 41, PARCEL: 174, GRID: 6  
ELECTION DISTRICT: FIFTH  
ZONING: R-20  
TOTAL AREA: 0.532 AC.  
PROPOSED USE FOR SITE: RESIDENTIAL  
TOTAL NUMBER OF LOTS: 1  
TOTAL NUMBER UNITS: 1  
TYPE OF PROPOSED UNIT: SFD  
NUMBER OF PARKING SPACES REQUIRED: 2.5 SPACES  
NUMBER OF PARKING SPACES PROVIDED: 4 SPACES (2 IN GARAGE + 2 DRIVEWAY)  
COUNTY FILE NUMBERS: EOP-17-010, F-17-071, WP-17-090  
LIMIT OF DISTURBANCE: 0.46 AC.  
ON-SITE TOPOGRAPHY SHOWN HEREON IS BASED ON A FIELD SURVEY CONDUCTED BY FISHER, COLLINS & CARTER, INC. ON OR ABOUT MAY, 2016.
- COORDINATES BASED ON NAD '83 (HORIZONTAL) AND NAD '88 (VERTICAL) MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 41CD & 41CE.  
STA. 41CD N 550,548.6850 E 1,344,388.3850 ELEV. = 347.74  
STA. 41CE N 550,340.9790 E 1,345,892.2830 ELEV. = 371.34
- IN ACCORDANCE WITH SECTION 128.0, OF THE HOWARD COUNTY ZONING REGULATIONS, BAY WINDOWS, CHIMNEYS OR EXTERIOR STAIRWAYS NOT MORE THAN 16 FEET IN WIDTH AND PROJECT NOT MORE THAN 4 FEET INTO ANY SETBACK, PORCHES OR DECKS, OPEN OR ENCLOSED, MAY PROJECT NOT MORE THAN 10 FEET INTO THE FRONT OR REAR YARD SETBACK.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO RESIDENTIAL OCCUPANCY TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:  
A) WIDTH: 12 FEET (16 FEET MINIMUM 12 FEET)  
B) SURFACE: 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2")  
C) GEOMETRY: MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. OF 45 FOOT TURNING RADIUS  
D) STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).  
E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD PLAIN WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE.  
F) STRUCTURE CLEARANCES - MINIMUM 12 FEET.  
G) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.  
8. FOREST CONSERVATION OBLIGATION REQUIREMENTS FOR THIS PROJECT WERE PROVIDED UNDER F-17-071.  
9. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO CEMETERIES OR HISTORIC FEATURES/STRUCTURES LOCATED ON THIS SITE.  
10. NO WETLANDS, FLOODPLAIN, STREAMS AND ITS BUFFERS EXIST ON SITE AS CERTIFIED IN THE ENVIRONMENTAL REPORT PREPARED BY ECO-SCIENCE PROFESSIONALS, INC. ON MAY 13, 2016 UNDER F-17-071.  
11. NO AREA OF STEEP SLOPES 15% OR GREATER EXIST ON SITE.  
12. STORMWATER MANAGEMENT FOR THIS PROJECT HAS BEEN PROVIDED VIA 1 MICRO-BIORETENTION (M-6) FACILITY AND 1 DRYWELL (M-5), WHICH WILL BE PRIVATELY OWNED AND MAINTAINED. THE PROPOSED SWM FACILITIES PROVIDED THE REQUIRED VOLUME FOR THE ENTIRE IMPROVEMENT INCLUDING PART OF THE DRIVEWAY "BY OTHERS".  
13. THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST 48 HOURS PRIOR TO EXCAVATION WORK BEING DONE:  
MISS UTILITY 800-257-7777  
VERIZON TELEPHONE COMPANY (410) 725-9976  
HOWARD COUNTY BUREAU OF UTILITIES (410) 313-4900  
AT&T CABLE LOCATION DIVISION (410) 393-3533  
BALTIMORE GAS AND ELECTRIC (410) 685-0123  
STATE HIGHWAY ADMINISTRATION (410) 531-5533  
14. THE OPEN SPACE REQUIREMENT FOR THIS PROJECT WAS PROVIDED UNDER F-17-071.  
15. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410) 313-1800 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.  
16. ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.  
17. ANY DAMAGE TO THE PROPERTY OF LOT 125 SHALL BE CORRECTED AT THE DEVELOPER/ADJACENT'S EXPENSE. THIS INCLUDES BUT IS NOT LIMITED TO EXISTING FENCING, EXISTING PAVING ADJACENT TO GARAGE ENTRANCE, EXISTING UTILITIES, EXISTING BRICK SIDEWALK, EXISTING LIGHT POST, EXISTING DECK, EXISTING PLANT MATERIALS, INCLUDING LAWN AREAS, AND EXISTING RESIDENCE (HOME) ON LOT 125.  
18. TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY MARS GROUP, INC ON JULY 22, 2016 UNDER F-17-071.  
19. SHC ELEVATION SHOWN IS LOCATED AT THE PROPERTY LINE.  
20. FOR DRIVEWAY ENTRANCE DETAIL, REFER TO THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV, STANDARD DETAIL 8-6.06.  
21. LANDSCAPING HAS BEEN PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. SURETY FOR THE REQUIRED 8 SHADE AND 20 EVERGREEN TREES IN THE AMOUNT OF \$5,400.00 WILL BE POSTED WITH THE BUILDING/GRADING PERMIT.  
22. 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.  
23. COMMUNITY MEETING FOR THIS PROJECT WAS PROVIDED UNDER F-17-071.  
24. LOT 126 IN THIS PROJECT IS SUBJECT TO THE MODERATE INCOME HOUSING UNIT (MIHU) FEE-IN-LIEU REQUIREMENT THAT IS TO BE CALCULATED AND PAID TO THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS AT THE TIME OF BUILDING PERMIT ISSUANCE BY THE PERMIT APPLICANT.  
25. THIS PLAN IS SUBJECT TO WP-17-090 WHICH ON APRIL 4, 2017 THE PLANNING DIRECTOR APPROVED A RESIDENTIAL SUBDIVISION AND SITE DEVELOPMENT, THE DEVELOPER SHALL CONSTRUCT SIDEWALKS ALONG THE PROJECT FRONTAGE; SECTION 16.135 - STREET LIGHTING AND SECTION 16.136 - STREET TREE REQUIREMENTS. APPROVAL IS SUBJECT TO THE FOLLOWING CONDITIONS:  
1. COMPLIANCE WITH THE ATTACHED DED COMMENTS DATED MARCH 29, 2017 AND OFFICE OF TRANSPORTATION COMMENTS DATED MARCH 9, 2017 REQUIRING THE PAYMENT OF A FEE-IN-LIEU FOR THE SIDEWALKS AND ROAD IMPROVEMENTS ALONG THE PROPERTY FRONTAGE TO BE DETERMINED AND PROVIDED WITH F-17-071.  
2. ADD A GENERAL NOTE REFERENCING THE FILE NUMBER, SECTIONS REQUESTED, THE APPROVAL DATE AND ANY APPROVAL CONDITIONS FOR WP-17-090.  
3. THE EXISTING FRONT YARD LANDSCAPE TREES SHALL REMAIN AS A SUITABLE SUBSTITUTE FOR REQUIRED STREET TREES.



**SOILS TABLE**

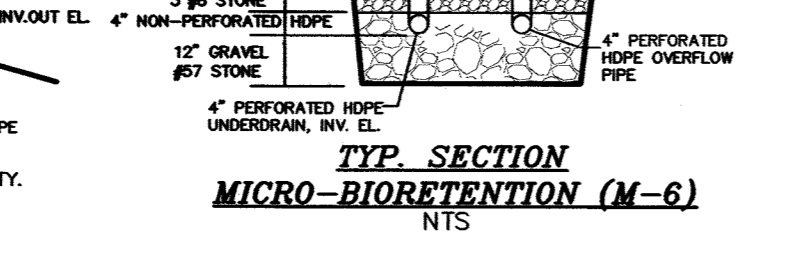
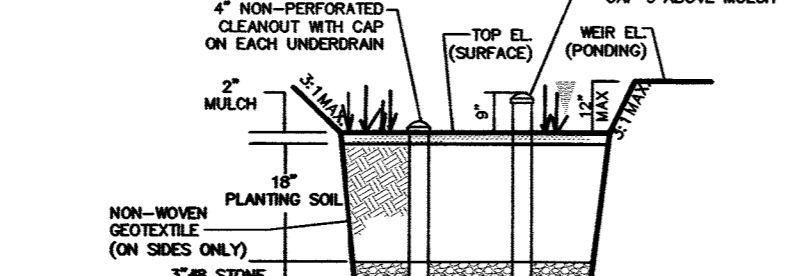
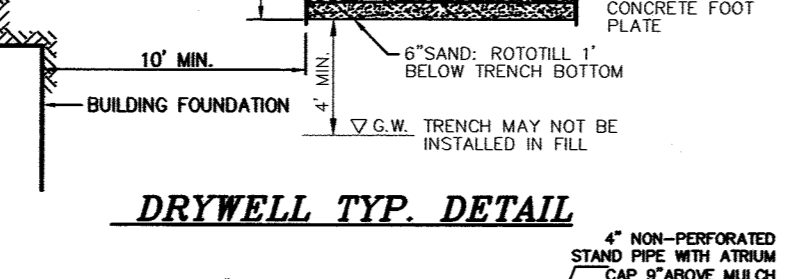
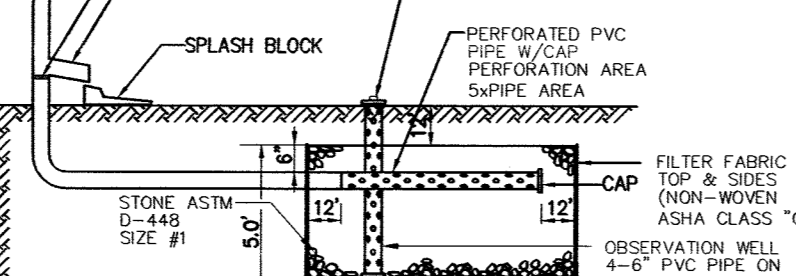
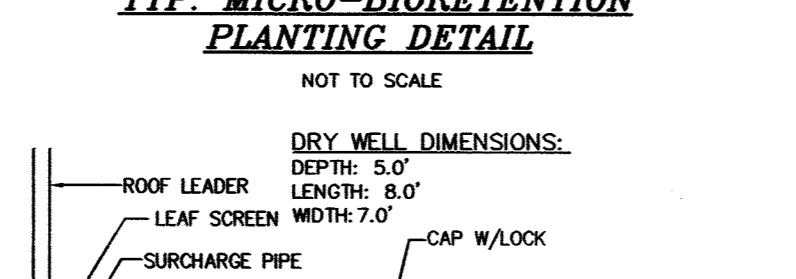
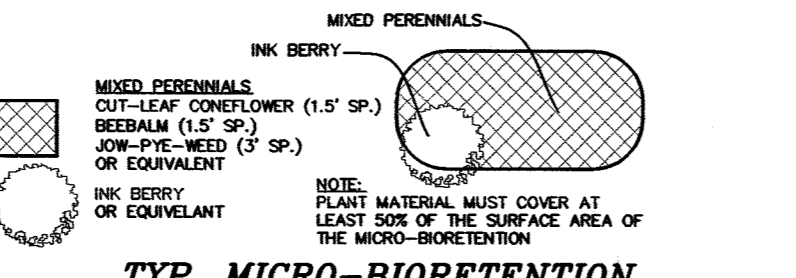
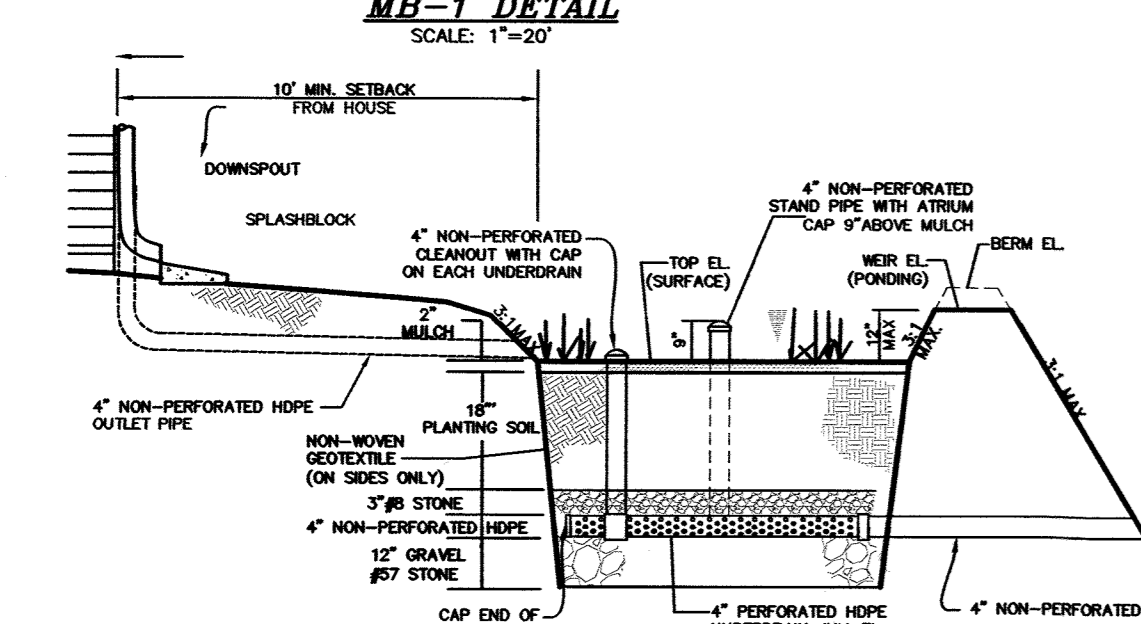
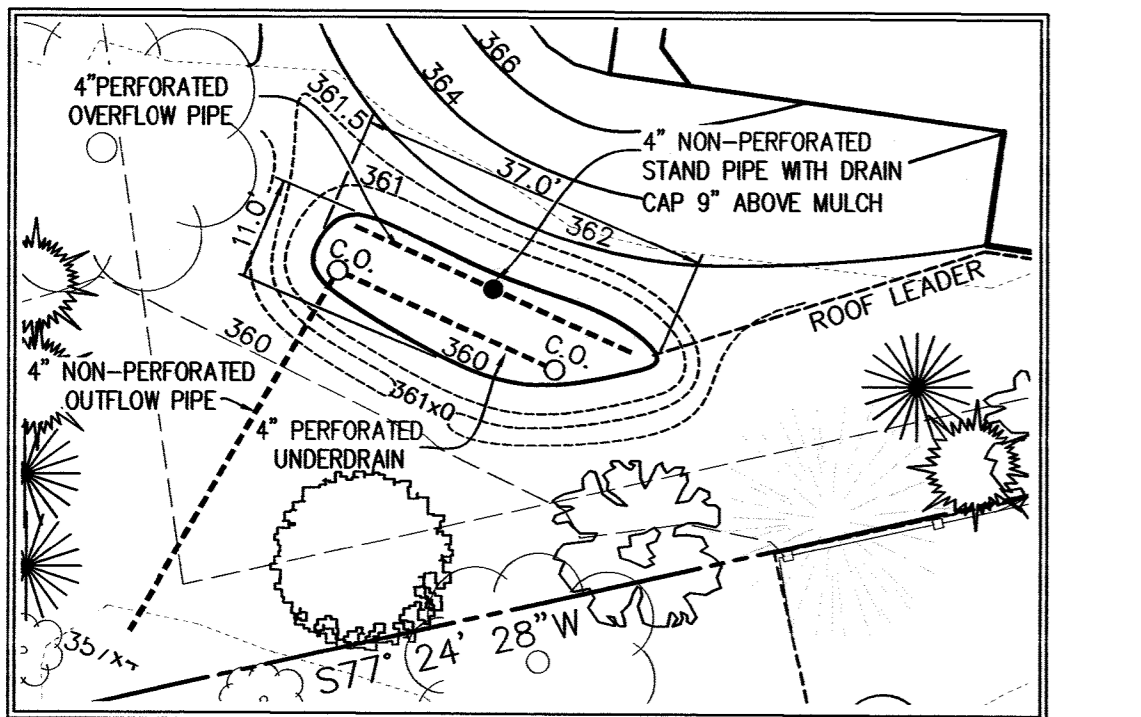
SYMBOL	RATING	NAME	K FACTOR
G1B	(A)	GLADSTONE-URBAN LAND COMPLEX, 0-8% SLOPES	.20
G1C	(A)	GLADSTONE-URBAN LAND COMPLEX, 8-15% SLOPES	.20
G2B	(C)	GLENVILLE-URBAN LAND UDRORTMENTS COMPLEX 0-8% SLOPES	.37

**SPECIMEN TREE TABLE**

KEY	SPECIES	SIZE (DBH)	CRZ (FT RADIUS)	COMMENTS
1	TULIP POPLAR	31"	46.5'	TO REMAIN
2	TULIP POPLAR	36"	54.0'	TO REMAIN
3	RED MAPLE	32"	48.0'	TO REMAIN

**INDEX OF DRAWINGS**

NO.	DESCRIPTION
1	SITE DEVELOPMENT AND LANDSCAPE PLAN
2	SEDIMENT CONTROL NOTES AND DETAILS



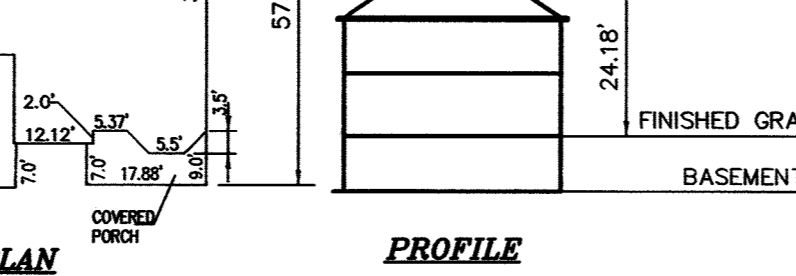
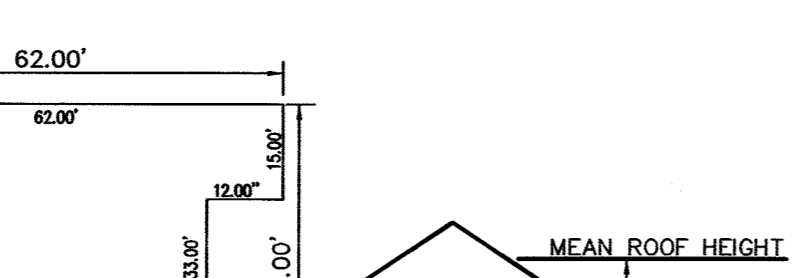
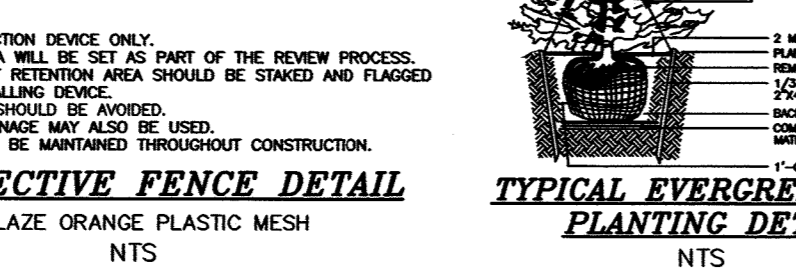
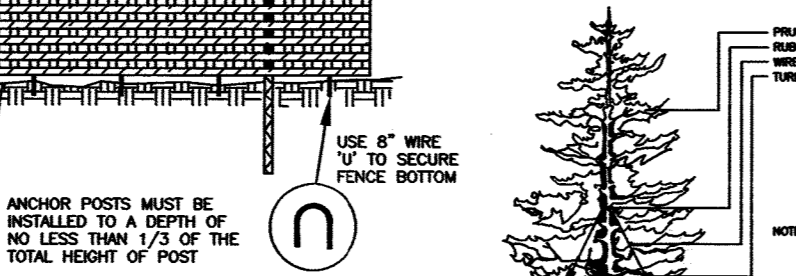
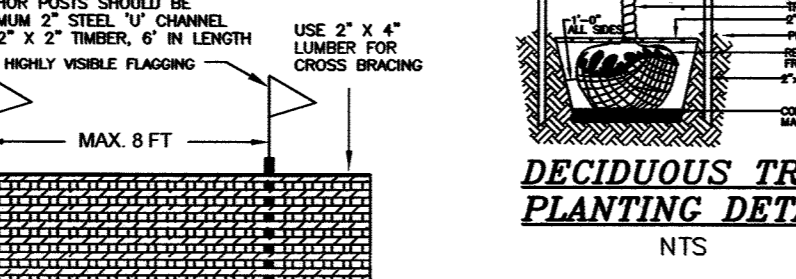
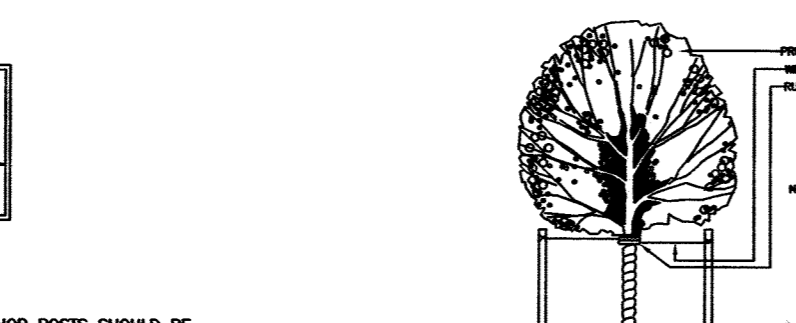
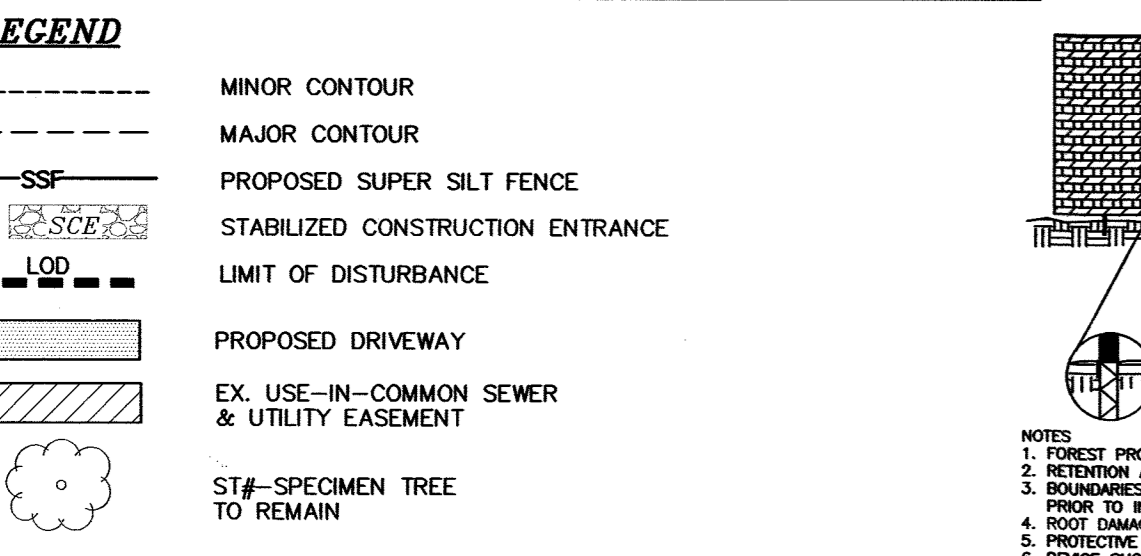
**TYPICAL MICRO-BIORETENTION PROFILE**  
NTS

**MICRO-BIORETENTION DESIGN DATA**

FACILITY	TOP EL. (SURFACE)	WEIR EL. (PONING)	BERM EL.	INV. IN	INV. OUT	SURFACE AREA	PONING AREA	PONING DEPTH	GRAVEL DEPTH BELOW UNDERDRAIN
MB-1	360.00	361.00	361.50	357.66	357.40	320 S.F.	590 S.F.	12"	12"

**SWM PRACTICES SCHEDULE**

AREA	PROPOSED PRACTICES	REQUIRED ESDV	PROVIDED ESDV
LOT 126 HUNTING LANE	MICRO-BIORETENTION (M-6) DRY WELL (M-5)	527 C.F. 107 C.F.	648 C.F. 112 C.F.
TOTAL ESDV		634 C.F.	760 C.F.



**DEVELOPER'S/OWNER'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.  
OWNER: AISHA ALIZAI & MUHAMMAD FAIZ SAFDAR  
10619 HUNTING LANE, COLUMBIA, MD 21044  
410-997-0296  
DATE: 8/10/20

**PERIMETER LANDSCAPE REQUIREMENT PLANTING SCHEDULE**

QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
4	(Symbol)	PRUNUS SARGENTI OR EQUIVALENT AS OUTLINED IN THE HOWARD COUNTY LANDSCAPE MANUAL.	SARGENT CHERRY	2.5"-3" CAL.
4	(Symbol)	ACER RUBRUM (AR) OR EQUIVALENT AS OUTLINED IN THE HOWARD COUNTY LANDSCAPE MANUAL.	RED MAPLE	2.5"-3" CAL.
10	(Symbol)	ILEX NELLE R. STEVENS OR EQUIVALENT AS OUTLINED IN THE HOWARD COUNTY LANDSCAPE MANUAL.	NELLIE R. STEVENS HOLLY	5'-6" HT.
10	(Symbol)	THALIA STANKEWICZ PLICATA OR EQUIVALENT AS OUTLINED IN THE HOWARD COUNTY LANDSCAPE MANUAL.	GREEN GIANT ARBORVITAE	5'-6" HT.
TOTAL				8 SHADE TREES, 20 EVERGREENS

**SCHEDULE A : PERIMETER LANDSCAPE EDGE**

CATEGORY	ADJACENT TO PERIMETER PROPERTIES	TOTAL
LANDSCAPE TYPE	B (PERIMETER 1) 115 LF	265 LF
LINEAR FEET OF PERIMETER	C (PERIMETER 2)* 180 LF	
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	YES NO	YES
NUMBER OF PLANTS REQUIRED	4 SHADE TREES 2 SHADE TREES 2 EVERGREEN TREES 0 SHRUBS	13 SHADE TREES 13 EVERGREEN TREES 0 SHRUBS
NUMBER OF PLANTS PROVIDED	2 SHADE TREES 3 EVERGREEN TREES 0 SUBSTITUTION TREES 0 SHRUBS (10:1 SUBSTITUTION)	8 SHADE TREES 20 EVERGREEN TREES 0 SUBSTITUTION TREES 0 SHRUBS

**PERMIT INFORMATION BLOCK**

SUBDIVISION NAME:	SECTION/AREA:	PARCEL:
HOLIDAY HILLS, LOTS 125 AND 126	N/A	174
PLAT NO. 24460	BLOCK(S) 6	ZONING R-20
TAX MAP NO. 41	ELECTION DISTRICT FIFTH	CENSUS TRACT 60512

**ADDRESS CHART**

LOT	ADDRESS
126	10619 HUNTING LANE

**MIHU TRACKING CHART**

TOTAL NUMBER OF LOTS/UNITS	NUMBER OF MIHU REQUIRED	NUMBER OF MIHU PROVIDED ONSITE (EXEMPT FROM APFO ALLOCATIONS)	NUMBER OF APFO ALLOCATION REQUIRED (REMAINING LOTS/UNITS)	MIHU FEE-IN-LIEU (INDICATED LOT/UNIT NUMBERS)
1	1	0	0	126

**DEVELOPER'S CERTIFICATE**  
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 SOIL CONSERVATION DISTRICT.  
SIGNATURE OF DEVELOPER: Faiz Safdar  
DATE: 8/10/20

**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.  
SIGNATURE OF ENGINEER: SAMER A. ALOMER, P.E.  
DATE: 08/05/2020

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.  
APPROVED: DEPARTMENT OF PLANNING AND ZONING  
CHIEF, DEVELOPMENT ENGINEERING DIVISION: [Signature]  
DATE: 8/22/20  
CHIEF, DIVISION OF LAND DEVELOPMENT: [Signature]  
DATE: 9/6/20  
DIRECTOR: [Signature]  
DATE: 9/9/20



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. 26859, EXP DATE 08/08/21.  
DATE: 08/05/2020  
SIGNATURE: SAMER A. ALOMER, P.E.

Project: 19-020  
date: AUG. 2020  
illustration: MAM  
engineering: MAM  
scale: 1"=30'  
description: SITE DEVELOPMENT AND LANDSCAPE PLAN  
revisions: R/H

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HOLIDAY HILLS  
LOT 126  
TAX MAP: 41 BLOCK: 6 PARCEL: 174  
FIFTH ELECTION DISTRICT  
HOWARD COUNTY  
SITE DEVELOPMENT AND LANDSCAPE PLAN

MILDENBERG, BOENDER & ASSOC., INC.  
Surveyors  
Engineers  
Planners  
7350-B Crace Drive, Columbia, Maryland 21044  
(410) 997-0296 Fax  
(410) 997-0296 Tel.

