

(Clarendon)  
FRONT ELEVATION  
NO SCALE

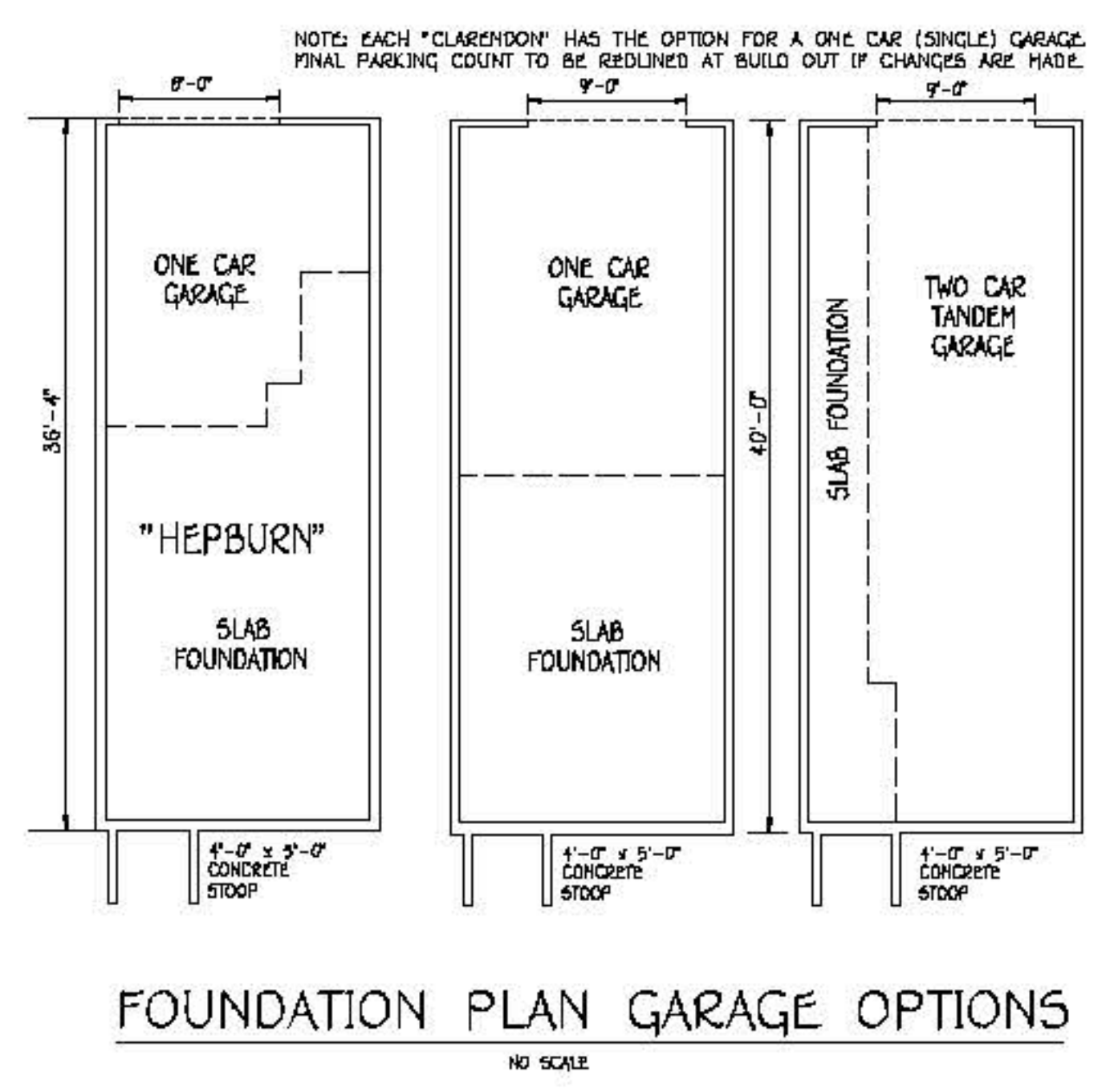
(Clarendon)  
FRONT ELEVATION  
NO SCALE

(Clarendon "A" - "E")  
SIDE ELEVATION  
NO SCALE

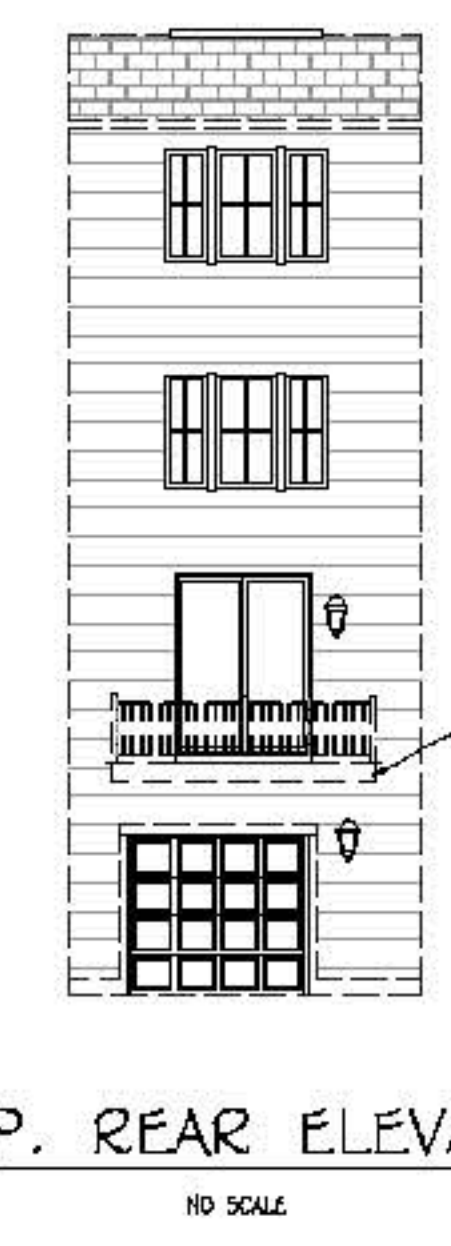
SHOWN W/  
4TH FLOOR SUITE W/TERRACE  
PARTIAL SIDE ELEVATION  
NO SCALE



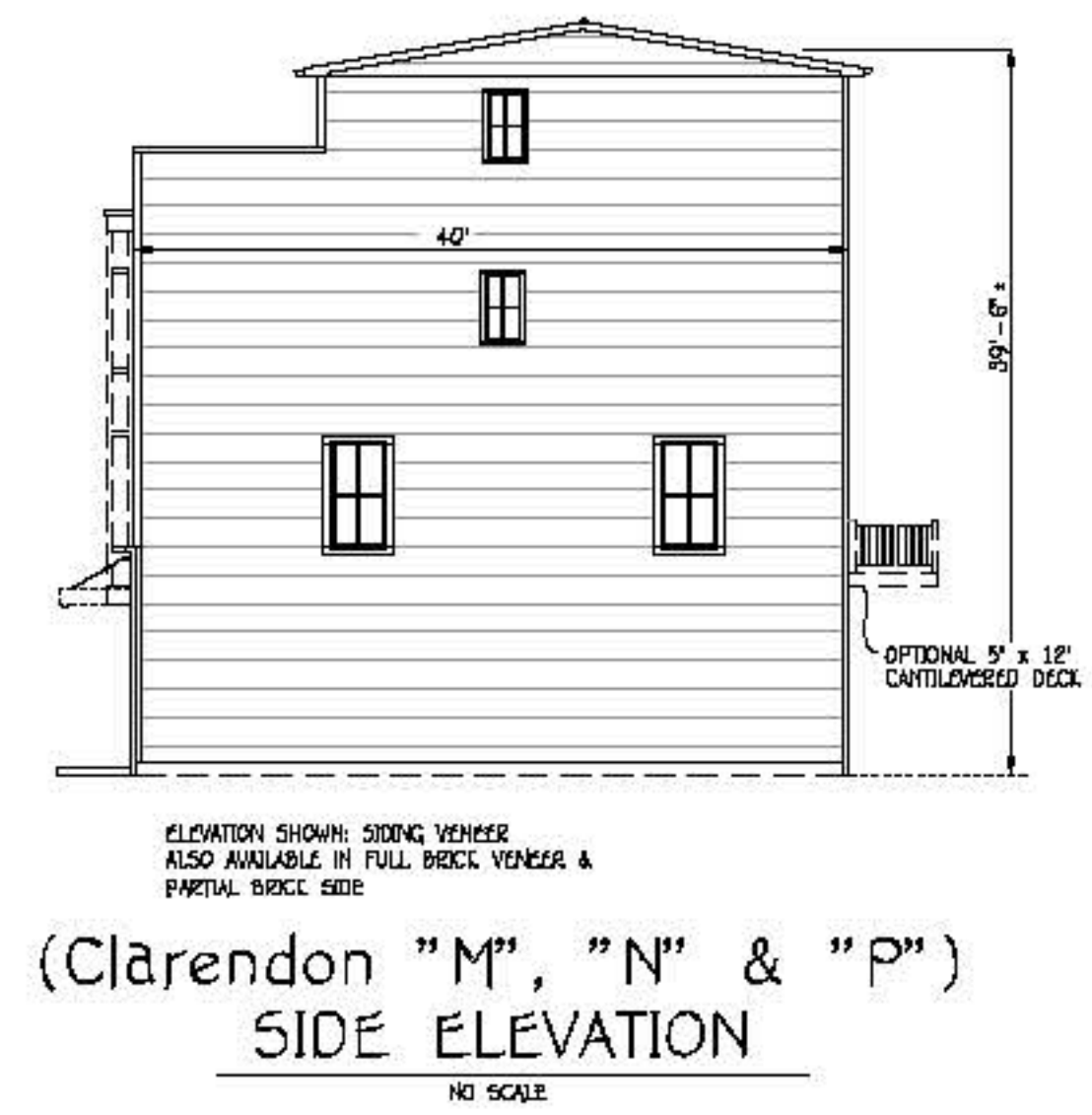
(Hepburn)  
FRONT ELEVATION  
NO SCALE



FOUNDATION PLAN GARAGE OPTIONS  
NO SCALE



TYP. REAR ELEVATION  
NO SCALE



(Clarendon "M", "N" & "P")  
SIDE ELEVATION  
NO SCALE

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTRAL SQUARE OFFICE PARK - 10275 BALDWIN INDUSTRIAL PARK  
ELLSWORTH CITY, MARYLAND 21045  
(410) 461-1000

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

(Signature: CHR EDWARDS)  
 Chief, Development Engineering Division  
 Date: 3/20/2023

(Signature: [Illegible])  
 Chief, Division of Land Development  
 Date: 3/20/2023

(Signature: [Illegible])  
 Director  
 Date: 3/21/2023



**Owner**  
CHETAN S. MITTA, BENEFICIARY OF  
THE CHETAN MITTA IRREVOCABLE TRUST  
5152 TALBOT'S LANDING  
ELLSWORTH CITY, MARYLAND 21045  
443-285-9563

**Developer**  
ELK RIDGE DEVELOPERS, LLC  
5152 TALBOT'S LANDING  
ELLSWORTH CITY, MD 21045  
443-285-9563

NO.		REVISION		DATE
SUBDIVISION: ELK RIDGE CROSSING II				
SECTION: THREE		LOT Nos.:		81-104
PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE	PLAC. DIST.
	N/A	CAC-CL1	3B	1st
CENSUS TR.				801101

**BUILDING ELEVATIONS**  
(Clarendon-Rear Load)  
**ELK RIDGE CROSSING II**  
SECTION THREE  
LOTS 81 THRU 104 AND  
NON-BUILDABLE BULK PARCEL 'I' THRU 'K'

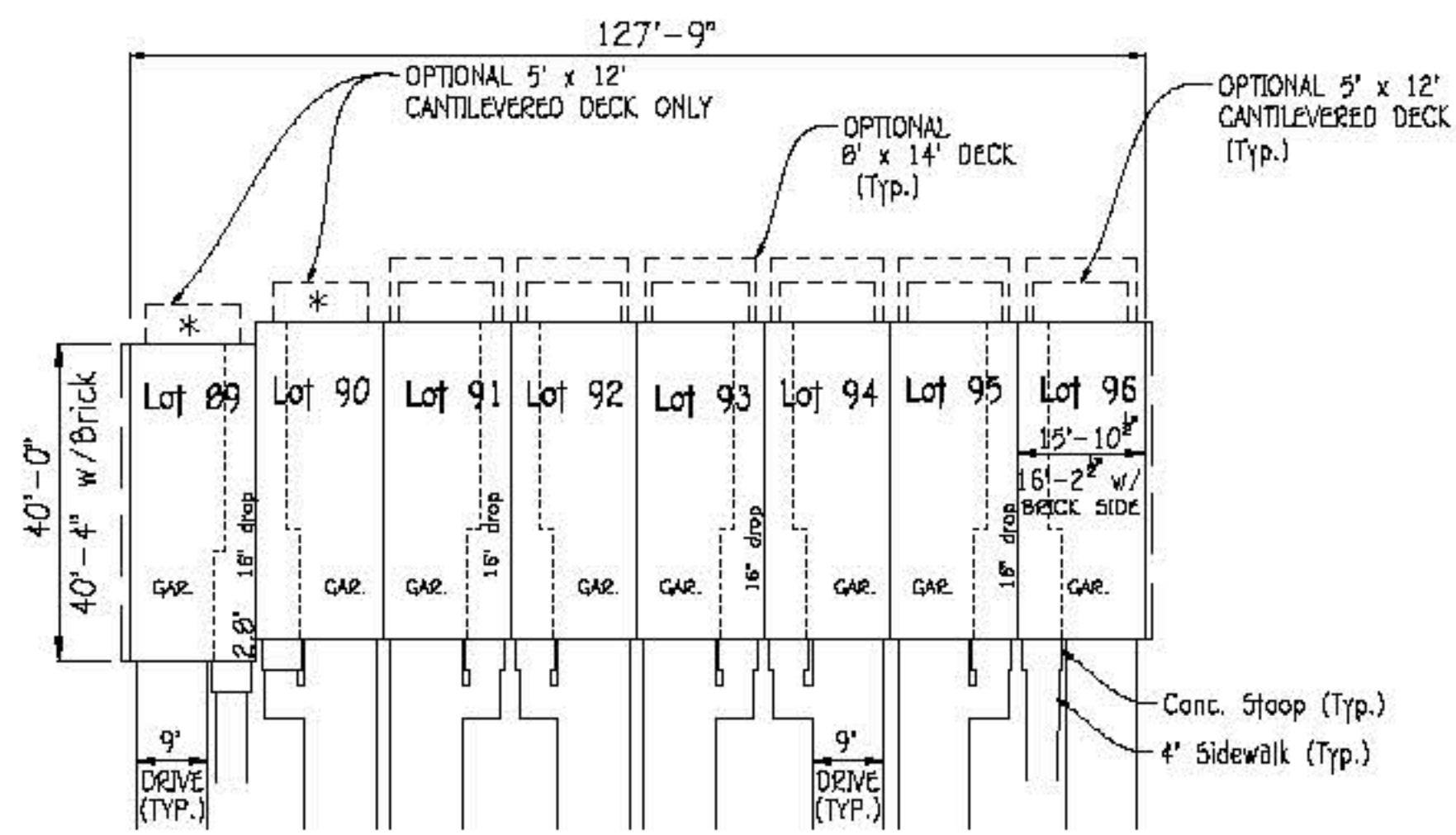
(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELK RIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 79, OPEN SPACE LOTS 78 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'H", PLAT Nos. 29987 - 29993)

Zone: CAC-CL1  
Tax Map No.: 3B Grid No.: 2D Parcel No.: 3B  
First Election District: Howard County, Maryland  
Scale: As shown  
Date: January 10, 2023  
Sheet 2 of 17

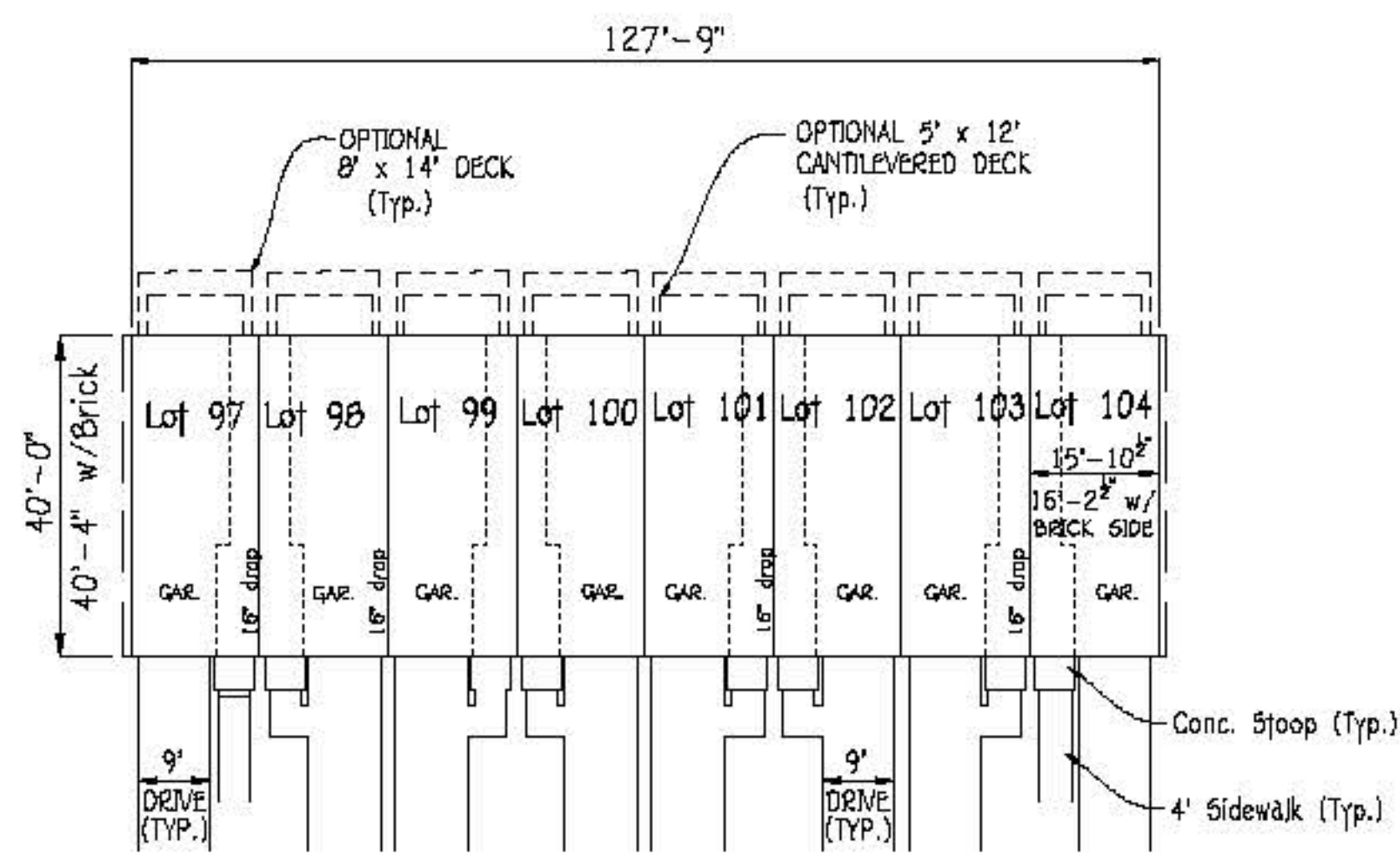
# (Clarendon) (Front Load)

\* DENOTES "NO 8'x14' DECK OPTION"  
OPTIONAL 5' x 12' CANTILEVERED DECK ONLY

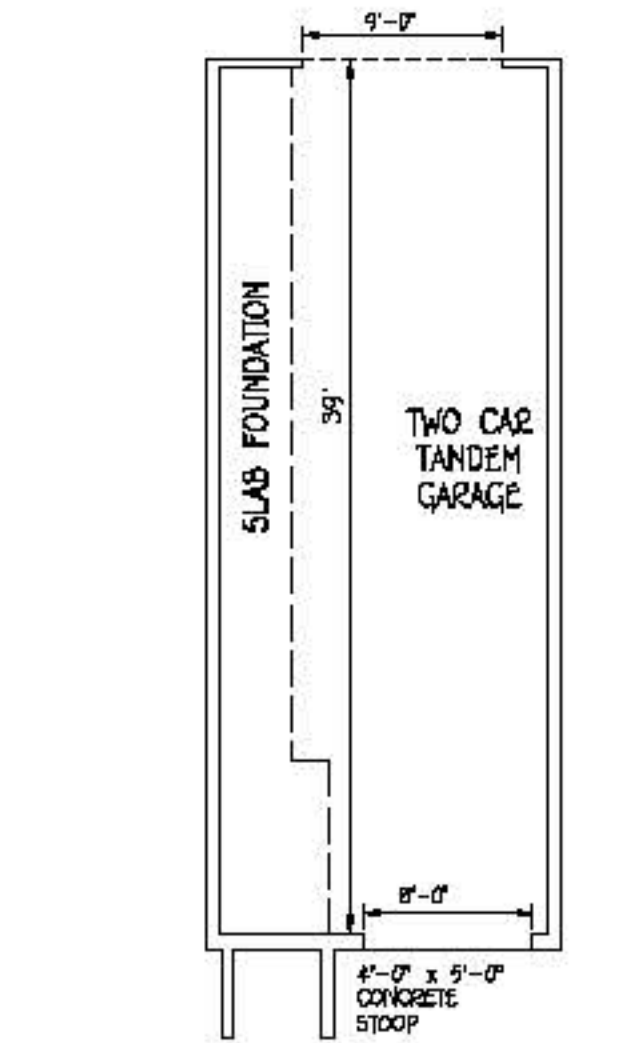
NOTE: FOR LOTS 89 & 90,  
UNITS HAVE A 2.0' JOG.



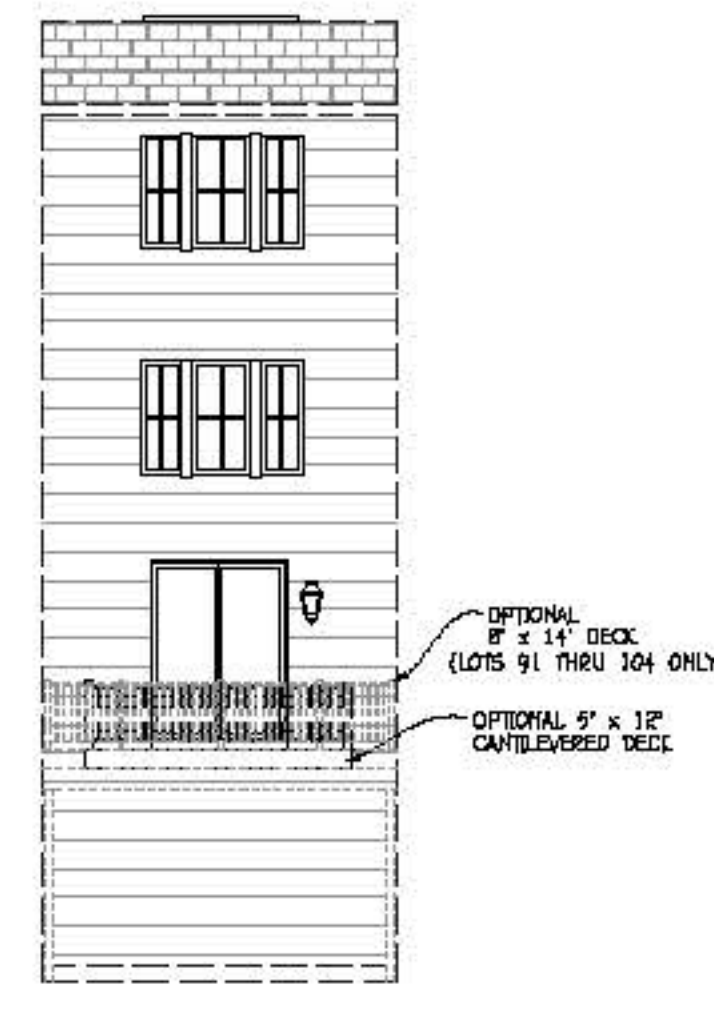
Lots 89 Thru 96 (8-Unit)



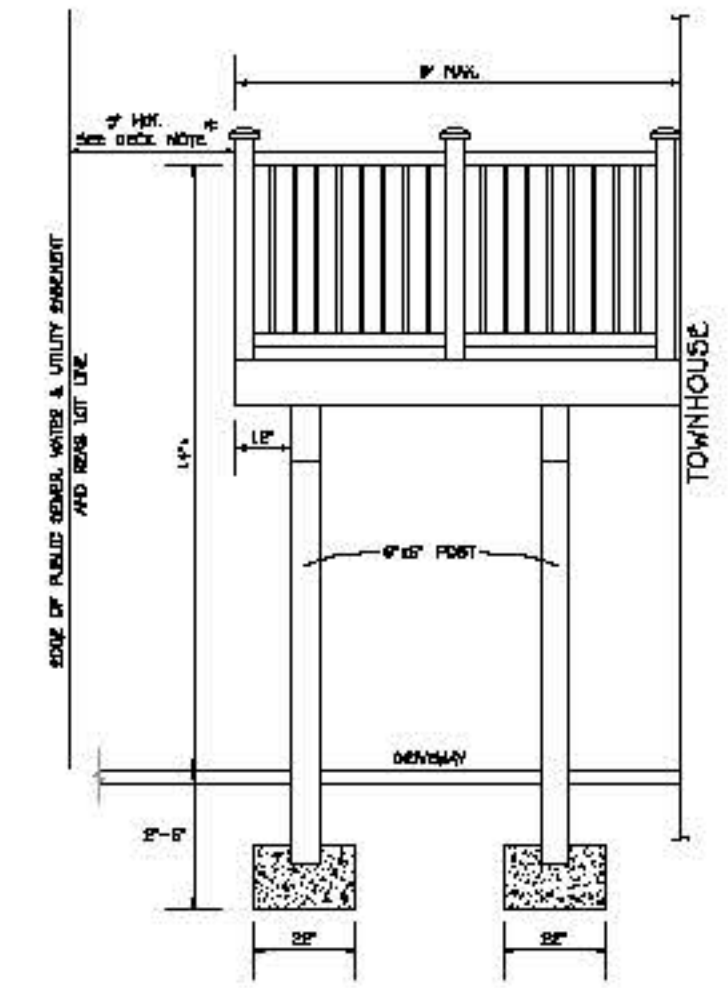
Lots 97 Thru 104 (8-Unit)



FOUNDATION PLAN  
NO SCALE



TYP. REAR ELEVATION  
NO SCALE



DECK DETAIL  
ELEVATION SIDE VIEW  
NO SCALE

\* DECK NOTE: A DESIGN MANUAL  
WAIVER (DMV-21-022) IS  
APPROVED,  
DATED MAY 26, 2021,  
ALLOWING DECKS WITHIN 5- FEET  
OF A PUBLIC UTILITY EASEMENT  
PER THE FOLLOWING CONDITIONS:

- DECKS (MAXIMUM DEPTH THEREOF) SHALL BE SUCH THAT THE APPROVED DECK PLAN (PERMIT APPROVED) ALLOWS THAT ANY STRUCTURAL POST, FOOTING AND OR OVERHANG LIMITS SHALL BE A MIN. OF FIVE (5) FEET FROM ANY WATER VALVE, SEWER CLEANOUT OR WATER/SEWER APPURTENANCE (E.G. METER).
- THE CONSTRUCTION OF ACCESS STEPS TO/FROM EXTERIOR GRADE FOR DECKS SHALL NOT BE PERMITTED.
- THE DECK CONDITIONS AND SIZE LIMITATIONS APPROVED HEREIN SHALL BE NOTED AND DOCUMENTED ON THE WATER AND SEWER CONTRACT DRAWINGS, SITE DEVELOPMENT PLANS AND ELSEWHERE AS MAY BE DIRECTED BY DEVELOPMENT ENGINEERING.

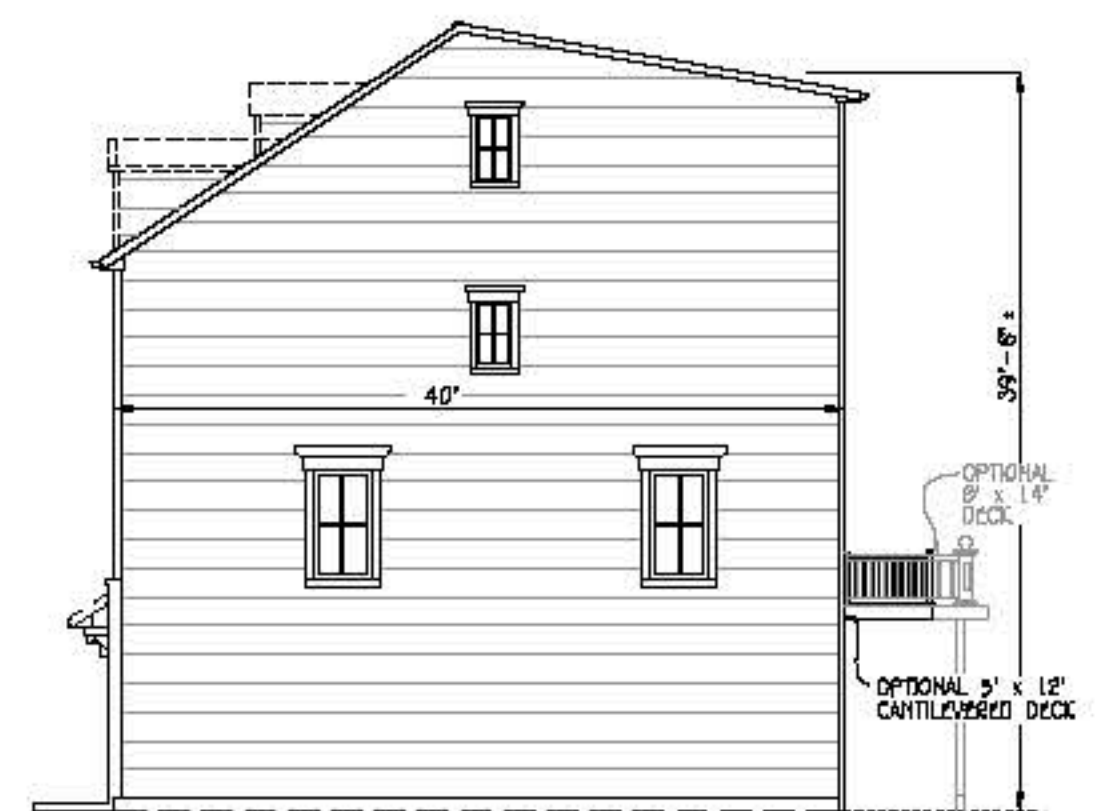


SHOWN W/  
4TH FLOOR SUITE W/TERRACE

PARTIAL SIDE ELEVATION  
NO SCALE



(Clarendon)  
FRONT ELEVATION  
NO SCALE



ELEVATION SHOWN: SIDING VENEER  
ALSO AVAILABLE IN FULL BRICK VENEER &  
PARTIAL BRICK SIDE

(Clarendon "A" - "E")  
SIDE ELEVATION  
NO SCALE

FISHER, COLLINS & CARTER, INC.  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CORPORAL SCIENCE CENTER PARK - 10272 BALDWIN NATIONAL PARK  
SUITE 200, WASHINGTON, DC 20014  
(410) 641-2895

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Checked by: <i>(Signature)</i>	3/20/2023
Chief, Development Engineering Division	Date
Checked by: <i>(Signature)</i>	3/20/2023
Chief, Division of Land Development	Date
Checked by: <i>(Signature)</i>	3/21/2023
Director	Date



**Owner**  
CHETAN S. MEHTA, BENEFICIARY OF  
THE CHETAN MEHTA IRREVOCABLE TRUST  
5192 TALBOTS LANDING  
ELIJAH CITY, MARYLAND 21046  
443-295-9763

**Developer**  
ELKRIDGE DEVELOPERS, LLC  
5192 TALBOTS LANDING  
ELIJAH CITY, MD 21046  
443-295-9763

NO.	REVISION	DATE

SUBDIVISION ELKRIDGE CROSSING II	SECTION THREE	LOT Nos. 81-104
PLAT NO.	BLOCK NO. N/A	ZONE CAC-CL1
TAX/ZONE 36	ELEC. DIST. 1st.	CENSUS TR. 601101

**BUILDING ELEVATIONS  
(Clarendon-Front Load)  
ELKRIDGE CROSSING II  
SECTION THREE**  
LOTS 81 THRU 104 AND  
NON-BUILDABLE BULK PARCELS T' THRU 'K'  
(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'M', 'O' & 'P' AS SHOWN ON PLATS  
ENTITLED "ELKRIDGE CROSSING II SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80  
& NON-BUILDABLE BULK PARCELS 'B' THRU 'H', PLAT Nos. 23087 - 23091)  
Zoned: CAC-CL1  
Tax Map No.: 36 Grid No.: 20 Parcel No.: 36  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 3 Of 17

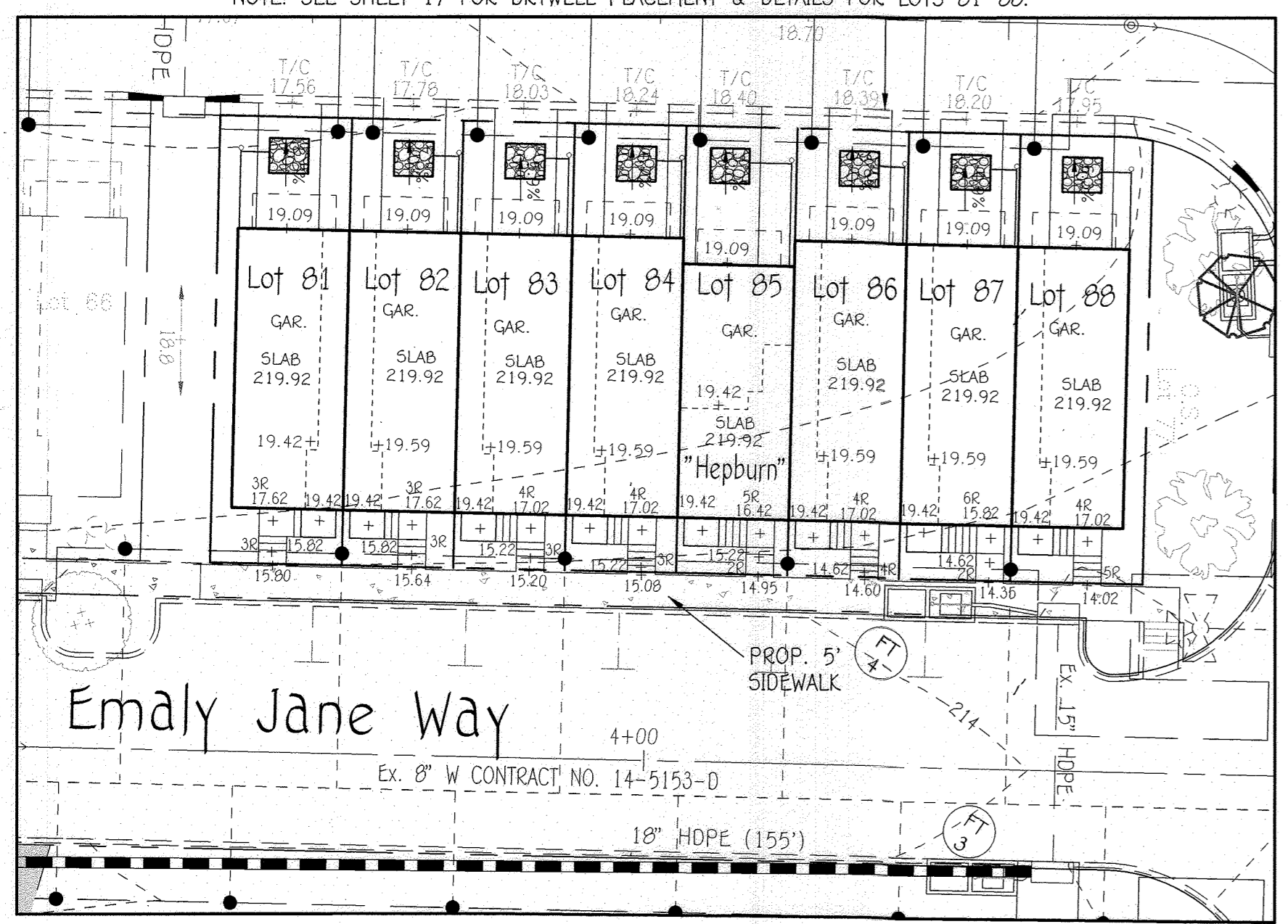
**PRIVATE UTILITY NOTE:**  
 THE COUNTY SHALL BEAR ABSOLUTELY NO RESPONSIBILITY FOR THE RECONSTRUCTION, REPAIR OR REMEDIAL MAINTENANCE REQUIRED DUE TO ANY DAMAGE TO THE PRIVATE UTILITIES INCLUDING, BUT NOT LIMITED TO STORM DRAINS, STORM DRAIN STRUCTURES (e.g. INLETS AND MANHOLES), MICRO BIO-RETENTION FACILITIES AND OTHER PRIVATE SYSTEMS OR FEATURES RESULTING FROM OR INCURRED DURING MAINTENANCE AND/OR REPAIR OF THE PUBLIC WATER, SEWER OR UTILITIES. ANY COSTS INCURRED BY THE COUNTY THAT IS ASSOCIATED WITH RECONSTRUCTION OF PRIVATE UTILITIES, BY THE COUNTY, SHALL BE THE RESPONSIBILITY OF THE OWNER OR ITS SUCCESSORS OR ASSIGNS. THE ACKNOWLEDGMENT INCLUDES PRIVATE UTILITIES AND OR STRUCTURES PERMITTED WITHIN THE EASEMENT OR WITHIN THE 10' FOOT EASEMENT SETBACK VIA APPROVED WAIVER FROM THE DEPARTMENT OF PUBLIC WORKS.

\* DENOTES "NO 8'x14' DECK OPTION".  
 OPTIONAL 5' x 12'  
 CANTILEVERED DECK ONLY  
 (LOTS 89 & 90).

NOTE: FOR LOTS 89 & 90,  
 UNITS HAVE A 2.0" JOG.

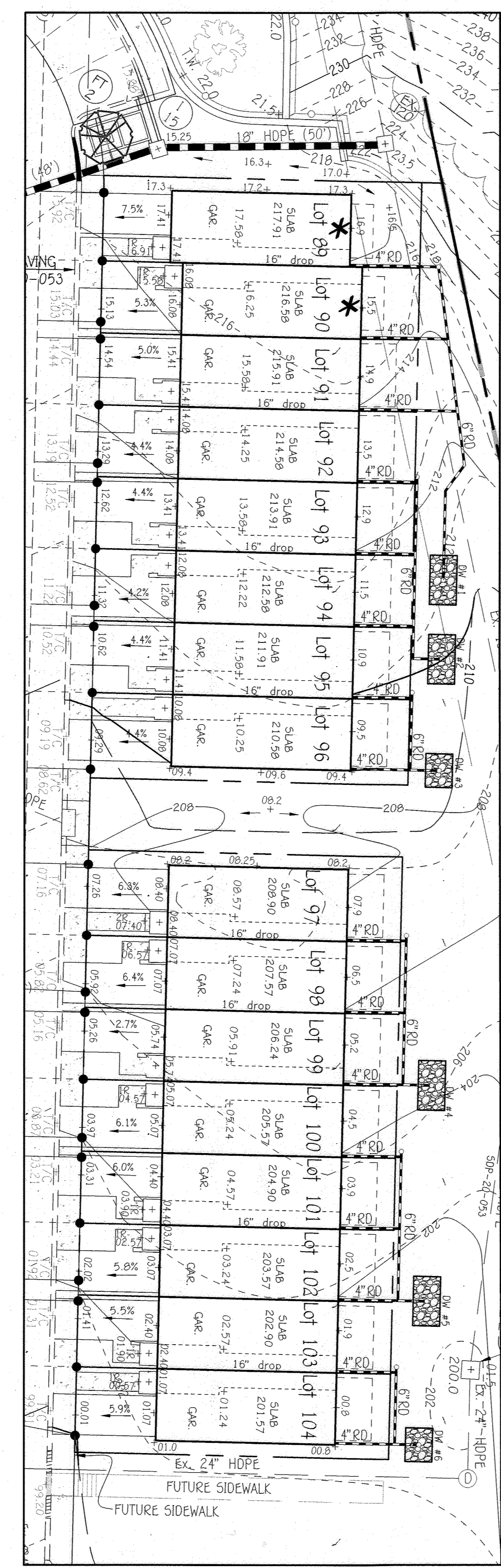
NOTE: LOTS 81-88 HAVE A 5' x 12' CANTILEVERED DECK OPTION ONLY.

NOTE: SEE SHEET 17 FOR DRYWELL PLACEMENT & DETAILS FOR LOTS 81-88.

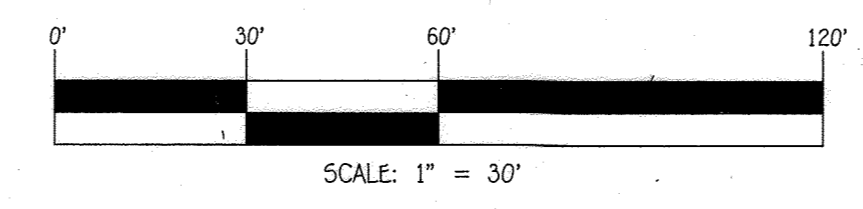
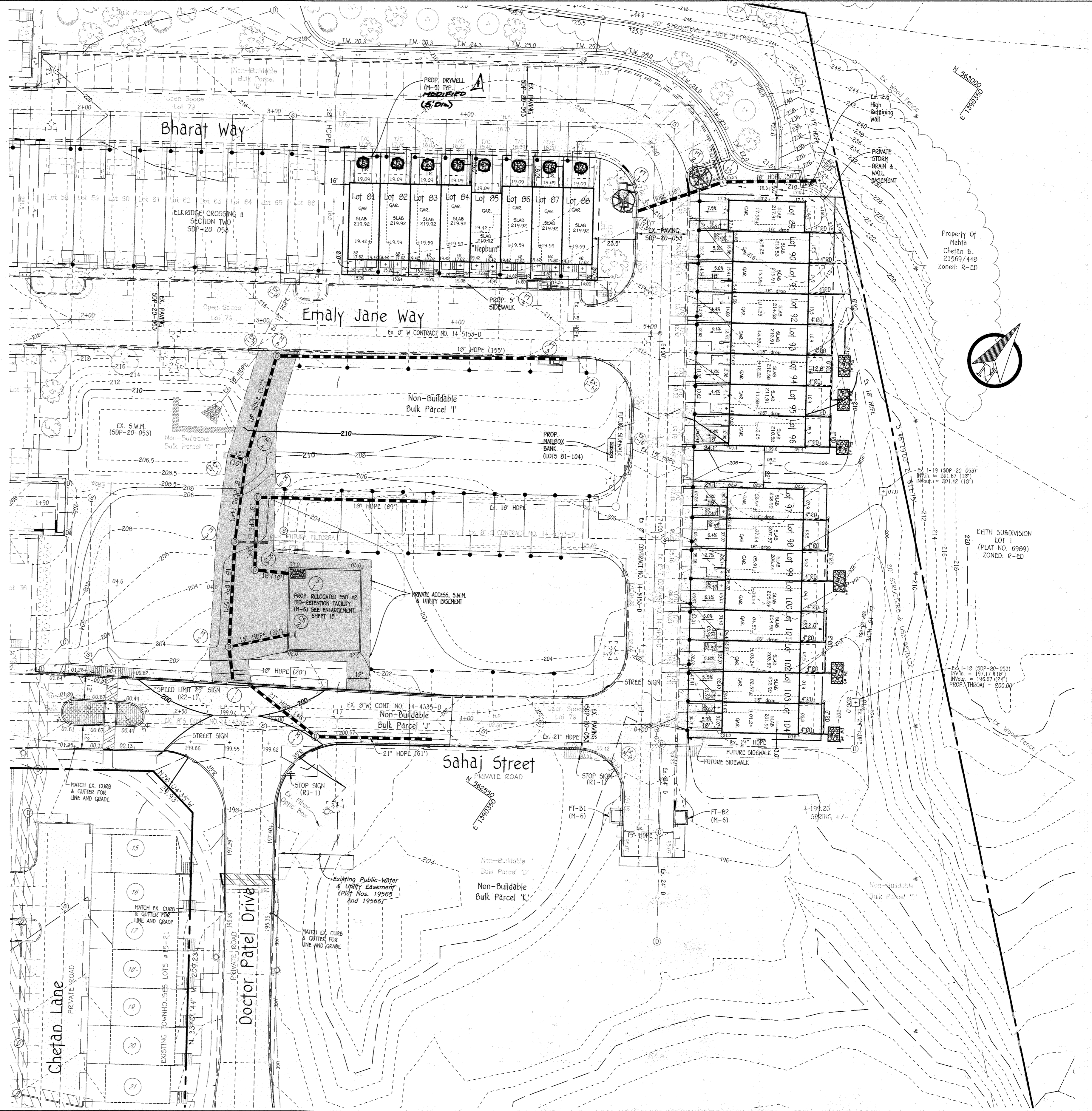


**LOT ENLARGEMENT**  
 SCALE: 1" = 20'

LEGEND	
SYMBOL	DESCRIPTION
---100---	EXISTING CONTOUR 10' INTERVAL
---102---	EXISTING CONTOUR 2' INTERVAL
---100---	PROPOSED CONTOUR 10' INTERVAL
---102---	PROPOSED CONTOUR 2' INTERVAL
+14.72	PROPOSED SPOT SHOT
---	EXISTING TREELINE
---	65 DBA NOISE LINE (Unmitigated)
---	ZONING LINE
---	STORM DRAIN
---	STREET LIGHT (existing)
---	STREET LIGHT (proposed)
---	PROPOSED BENCH
---	TREE (proposed)
---	TREE (existing)
---	PROPOSED MAILBOX BANK
---	BORING LOCATION
---	PROPOSED 1-1/2" TWIN WHC
---	PROPOSED 4" SHC



**LOT ENLARGEMENT**  
 SCALE: 1" = 20'



**Owner**  
 CHETAN B. MEHTA, BENEFICIARY OF THE CHETAN MEHTA IRREVOCABLE TRUST  
 5192 TALBOTS LANDING  
 ELLICOTT CITY, MARYLAND 21046  
 443-285-9563

**Developer**  
 ELKRIDGE DEVELOPERS, LLC  
 5192 TALBOTS LANDING  
 ELLICOTT CITY, MD 21046  
 443-285-9563

1		REMOVE DRYWELLS TO 5'DM	02/19/23
NO.	REVISION	DATE	
SUBDIVISION	ELKRIDGE CROSSING II	SECTION	THREE
LOT NOS.	81-104		
PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE
	N/A	CAC-CLU	3B
			ELEC. DIST.
			1st.
			CENSUS TR.
			601101

**SITE DEVELOPMENT PLAN**  
**ELKRIDGE CROSSING II**  
**SECTION THREE**  
**LOTS 81 THRU 104 AND**  
**NON-BUILDABLE BULK PARCEL I' THRU 'K'**  
 (BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKRIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'H'", PLAT NOS. 25887 - 25891)

Zoned: CAC-CLU  
 Tax Map No.: 3B Grid No.: 20 Parcel No.: 3B  
 First Election District: Howard County, Maryland  
 Scale: As Shown  
 Date: January 10, 2023  
 Sheet 4 of 17

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

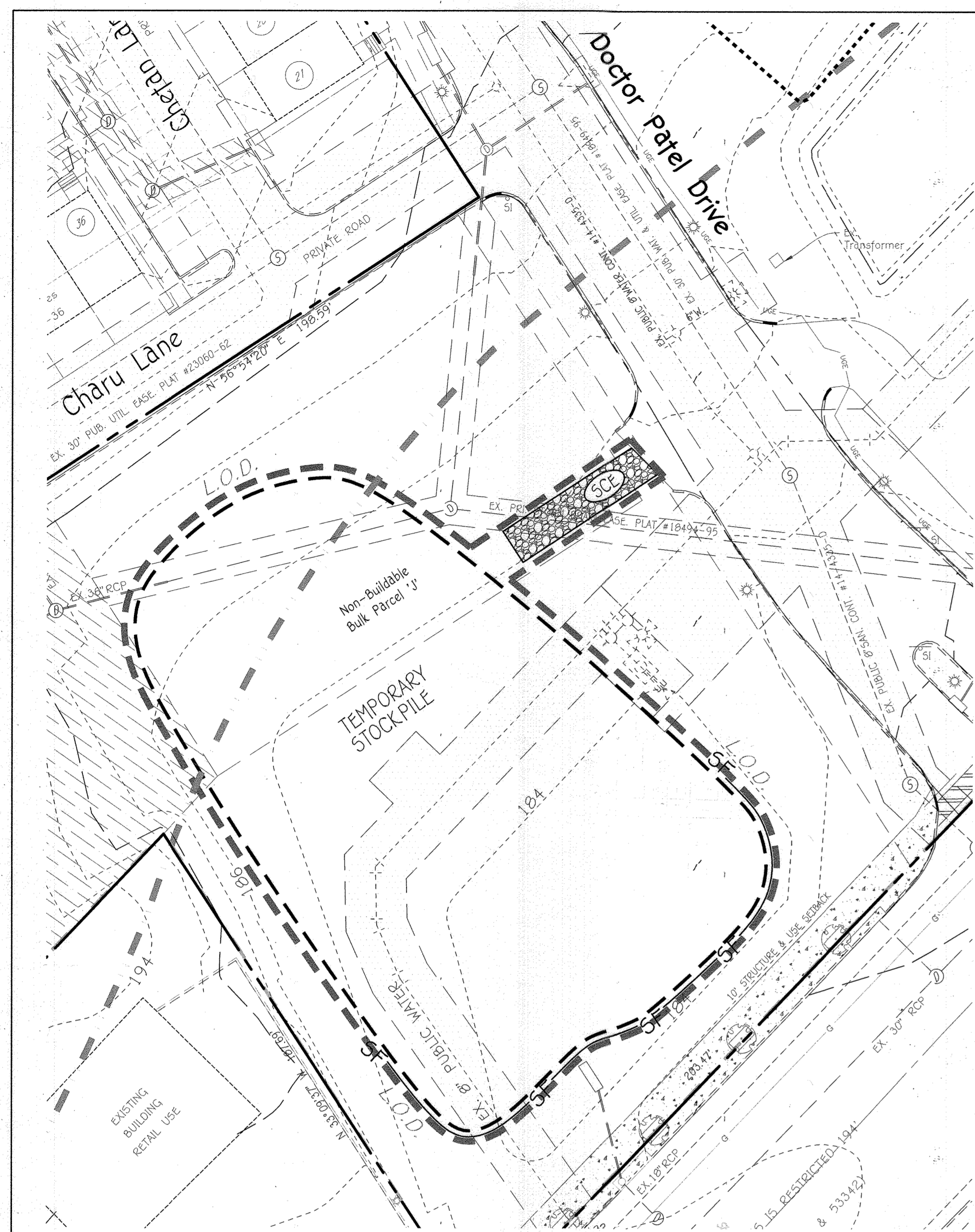
DocuSigned by:  
 3/20/2023  
 Chief, Development Engineering Division

DocuSigned by:  
 3/20/2023  
 Chief, Division of Land Development

DocuSigned by:  
 3/21/2023  
 Director

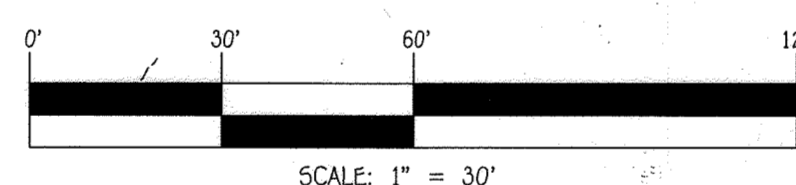


**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING, CONSULTANTS & LAND SURVEYORS  
 CENTRAL SQUARE OFFICE PARK - 10222 BALTIMORE NATIONAL FIRE  
 ELLICOTT CITY, MARYLAND 21046  
 (410) 461-2955



STOCKPILE AREA PLAN

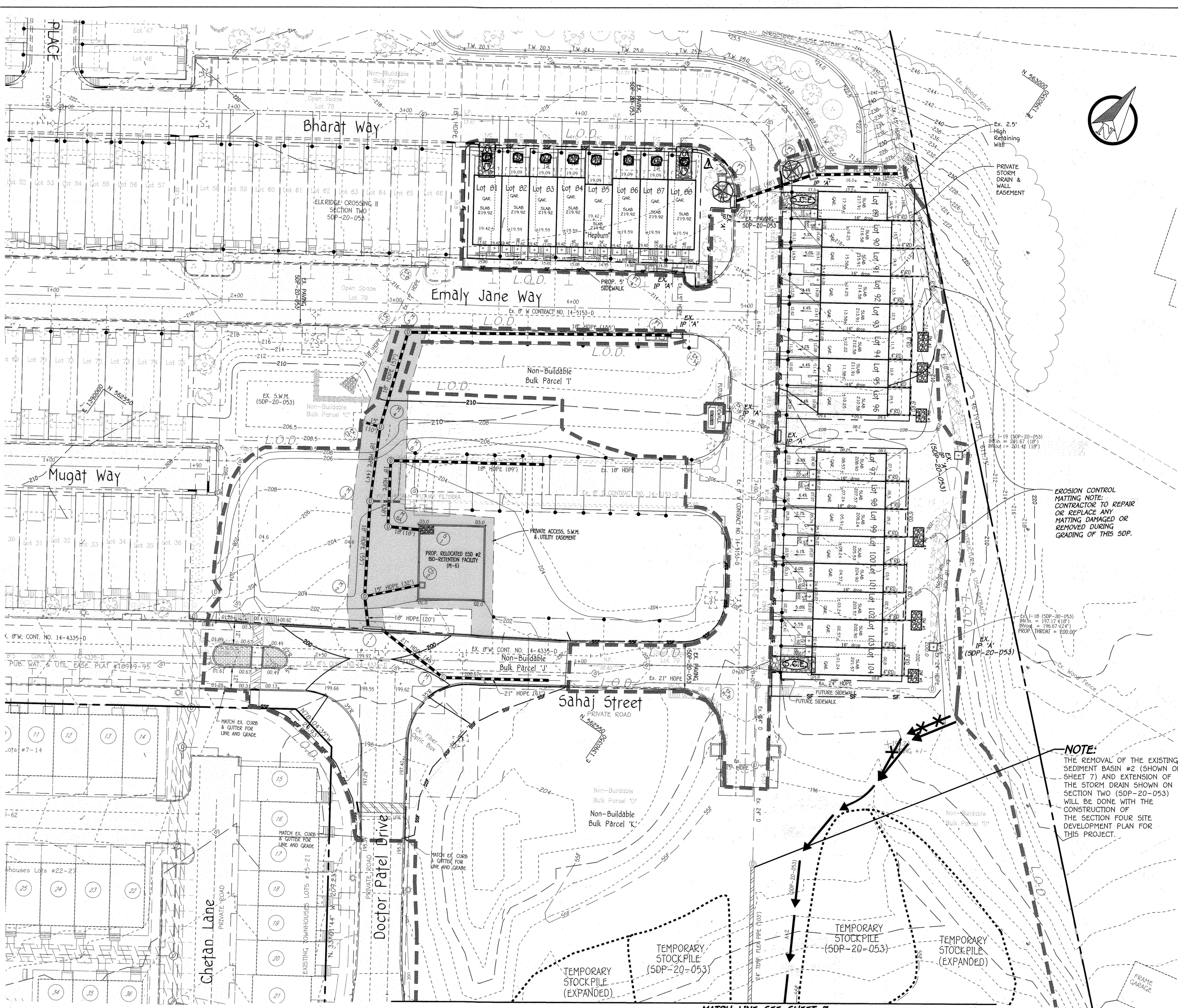
LEGEND	
100	EXISTING CONTOUR 10' INTERVAL
-102	EXISTING CONTOUR 2' INTERVAL
100	PROPOSED CONTOUR 10' INTERVAL
-102	PROPOSED CONTOUR 2' INTERVAL
+14.72	PROPOSED SPOT SHOT
(Symbol)	EXISTING TREELINE
(Symbol)	65 DBA NOISE LINE (Unmitigated)
(Symbol)	ZONING LINE
(Symbol)	STORM DRAIN
(Symbol)	STREET LIGHT (existing)
(Symbol)	STREET LIGHT (proposed)
(Symbol)	PROPOSED BENCH
(Symbol)	TREE (proposed)
(Symbol)	TREE (existing)
(Symbol)	PROPOSED MAILBOX BANK
(Symbol)	BORING LOCATION
(Symbol)	PROPOSED 1-1/2" TWIN WHC
(Symbol)	PROPOSED 4" SHC



SEDIMENT CONTROL LEGEND

(Symbol)	SUPER-SILT FENCE
(Symbol)	SILT FENCE
(Symbol)	STABILIZED CONSTRUCTION ENTRANCE
(Symbol)	S.I.P.
(Symbol)	STANDARD INLET PROTECTION
(Symbol)	L.O.D.
(Symbol)	LIMIT OF DISTURBANCE

NOTE: CURB & PAVING ADJUSTMENTS SHALL BE PERFORMED IN ACCORDANCE WITH DAILY STABILIZATION NOTE. (SEE SHEET 6)



EROSION CONTROL MATTING NOTE: CONTRACTOR TO REPAIR OR REPLACE ANY MATTING DAMAGED OR REMOVED DURING GRADING OF THIS SOP.

NOTE: THE REMOVAL OF THE EXISTING SEDIMENT BASIN #2 (SHOWN ON SHEET 7) AND EXTENSION OF THE STORM DRAIN SHOWN ON SECTION TWO (SDP-20-053) WILL BE DONE WITH THE CONSTRUCTION OF THE SECTION FOUR SITE DEVELOPMENT PLAN FOR THIS PROJECT.

MATCH LINE SEE SHEET 7

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Designed by: **Chris Edmondson** 3/20/2023  
7083754E541469

Chief, Development Engineering Division

Designed by: **Angy Stroman** 3/20/2023  
1E875478A22949A

Chief, Division of Land Development

Designed by: **Angy Stroman** 3/21/2023  
1E84050D874DC4M

Director

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
10772 BALTIMORE NATIONAL PIKE  
ELLCOTT CITY, MARYLAND 21042  
(410) 461-2255

DESIGN CERTIFICATE

I hereby certify that this plan has been designed in accordance with current Maryland erosion and sediment control laws, regulations, and standards, that it represents a practical and workable plan based on my personal knowledge of the site, and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.

Designed by: **Aldo M. Vitucci** 3/21/2023  
MD Registration No. 120748

Printed Name: **Aldo M. Vitucci**

OWNER'S/DEVELOPER CERTIFICATE

I/We hereby certify that any clearing, grading, construction, or development will be done pursuant to this approved erosion and sediment control plan, including inspecting and maintaining controls, and that the responsible personnel involved in the construction project will have a Certificate of Training at a Maryland Department of the Environment (MDE) approved training program for the control on erosion and sediment prior to beginning the project. I certify right-of-entry for periodic on-site evaluation by Howard County, Maryland Soil Conservation District and/or MDE.

Owner's/Developer's Signature: **Barty Mehta** 2/7/2023  
Printed Name & Title: **Barty Mehta, President**



This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Designed by: **Alexander Bratovic** 3/21/2023  
Howard Soil Conservation District.

Owner: **CHETAN B. MEHTA, BENEFICIARY OF THE CHETAN MEHTA REVOCABLE TRUST**  
5192 TALBOTS LANDING, ELLCOTT CITY, MARYLAND 21046  
443-295-9563

Developer: **ELK RIDGE DEVELOPERS, LLC**  
5192 TALBOTS LANDING, ELLCOTT CITY, MD 21046  
443-295-9563

SUBDIVISION	SECTION	LOT Nos.
ELK RIDGE CROSSING II	THREE	01-104

PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
	N/A	CAC-CLU	3B	1st	601101

NO.	REVISION	DATE
1	REVISE DRYWELL TO 5' DIA	3/1/23

SEDIMENT & EROSION CONTROL PLAN

ELK RIDGE CROSSING II SECTION THREE

LOTS 01 THRU 104 AND NON-BUILDABLE BULK PARCEL T THRU 'K'

(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D', 'E' & 'H' AS SHOWN ON PLATS ENTITLED "ELK RIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'H', PLAT Nos. 250687 - 250911)

Zone: CAC-CLU  
Tax Map No.: 3B Grid No.: 20 Parcel No.: 3B  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 2 Of 17

SOIL PREPARATION, TOPSOILING AND SOIL AMENDMENTS (B-4-2)

A. Soil Preparation
1. Temporary Stabilization
a. Seeded preparation consists of loosening soil to a depth of 4 to 6 inches by means of suitable equipment or appropriate equipment, such as the tractor or other power or engine driven equipment. After the soil is loosened, it must not be left in a compacted or uneven condition. It should be left in a condition which will permit the seed to be planted with the least possible disturbance to the soil.

B. Topsoiling
1. Topsoil is placed over prepared and amended soil to establishment of permanent vegetation. The purpose is to provide a suitable and protected seed bed, and to provide a suitable and protected seed bed, and to provide a suitable and protected seed bed.

C. Soil Amendments (Fertilizer and Lime Specifications)
1. Soil tests must be performed to determine the exact status and application rates for both lime and fertilizer on areas having disturbed soils of 5 acres or more. And analysis may be performed by a recognized private or commercial laboratory. Soil samples from the area to be amended should be taken from the surface of the soil to a depth of 4 to 6 inches.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Tall Fescue and Ryegrass.

TEMPORARY SEEDING NOTES (B-4-4)
1. Seed mixtures shall be prepared to determine the exact status and application rates for both lime and fertilizer on areas having disturbed soils of 5 acres or more. And analysis may be performed by a recognized private or commercial laboratory.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

PERMANENT SEEDING NOTES (B-4-5)

A. Seed Mixtures
1. General Use
a. Select one or more of the species or mixtures listed in Table B.5 for the appropriate plant hardiness zone (from Figure B.3) and based on the site conditions or purpose stated in Table B.2. Other selected mixtures, species, rates, and seeding rates in the Permanent Seeding Summary. The Summary is to be used as a guide.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Tall Fescue and Ryegrass.

STANDARDIZATION NOTE
1. FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM.

STANDARDIZATION NOTE
1. FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING (B-4-5)

1. General Use
a. Select one or more of the species or mixtures listed in Table B.5 for the appropriate plant hardiness zone (from Figure B.3) and based on the site conditions or purpose stated in Table B.2. Other selected mixtures, species, rates, and seeding rates in the Permanent Seeding Summary. The Summary is to be used as a guide.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

STANDARDIZATION NOTE
1. FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM.

STANDARDIZATION NOTE
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Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

STANDARDIZATION NOTE

1. FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM.

Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

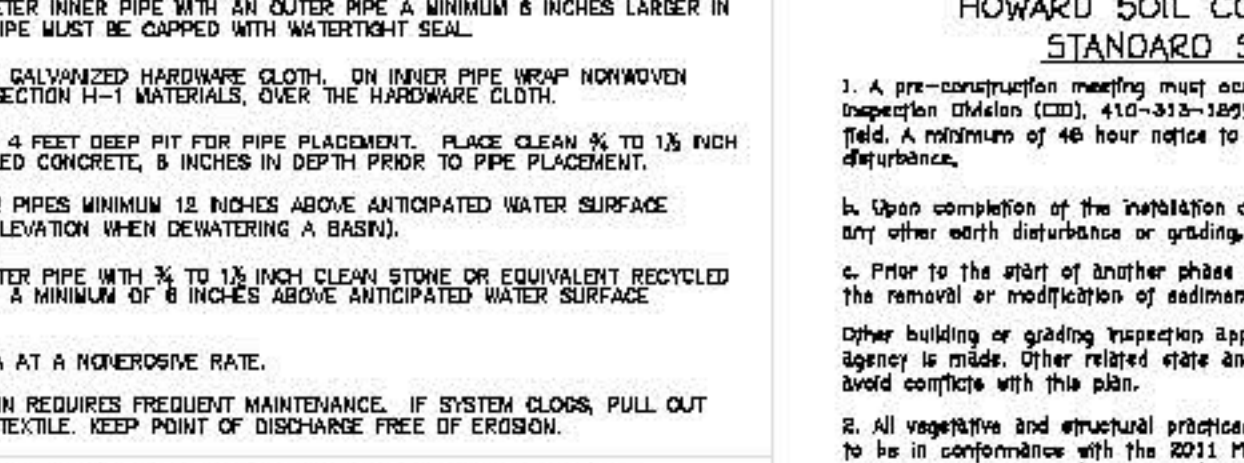
STANDARDIZATION NOTE
1. FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM. FERTILIZER OR FOLIAR FEEDING OF NITROGEN, PHOSPHORUS, AND POTASSIUM.

STANDARDIZATION NOTE
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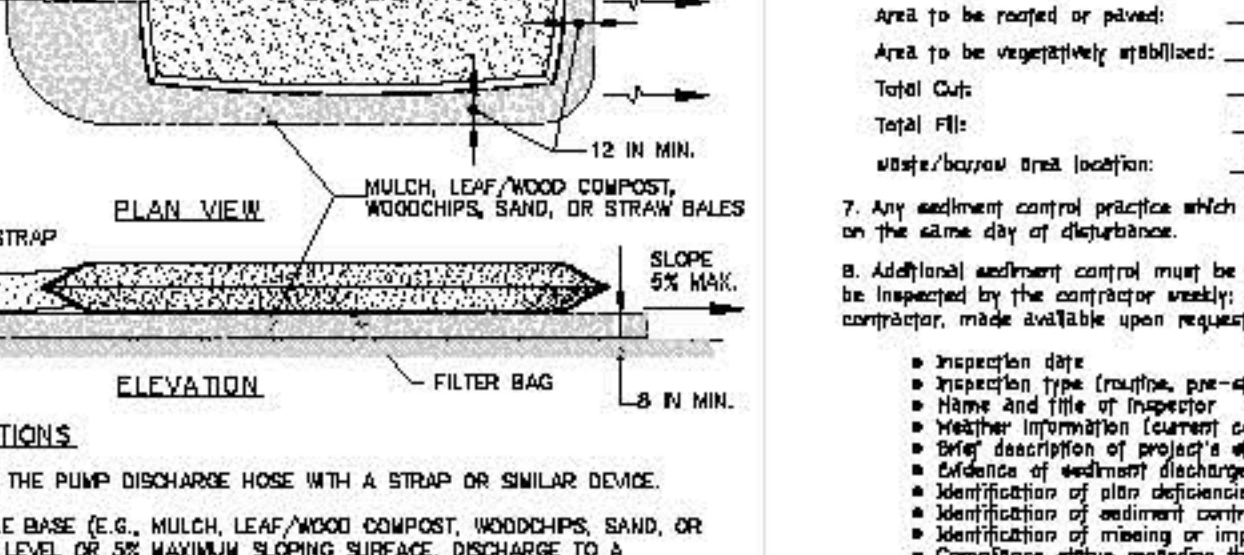
Table with 5 columns: Species, Application Rate (lb/acre), Seeding Depth (inches), N, P2O5, K2O. Rows include Ryegrass and Fescue.

SEQUENCE OF CONSTRUCTION

1. OBTAIN GRADING PERMITS (2 WEEKS)
2. NOTIFY "MISS UTILITY" AT LEAST 48 HOURS BEFORE ANY WORK AT 1-800-257-7777. NOTIFY HOWARD COUNTY DEPARTMENT OF CONSTRUCTION/INSPECTION DIVISION AT 410-513-1879 AT LEAST 24 HOURS BEFORE STARTING ANY WORK.



CONSTRUCTION SPECIFICATIONS
1. USE CORRUGATED METAL OR PLASTIC PIPE WITH 1/2 INCH DIAMETER PERFORATIONS 8 INCHES ON CENTER.
2. USE A MINIMUM 12 INCH DIAMETER INNER PIPE WITH AN OUTER PIPE A MINIMUM 8 INCHES LARGER IN DIAMETER. TOP OF EACH PIPE MUST BE GRADED WITH WATERPROOF SEAL.



CONSTRUCTION SPECIFICATIONS
1. TIGHTLY SEAL SLEEVE AROUND THE PUMP DISCHARGE HOSE WITH A STRAP OR SIMILAR DEVICE.
2. PLACE FILTER BAG ON SUITABLE BASE (E.G., MULCH, LEAF/WOOD COMPOST, WOODCHIPS, SAND, OR STRAW BALES) LOCATED ON A LEVEL OR 5% MAXIMUM SLOPE SURFACE. DISCHARGE TO A STABILIZED AREA, EXTEND BASE A MINIMUM OF 12 INCHES FROM EDGES OF BAG.

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL
1.1. PREPARE AND MAINTAIN A CONSTRUCTION EROSION AND SEDIMENT CONTROL PLAN.
1.2. PREPARE AND MAINTAIN A CONSTRUCTION EROSION AND SEDIMENT CONTROL PLAN.

HOWARD SOIL CONSERVATION DISTRICT (HSCD) STANDARD SEDIMENT CONTROL NOTES

1. A pre-construction meeting must occur with the Howard County Department of Public Works. Construction activities shall not begin until 24 hours after the meeting.
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DAILY STABILIZATION NOTE

ALL DISTURBED AREAS NOT DIRECTED TO A SEDIMENT CONTROL DEVICE SHALL BE STABILIZED AT THE END OF EACH WORKDAY. THE CONTRACTOR SHALL NOT DISTURB AN AREA GREATER THAN THAT WHICH CAN BE STABILIZED AT THE END OF EACH WORKDAY. AREAS NOT STABILIZED AT THE END OF THE DAY SHALL BE DIRECTED TO SILT FENCE.

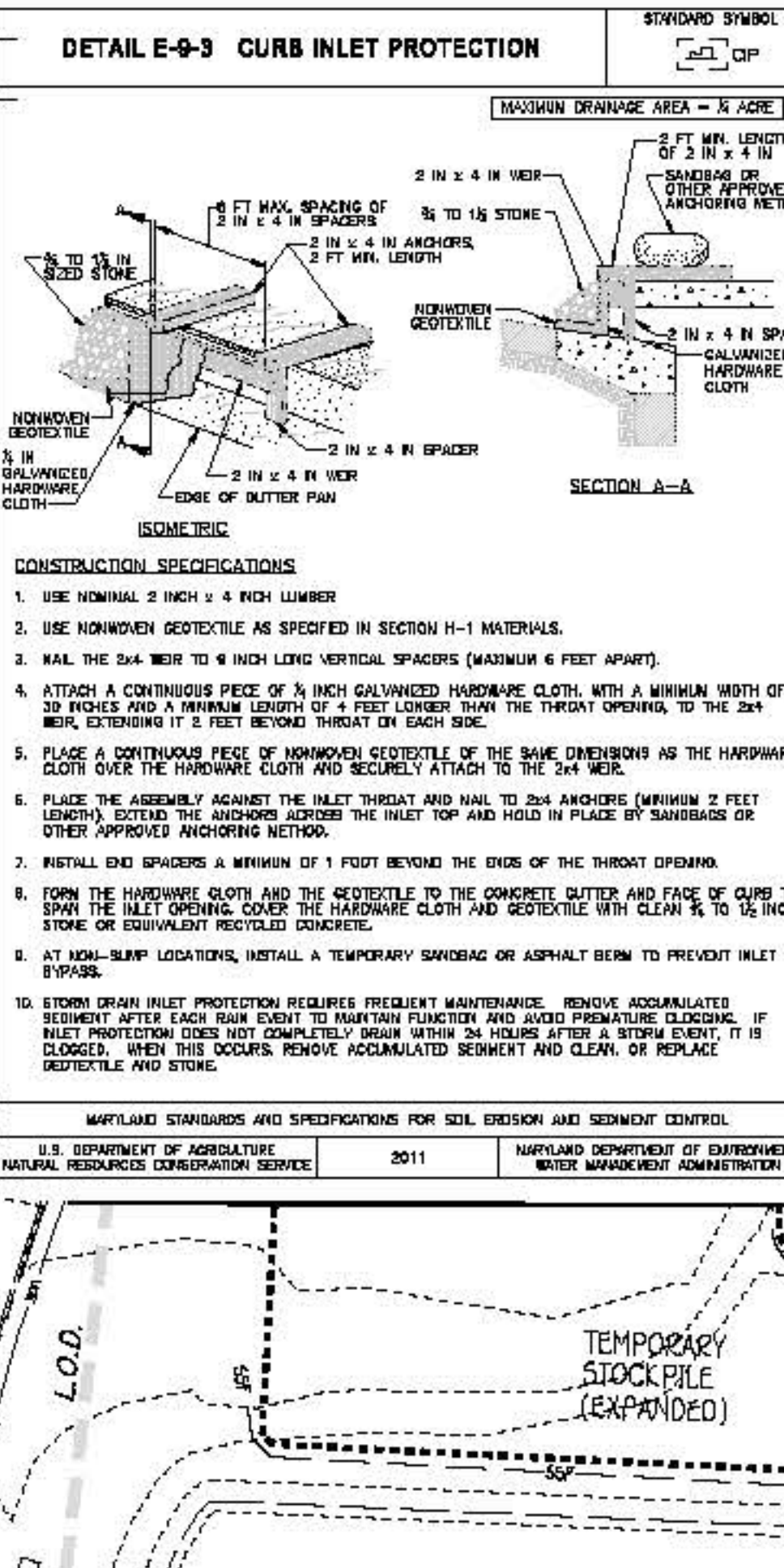
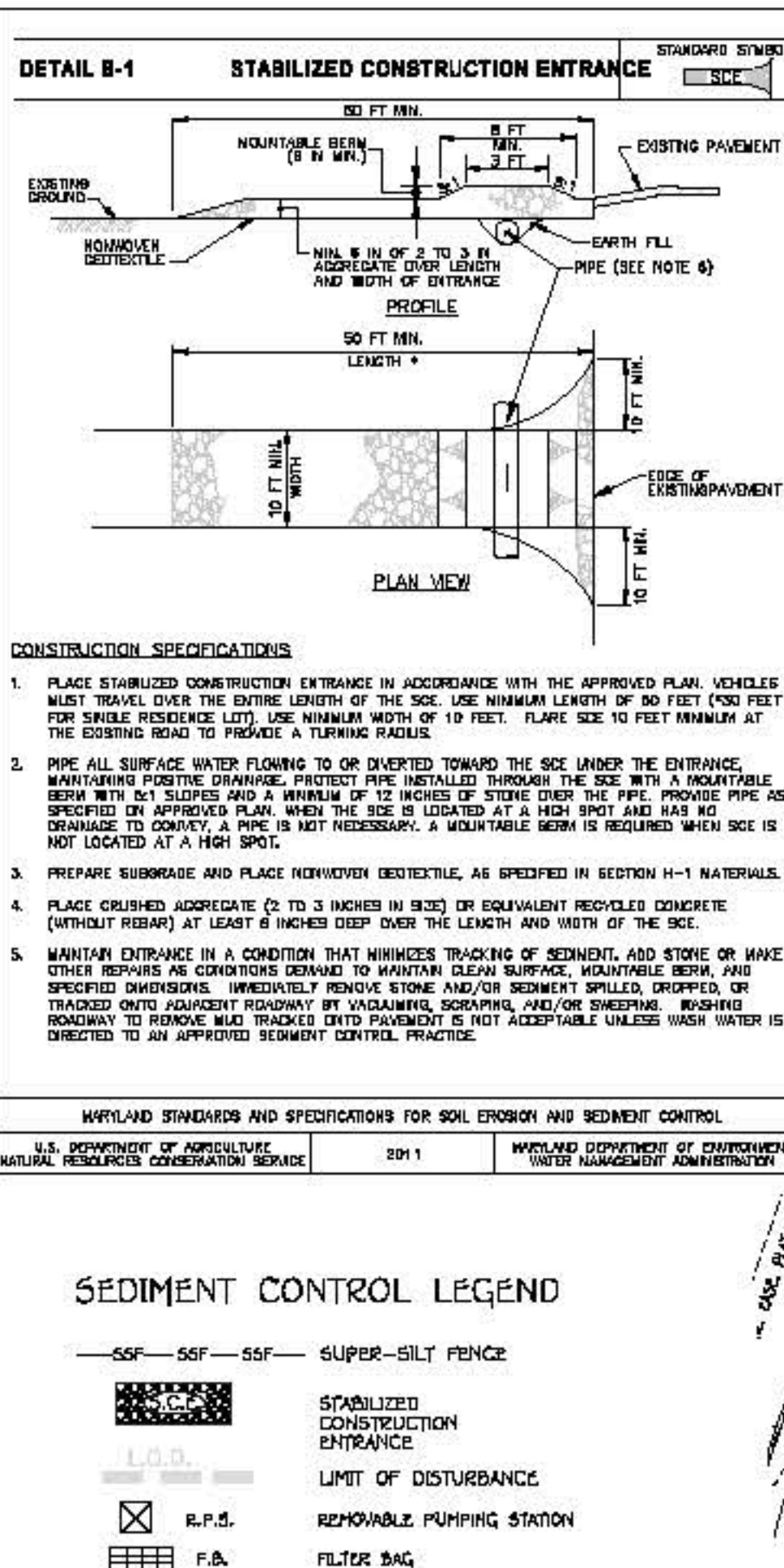
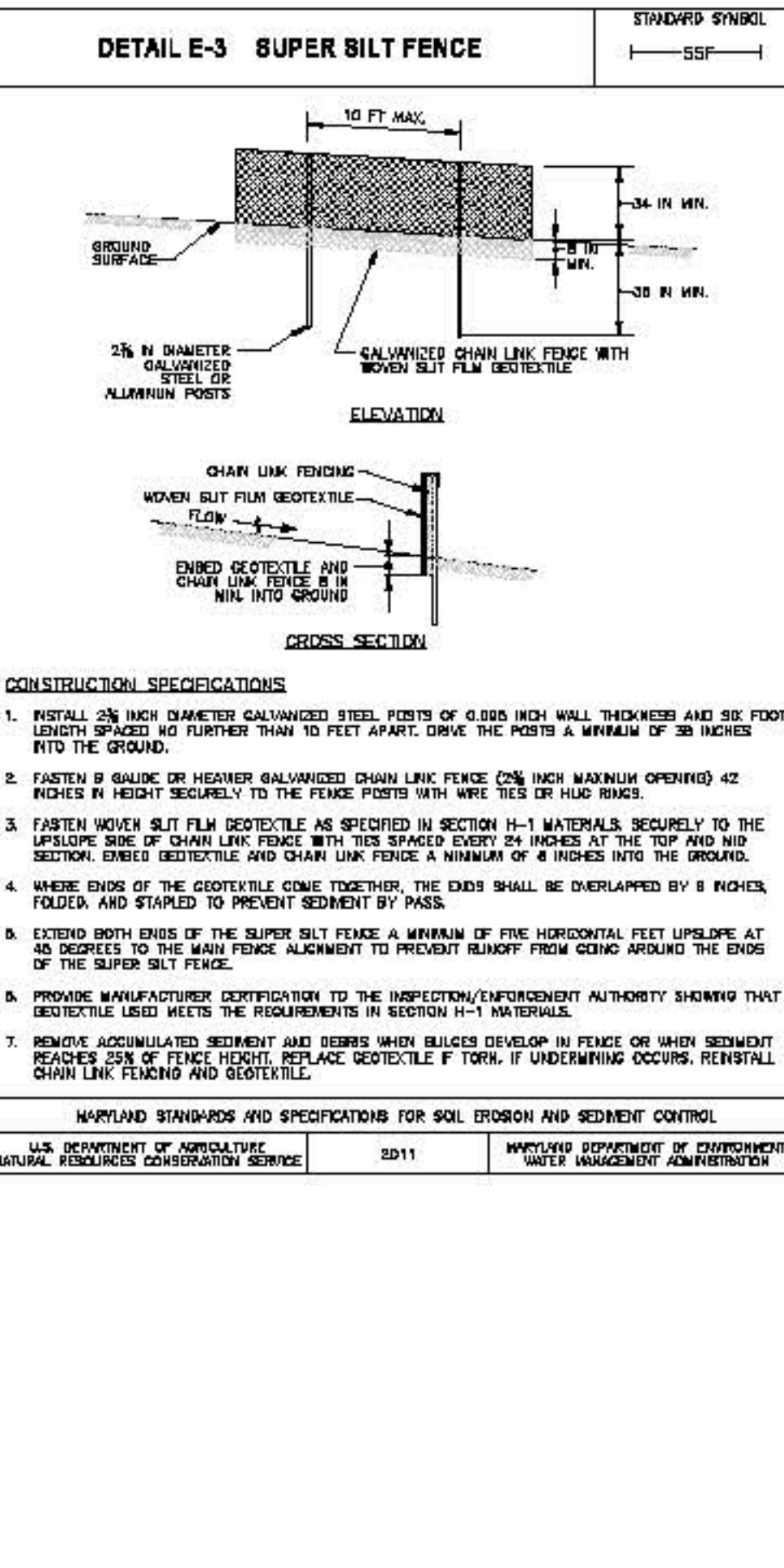
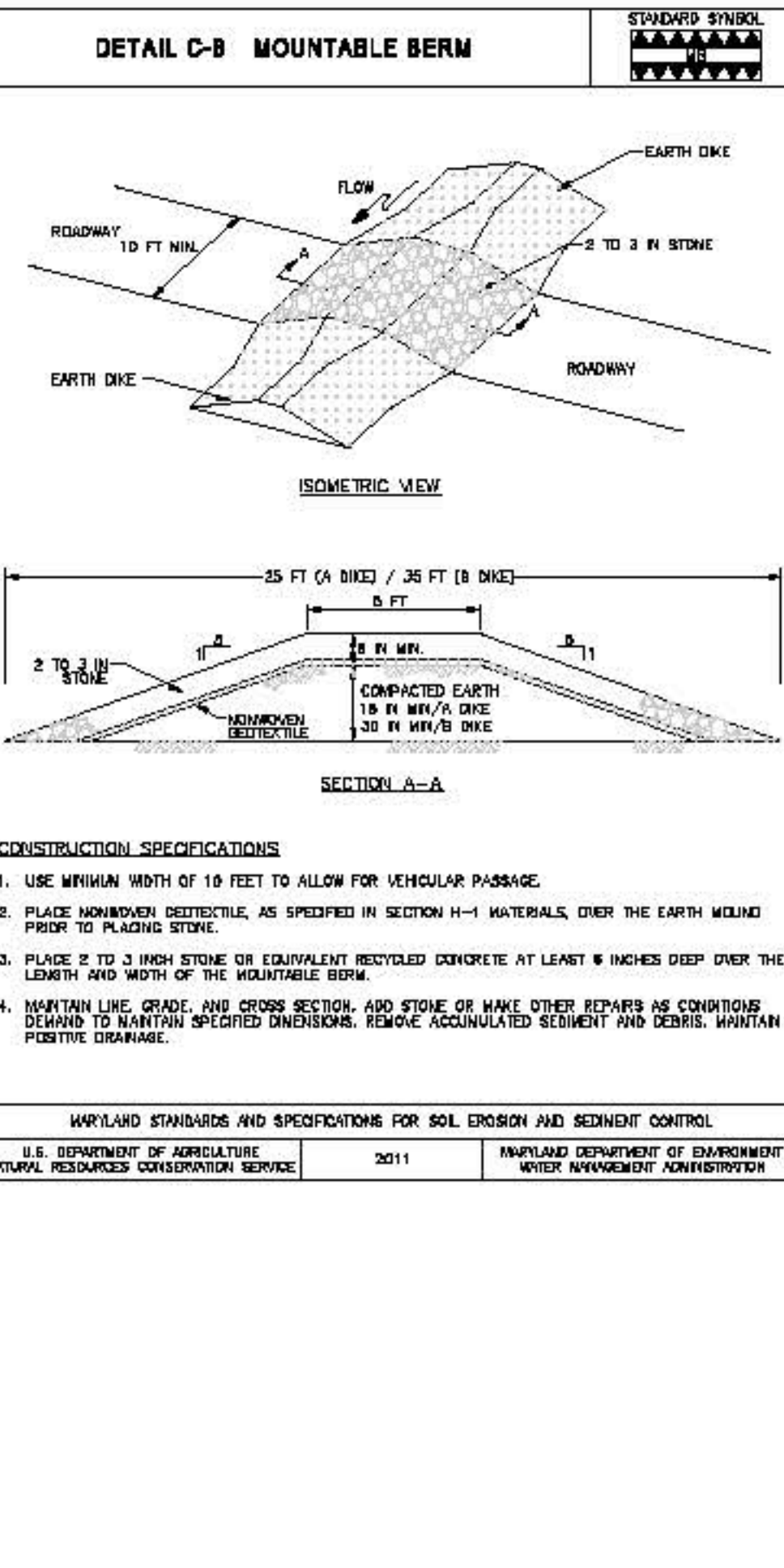
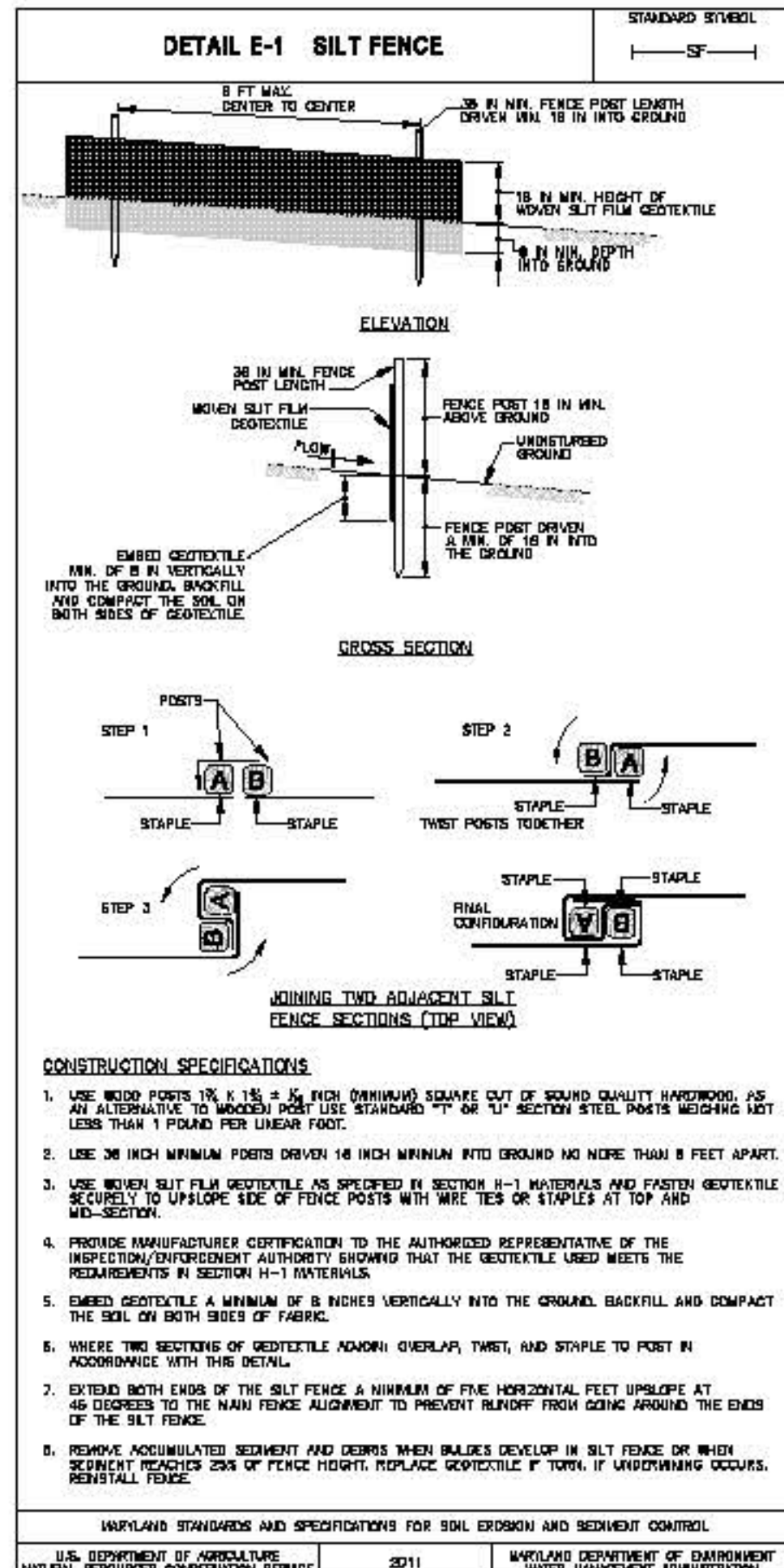
APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING. Signature of Aldo M. Vitucci, Chief, Development Engineering Division, dated 3/20/2023. Signature of Barry Mehta, Chief, Division of Land Development, dated 3/21/2023.

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 of Alexander Brantovic, dated 3/21/2023.

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. Signature of Barry Mehta, dated 2/7/2023.

OWNER: CHETAN B. MEHTA, BENEFICIARY OF THE CHETAN MEHTA IRREVOCABLE TRUST, 5192 TALBOTS LANDING, ELLETTT CITY, MARYLAND 21046. DEVELOPER: ELK RIDGE DEVELOPERS, LLC, 5192 TALBOTS LANDING, ELLETTT CITY, MD 21046.

SEDIMENT AND EROSION CONTROL NOTES & DETAILS. ELK RIDGE CROSSING II, SECTION THREE, LOTS 81 THRU 104 AND NON-BUILDABLE BULK PARCEL 'J' THRU 'K'. SHEET 6 OF 17.



(PER SDP 04-017)  
EX. SEDIMENT BASIN #2 DATA:

PROPOSED DRAINAGE AREA=14.87 AC.\*  
EXISTING DRAINAGE AREA = 14.87 AC.\*  
STORAGE REQUIRED = 53,534 CU.FT.  
STORAGE PROVIDED = 54,052 CU.FT.  
WET STORAGE REQUIRED = 26,767 CU.FT.  
WET STORAGE PROVIDED = 26,800 CU.FT.  
DRY STORAGE REQUIRED = 26,767 CU.FT.  
DRY STORAGE PROVIDED = 27,252 CU.FT.  
DRY STORAGE ELEVATION = 185.0 (RISER WEIR CREST)  
CLEAN OUT REQUIRED = 13,384 CU.FT.  
CLEAN OUT PROVIDED = 13,400 CU.FT.  
CLEAN OUT ELEVATION = 180.15  
SIDE SLOPE = 2:1  
BARREL PIPE SIZE = 30"  
BARREL INV. = 178.50  
STORAGE DEPTH = 4.0'  
TOP ELEVATION = 186.0 (EMBANKMENT ELEVATION)  
EX. GROUND AT SPILLWAY = 184.00  
BOTTOM ELEVATION = 179.00

TEMPORARY STOCKPILE (SDP-20-053)  
TEMPORARY STOCKPILE (SDP-20-053)

MATCH LINE SEE SHEET 5

**CONSTRUCTION SPECIFICATIONS**

- USE 36 INCH MINIMUM POSTS DRIVEN 18 INCH MINIMUM INTO GROUND NO MORE THAN 8 FEET APART.
- USE 36 INCH MINIMUM POSTS DRIVEN 18 INCH MINIMUM INTO GROUND NO MORE THAN 8 FEET APART.
- USE WOVEN SILT FABRIC GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS AND FASTEN GEOTEXTILE SECURELY TO UPLOUSE SIDE OF FENCE POSTS WITH WIRE TIES OR STAPLES AT TOP AND MID-SECTION.
- PROVIDE MANUFACTURER CERTIFICATION TO THE AUTHORIZED REPRESENTATIVE OF THE INSPECTION/ENFORCEMENT AGENCY SHOWING THAT THE GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
- EMBED GEOTEXTILE A MINIMUM OF 6 INCHES VERTICALLY INTO THE ORIGINAL BACKFILL AND COMPACT THE SOIL ON BOTH SIDES OF FENCE.
- WHERE TWO SECTIONS OF GEOTEXTILE JOIN, OVERLAP THEM, AND STAPLE TO POST IN ACCORDANCE WITH THIS DETAIL.
- EXTEND BOTH ENDS OF THE SILT FENCE A MINIMUM OF FIVE HORIZONTAL FEET UPLOUSE AT 45 DEGREES TO THE MAIN FENCE ALIGNMENT TO PREVENT RUNOFF FROM COMING AROUND THE ENDS OF THE SILT FENCE.
- REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN SILT FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN, IF UNDERMINING OCCURS, REINSTALL FENCE.

WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

**CONSTRUCTION SPECIFICATIONS**

- USE MINIMUM WIDTH OF 10 FEET TO ALLOW FOR VEHICULAR PASSAGE.
- PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS, OVER THE EARTH MOUND PRIOR TO PLACING STONE.
- PLACE 2 TO 3 INCH STONE OR EQUIVALENT RECYCLED CONCRETE AT LEAST 6 INCHES DEEP OVER THE LENGTH AND WIDTH OF THE MOUNTABLE BERM.
- MAINTAIN LINE GRADE, AND CROSS SECTION, AND STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN SPECIFIED DIMENSIONS, REMOVE ACCUMULATED SEDIMENT AND DEBRIS, MAINTAIN POSITIVE DRAINAGE.

WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

**CONSTRUCTION SPECIFICATIONS**

- INSTALL 3/8 INCH DIAMETER GALVANIZED STEEL POSTS OF 6000 INCH WALL THICKNESS AND 30 FOOT LENGTH SPACED NO FURTHER THAN 10 FEET APART. DRIVE THE POSTS A MINIMUM OF 30 INCHES INTO THE GROUND.
- FASTEN 8 GAUGE OR HEAVIER GALVANIZED CHAIN LINK FENCE (20% MAXIMUM OPENING) 42 INCHES IN HEIGHT SECURELY TO THE FENCE POSTS WITH WIRE TIES OR HOOK RINGS.
- FASTEN WOVEN SILT FABRIC GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS SECURELY TO THE UPLOUSE SIDE OF CHAIN LINK FENCE WITH TIES SPACED EVERY 24 INCHES AT THE TOP AND MID SECTION. EMBED GEOTEXTILE AND CHAIN LINK FENCE A MINIMUM OF 4 INCHES INTO THE GROUND.
- WHERE ENDS OF THE GEOTEXTILE COME TOGETHER, THE ENDS SHALL BE OVERLAPPED BY 6 INCHES, FASTEN TO PREVENT SEPARATION OF THE ENDS.
- EXTEND BOTH ENDS OF THE SUPER SILT FENCE A MINIMUM OF FIVE HORIZONTAL FEET UPLOUSE AT 45 DEGREES TO THE MAIN FENCE ALIGNMENT TO PREVENT RUNOFF FROM COMING AROUND THE ENDS OF THE SUPER SILT FENCE.
- PROVIDE MANUFACTURER CERTIFICATION TO THE INSPECTION/ENFORCEMENT AGENCY SHOWING THAT GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
- REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN, IF UNDERMINING OCCURS, REINSTALL CHAIN LINK FENCING AND GEOTEXTILE.

WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

**CONSTRUCTION SPECIFICATIONS**

- PLACE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH THE APPROVED PLAN. VEHICLES MUST TRAVEL OVER THE ENTIRE LENGTH OF THE SOE. USE MINIMUM LENGTH OF 80 FEET (50 FEET FOR SINGLE RESIDENCE LOT). USE MINIMUM WIDTH OF 10 FEET. FLARE SIDE TO 10 FEET MINIMUM AT THE EXISTING ROAD TO PREPARE A TURNING RADIUS.
- PIPE ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARD THE SOE UNDER THE ENTRANCE. MAINTAIN POSITIVE DRAINAGE. PROTECT PIPE INSTALLED THROUGH THE SOE WITH A MOUNTABLE BERM WITH SLOPES HIGHER THAN THE FENCE. PROTECT THE PIPE FROM DAMAGE BY STAPLING TO APPROVED PLAN, WHEN THE PIPE IS LOCATED AT A HIGH SPOT AND HAS NO STAPLES OR CHAIN LINK FENCE IS NOT NECESSARY. A MOUNTABLE BERM IS REQUIRED WHEN SOE IS NOT LOCATED AT A HIGH SPOT.
- PREPARE SUBGRADE AND PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
- PLACE CRUSHED AGGREGATE (2 TO 3 INCHES IN SIZE) OR EQUIVALENT RECYCLED CONCRETE (WITHOUT REBAR) AT LEAST 6 INCHES DEEP OVER THE LENGTH AND WIDTH OF THE SOE.
- MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT, AND STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAN SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLES, DEBRIS, OR TRACKED ONTO ADJACENT ROADWAY BY VANDALISM, SCRAPING, AND/OR SWEEPING. RUSHING ROADWAY TO REMOVE WILD TRACKED ONTO ROADWAY IS NOT ACCEPTABLE UNLESS WHEN WATER IS DIRECTED TO AN APPROVED SEDIMENT CONTROL PRACTICE.

WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

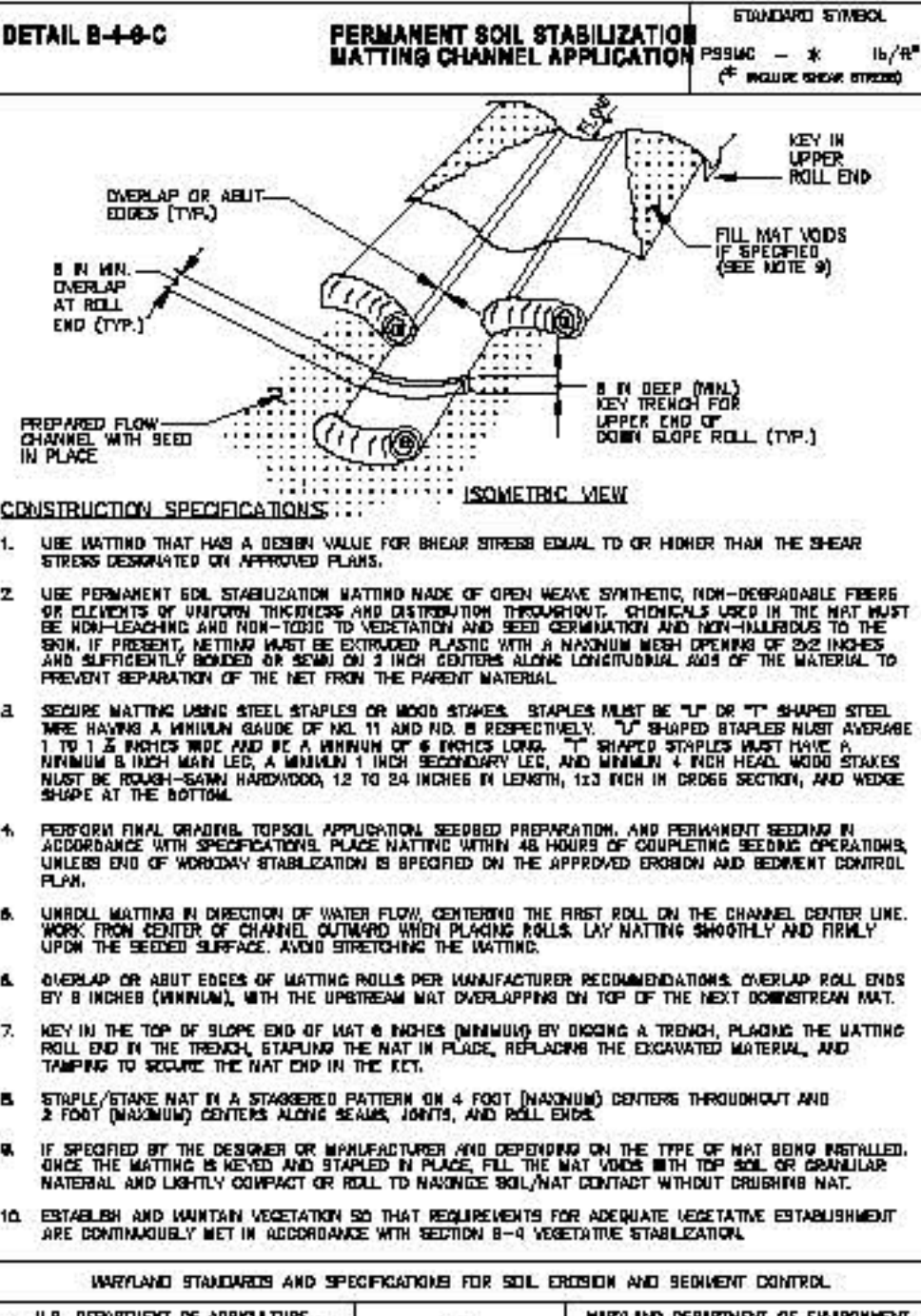
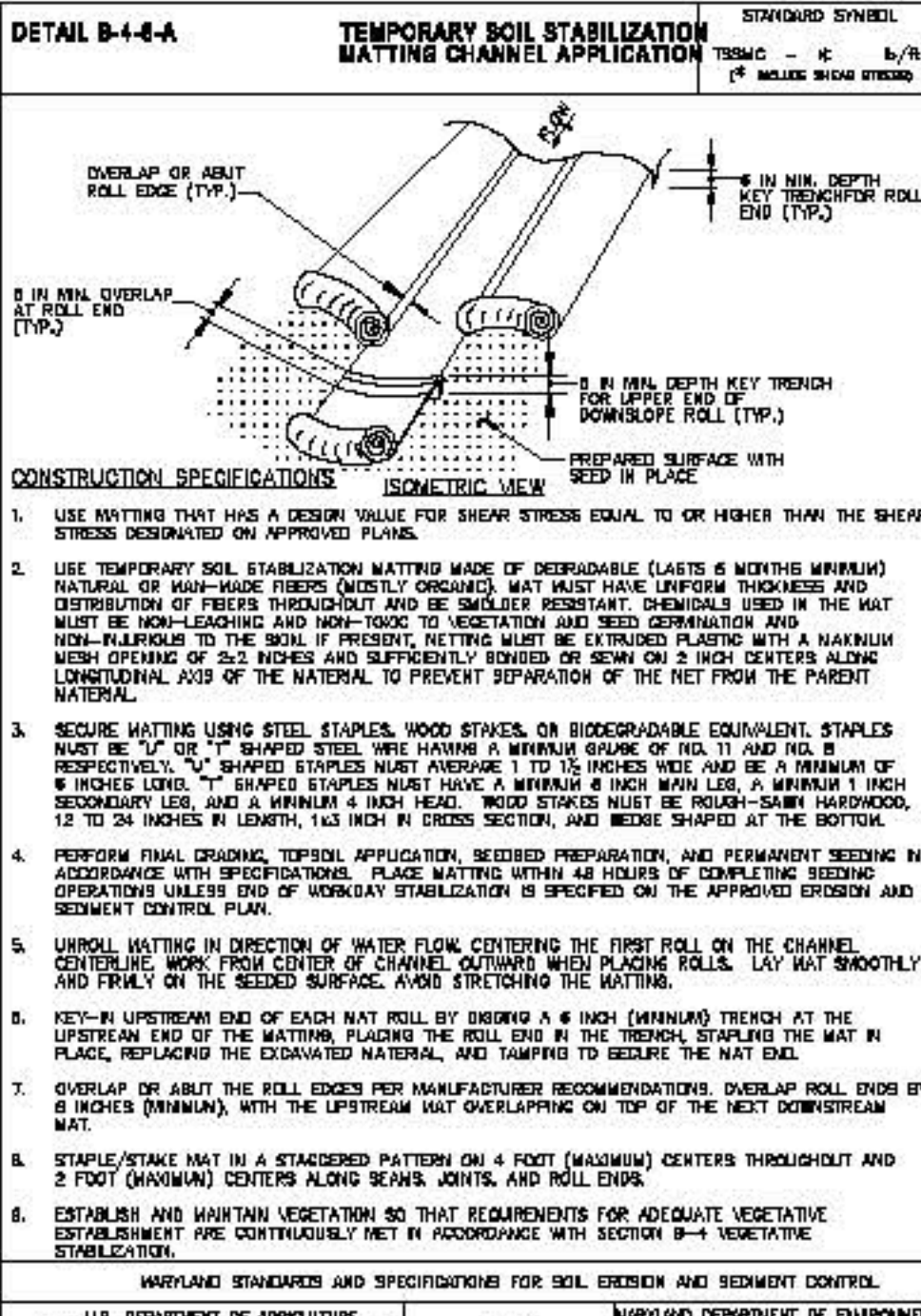
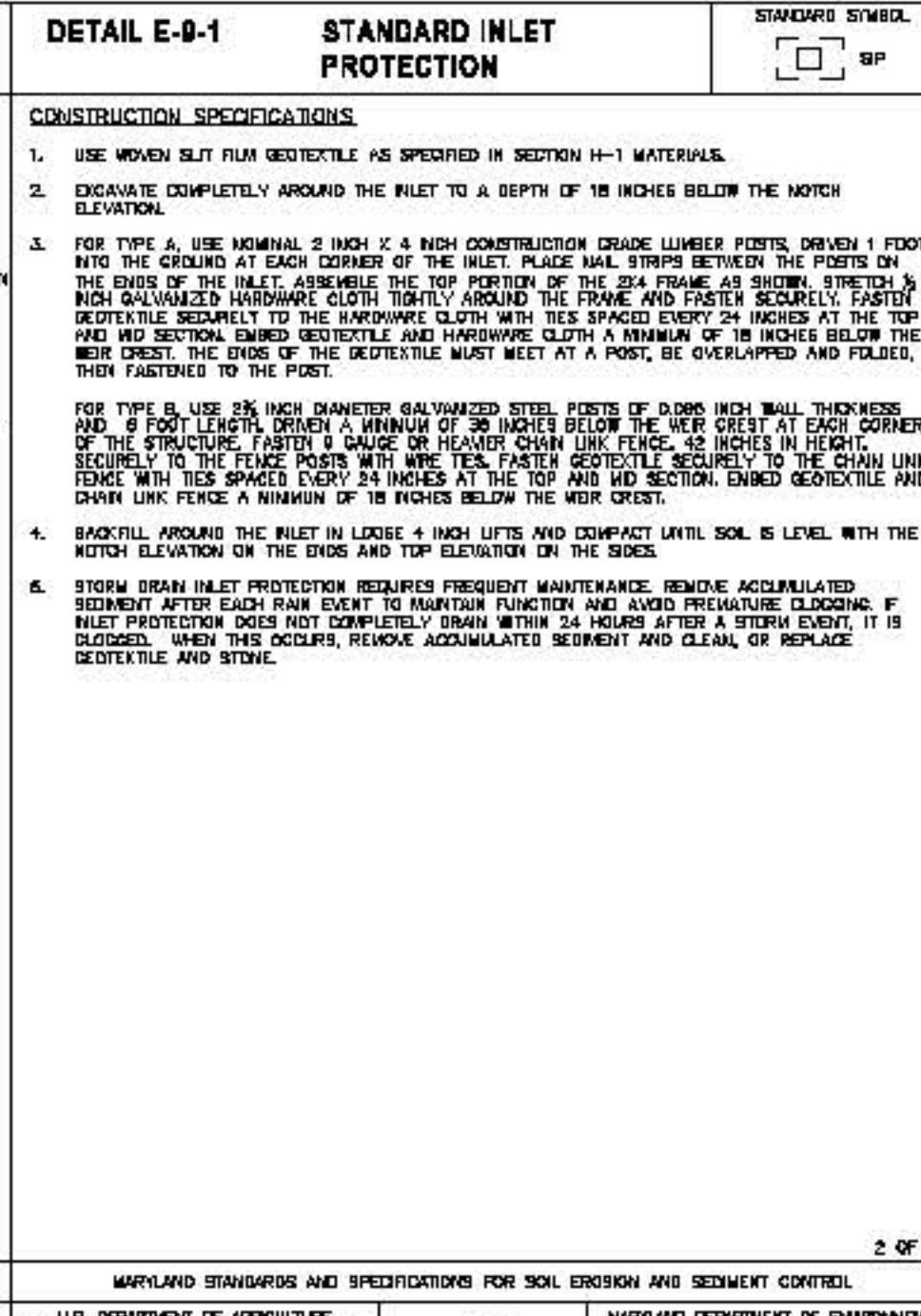
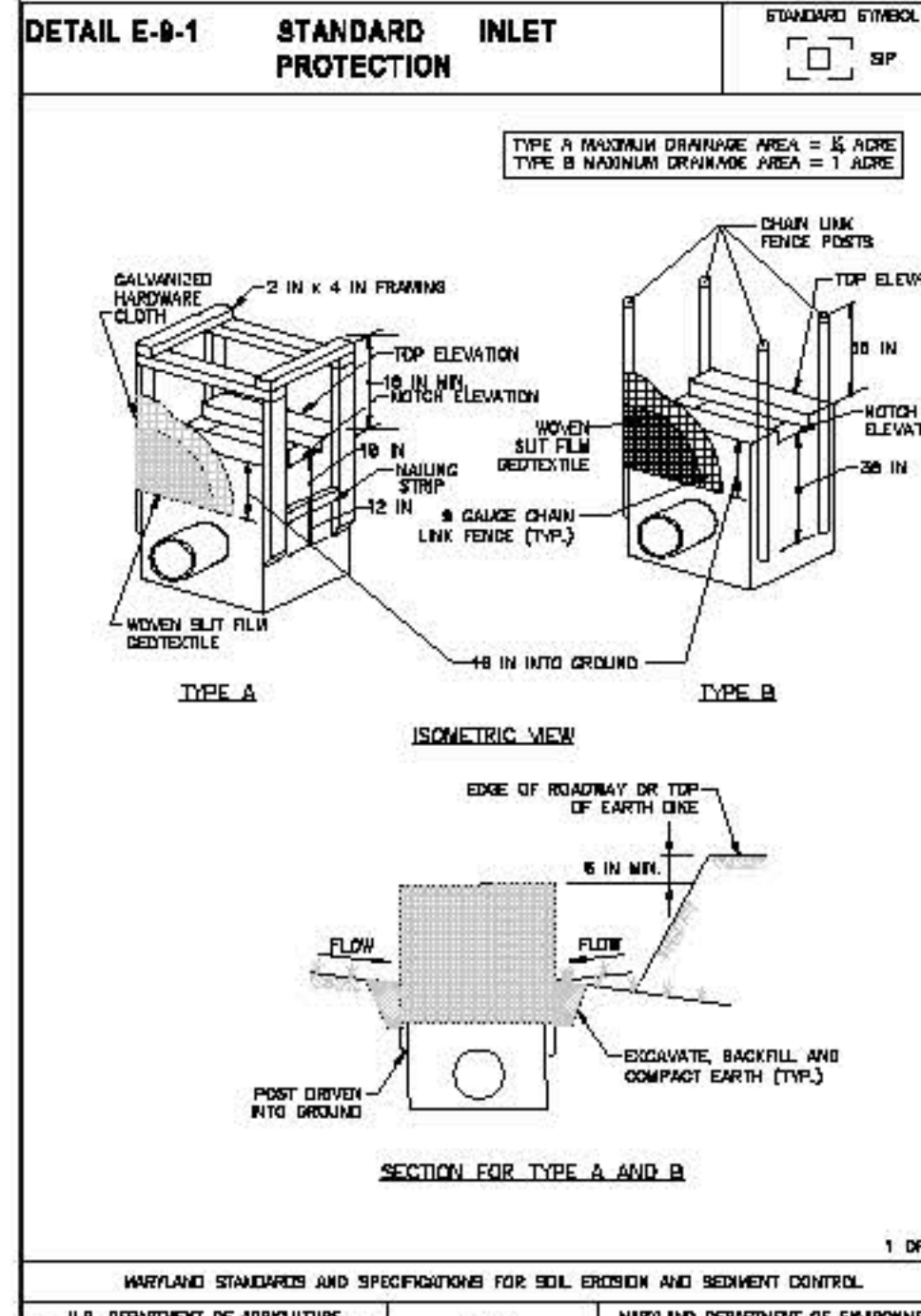
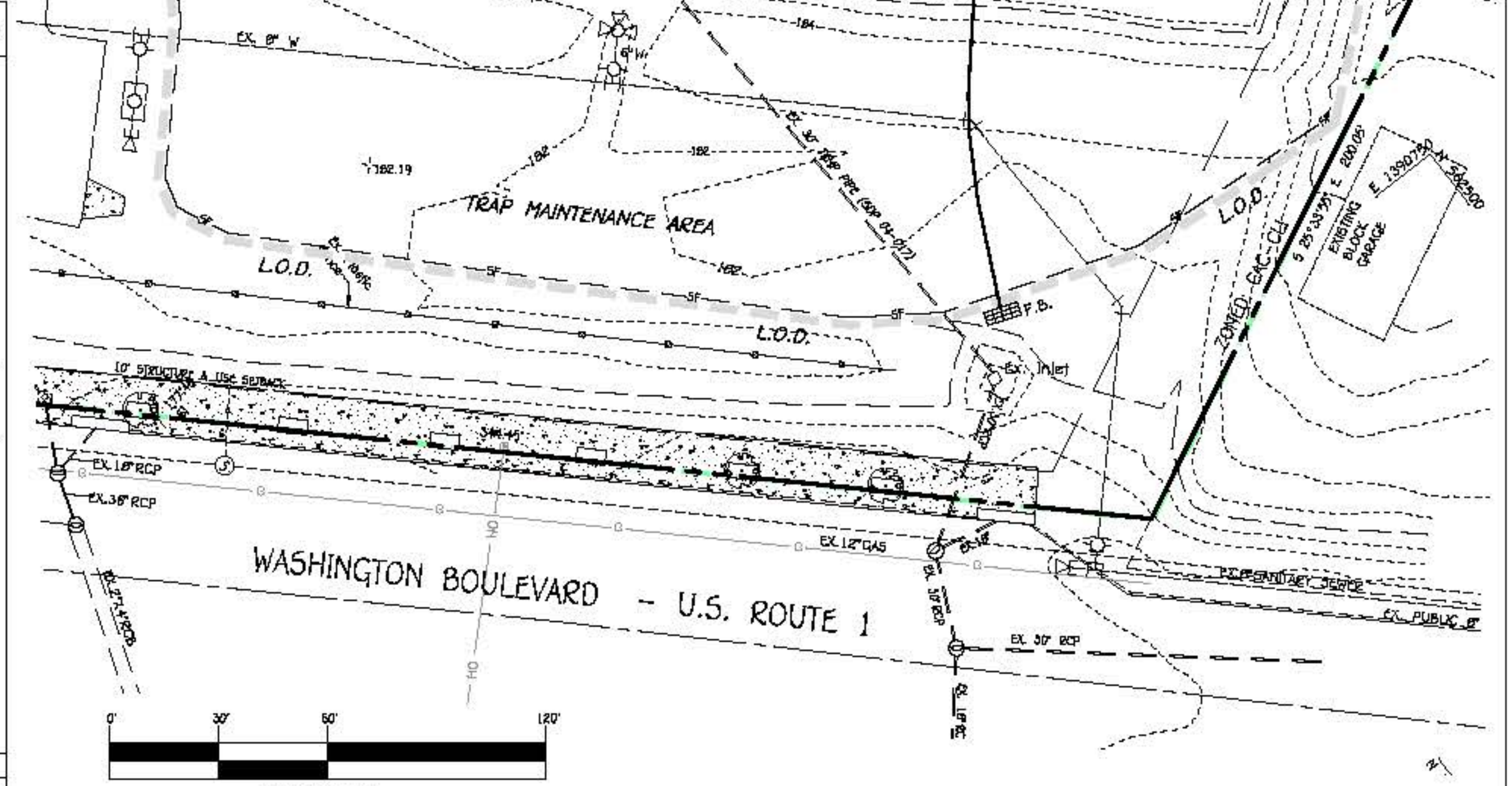
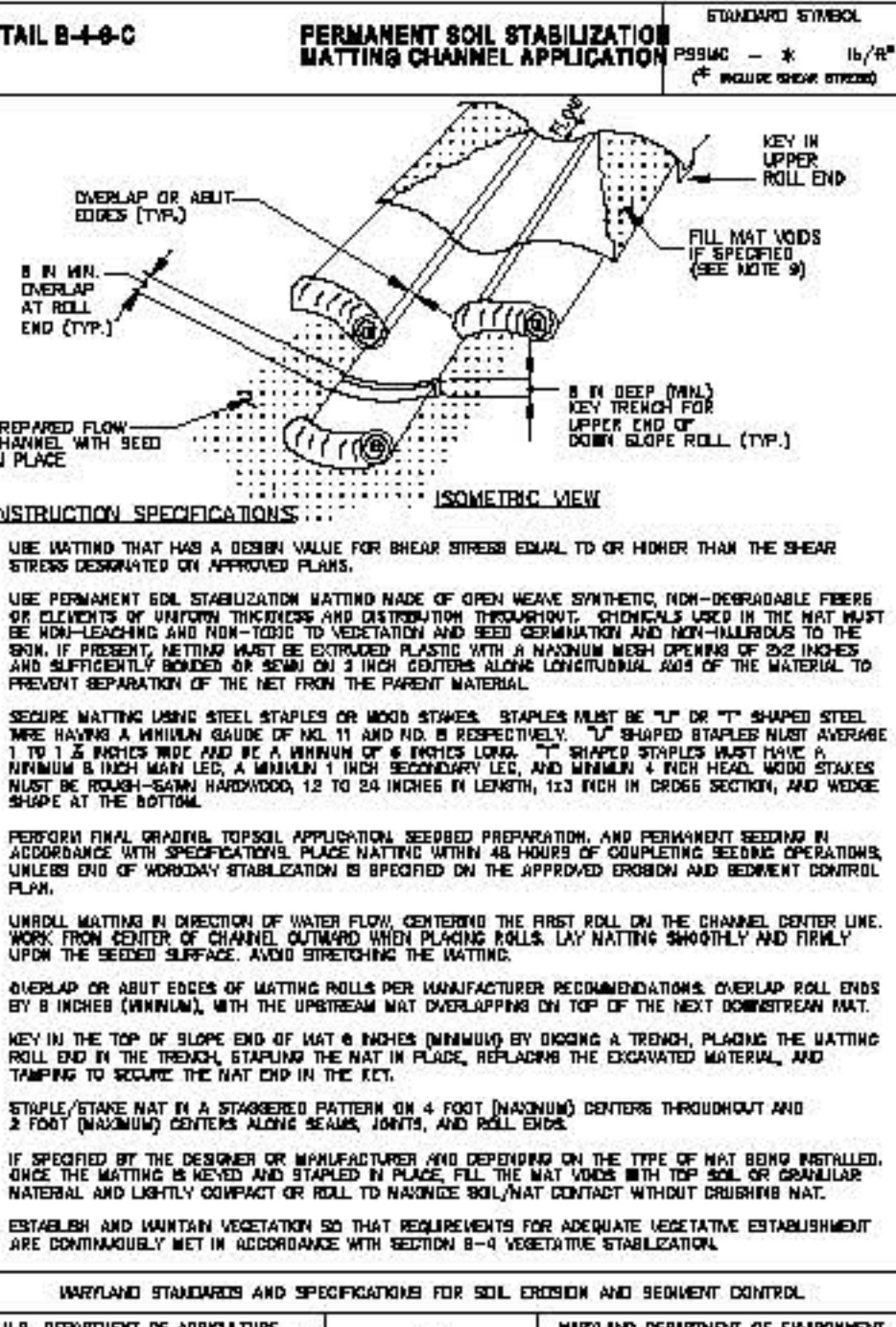
U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

**CONSTRUCTION SPECIFICATIONS**

- USE NOMINAL 2 INCH X 4 INCH LUMBER.
- USE NONWOVEN GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS.
- MAIL THE 2x4 WEIR TO 6 INCH LONG VERTICAL SPACERS (MAXIMUM 6 FEET APART).
- ATTACH A CONTINUOUS PIECE OF 3/4 INCH GALVANIZED HARDWARE CLOTH WITH A MINIMUM WIDTH OF 30 INCHES AND A MINIMUM LENGTH OF 4 FEET LONGER THAN THE THROAT OPENING TO THE 2x4 WEIR, EXTENDING IT 2 FEET BEYOND THROAT ON EACH SIDE.
- PLACE A CONTINUOUS PIECE OF NONWOVEN GEOTEXTILE OF THE SAME DIMENSIONS AS THE HARDWARE CLOTH OVER THE HARDWARE CLOTH AND SECURELY ATTACH TO THE 2x4 WEIR.
- PLACE THE ASSEMBLY AGAINST THE INLET THROAT AND NAIL TO 2x4 WEIRS (MINIMUM 2 FEET LENGTH). SECURE THE HARDWARE CLOTH AND GEOTEXTILE WITH CLEAN 1/2 INCH STONE OR EQUIVALENT RECYCLED CONCRETE.
- INSTALL END SPACERS A MINIMUM OF 1 FOOT BEYOND THE ENDS OF THE THROAT OPENING.
- FORM THE HARDWARE CLOTH AND GEOTEXTILE TO THE CONCRETE OUTER AND FACE OF CURB TO DRAW THE INLET OPENING. COVER THE HARDWARE CLOTH AND GEOTEXTILE WITH CLEAN 1/2 INCH STONE OR EQUIVALENT RECYCLED CONCRETE.
- AT NON-BUMP LOCATIONS, INSTALL A TEMPORARY SNOWBAG OR ASPHALT BEAM TO PREVENT INLET BYPASS.
- STORM DRAIN INLET PROTECTION REQUIRES FREQUENT MAINTENANCE. REMOVE ACCUMULATED SEDIMENT AFTER EACH RAIN EVENT TO MAINTAIN FUNCTION AND AVOID PREMATURE CLOSING. IF INLET PROTECTION DOES NOT COMPLETELY DRAIN WITHIN 24 HOURS AFTER A STORM EVENT, IT IS CLOGGED. WHEN THIS OCCURS, REMOVE ACCUMULATED SEDIMENT AND CLEAN, OR REPLACE GEOTEXTILE AND STONE.

WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION



WAPLOND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

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U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 WAPLOND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

**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."

Alexander Bratovich  
3/21/2023  
Date

**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 Soil Conservation District."

Barry Mehta  
2/7/2023  
Date

**SEDIMENT AND EROSION CONTROL NOTES & DETAILS**

ELK RIDGE CROSSING II SECTION THREE

LOTS 81 THRU 104 AND NON-BUILDABLE BULK PARCEL 'D' THRU 'K'

(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'M', 'O' & 'N' AS SHOWN ON PLATS ENTITLED "ELK RIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 78, OPEN SPACE LOTS 78 THRU 80 & NON-BUILDABLE BULK PARCELS 'R' THRU 'U', PLAT NO. 25889 - 25891)

Zone: CAC-CJ  
Tax Map No: 36 Grid No: 82 Parcel No: 58  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 7 of 17

NO. REVISION DATE

SUBDIVISION ELK RIDGE CROSSING II SECTION THREE LOT No. 81-104

PLAT NO. BLOCK NO. ZONE TAX/ZONE ELEC. DIST. CENSUS TR.

N/A CAC-CJ 36 1st 601101

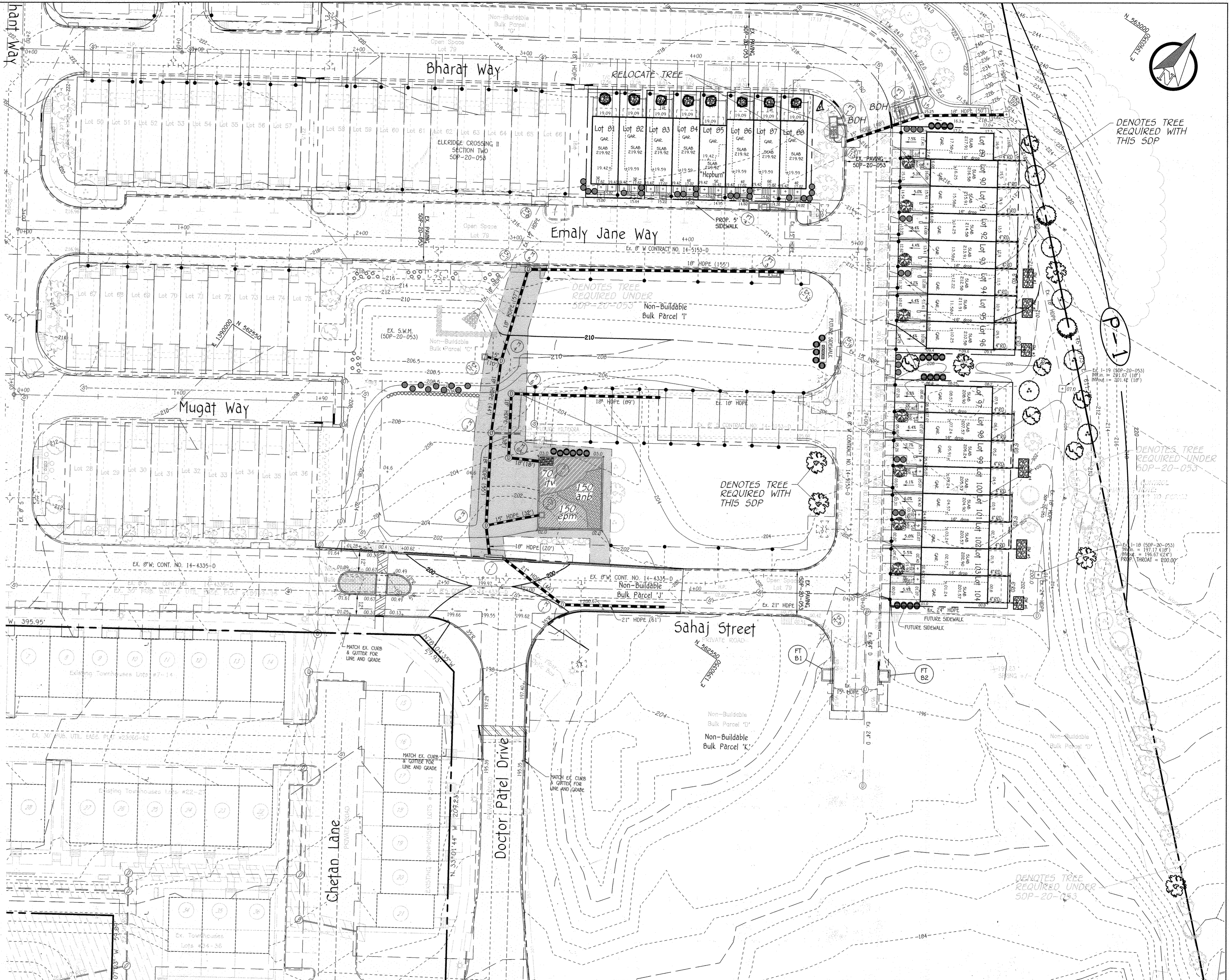
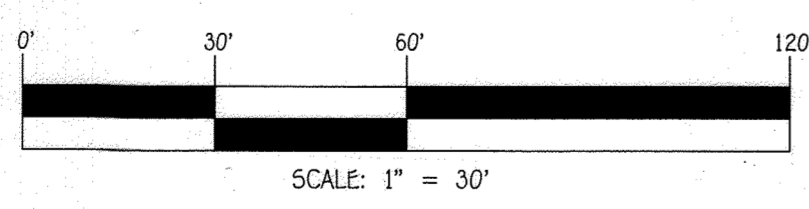
**SECTION TWO PLANT LEGEND**

- ACER RUBRUM  
'OCTOBER GLORY'  
RED MAPLE
- CERCIS CANADENSIS  
EASTERN REDBUD
- PRUNUS SARGENTII  
SARGENT CHERRY
- CORNUS KOUSA  
KOUSA DOGWOOD
- 'GUMPO PINK'  
GUMPO PINK AZALEA
- 'GUMPO WHITE'  
GUMPO WHITE AZALEA

**SECTION THREE PLANT LEGEND**

- ACER RUBRUM  
'OCTOBER GLORY'  
RED MAPLE
- QUERCUS COCCINEA  
SCARLET OAK
- PLATANUS X ACERIFOLIA  
'BLOODGOOD'  
BLOODGOOD LONDON PLANE
- ACER SACCHARUM 'LEGACY'  
LEGACY SUGAR MAPLE
- 'GUMPO PINK'  
GUMPO PINK AZALEA OR  
'GUMPO WHITE'  
GUMPO WHITE AZALEA
- 'HERSHEY RED'  
HERSHEY RED AZALEA
- TAXUS CUSPIDATA 'NANA'  
DWARF JAPANESE YEW
- ACER GISEUM  
PAPERBARK MAPLE

LEGEND	
SYMBOL	DESCRIPTION
	EXISTING CONTOUR 10' INTERVAL
	EXISTING CONTOUR 2' INTERVAL
	PROPOSED CONTOUR 10' INTERVAL
	PROPOSED CONTOUR 2' INTERVAL
	PROPOSED SPOT SHOT
	EXISTING TREELINE
	65 DBA NOISE LINE (Unmitigated)
	ZONING LINE
	STORM DRAIN
	STREET LIGHT (existing)
	STREET LIGHT (proposed)
	PROPOSED BENCH
	TREE (proposed)
	TREE (existing)
	PROPOSED MAILBOX BANK
	BORING LOCATION
	PROPOSED 1-1/2" TWIN WHC
	PROPOSED 4" SHC



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Decisigned by: Chris Edmondson 3/20/2023  
Chief, Development Engineering Division Date

Decisigned by: [Signature] 3/20/2023  
Chief, Division of Land Development Date

Decisigned by: Andy Groman 3/21/2023  
Director Date



**LANDSCAPE 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 Code and the Howard County Landscape Manual. I/we further certify that upon completion a letter of landscape installation accompanied by an executed one year guarantee of plant materials will be submitted to the Department of Planning and Zoning.

B. Mehta 3/17/2023  
Name Date

**Owner**  
CHETAN B. MEHTA, BENEFICIARY OF  
THE CHETAN MEHTA IRREVOCABLE TRUST  
5192 TALBOTS LANDING,  
ELlicott CITY, MARYLAND 21046  
443-285-9563

**Developer**  
ELKRIDGE DEVELOPERS, LLC  
5192 TALBOTS LANDING,  
ELlicott CITY, MD 21046  
443-285-9563

SUBDIVISION		SECTION		LOT Nos.	
ELKRIDGE CROSSING II		THREE		81-104	
PLAT Nos.	BLOCK NO.	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
26209-26291	N/A	CAC-CL1	30	1st.	601101

**LANDSCAPE PLAN**

**ELKRIDGE CROSSING II**

**SECTION THREE**

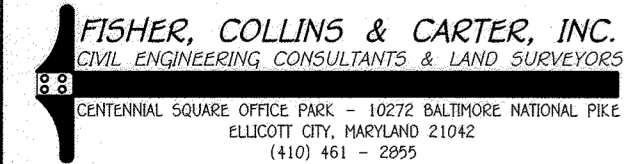
**LOTS 01 THRU 104 AND**

**NON-BUILDABLE BULK PARCEL 'I' THRU 'K'**

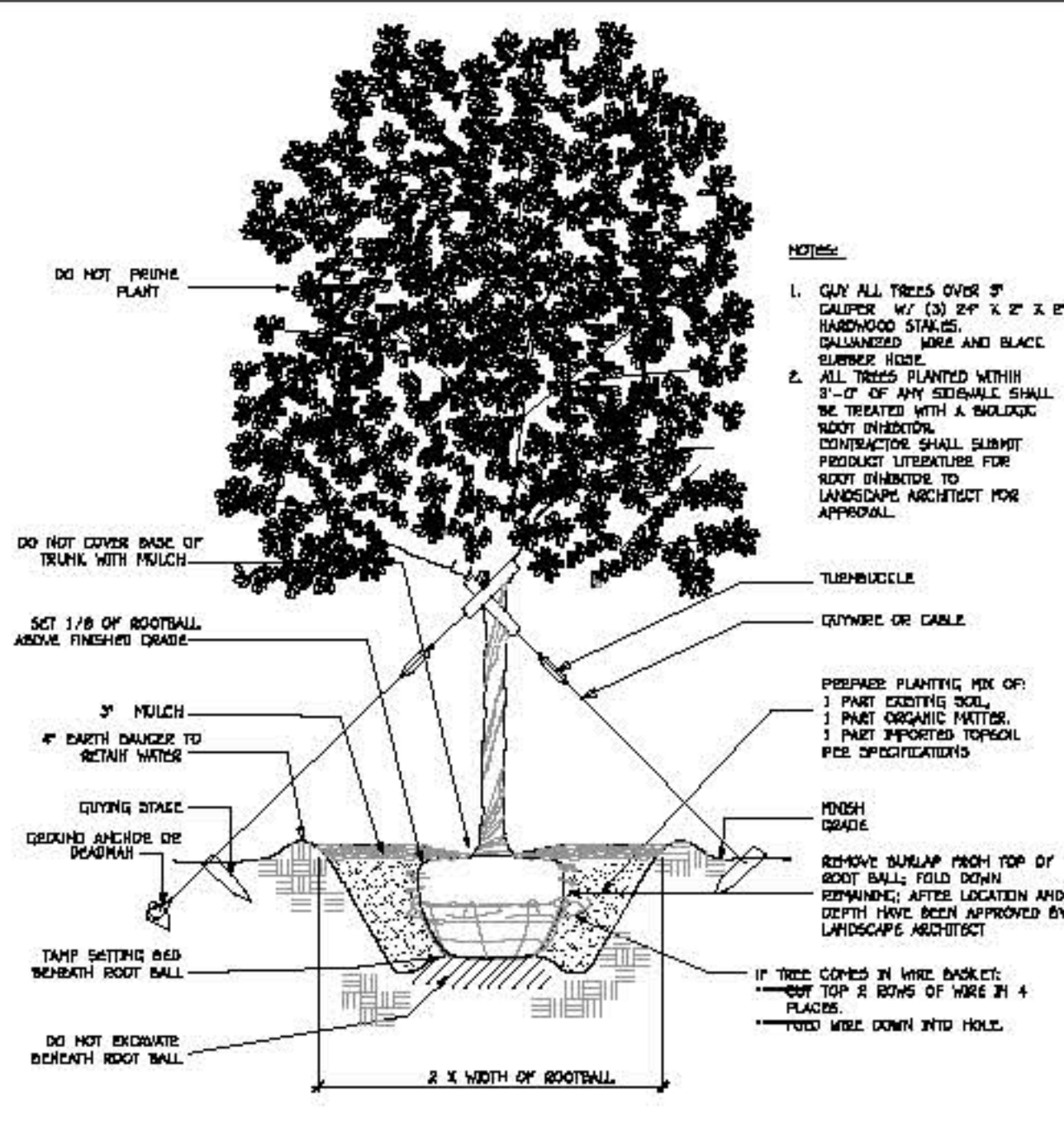
(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKRIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'H', PLAT Nos. 25887 - 25991)

Zoned: CAC-CL1

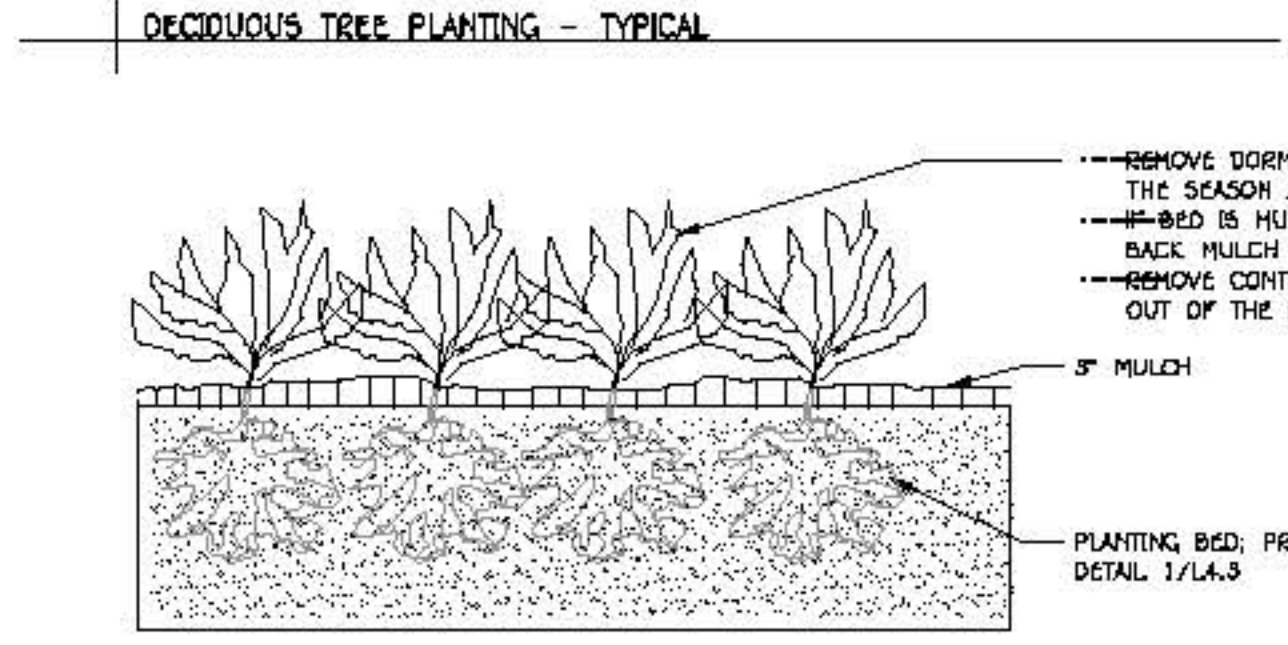
Tax Map No.: 30 Grid No.: 20 Parcel No.: 30  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: February 22, 2023  
Sheet 0 of 17



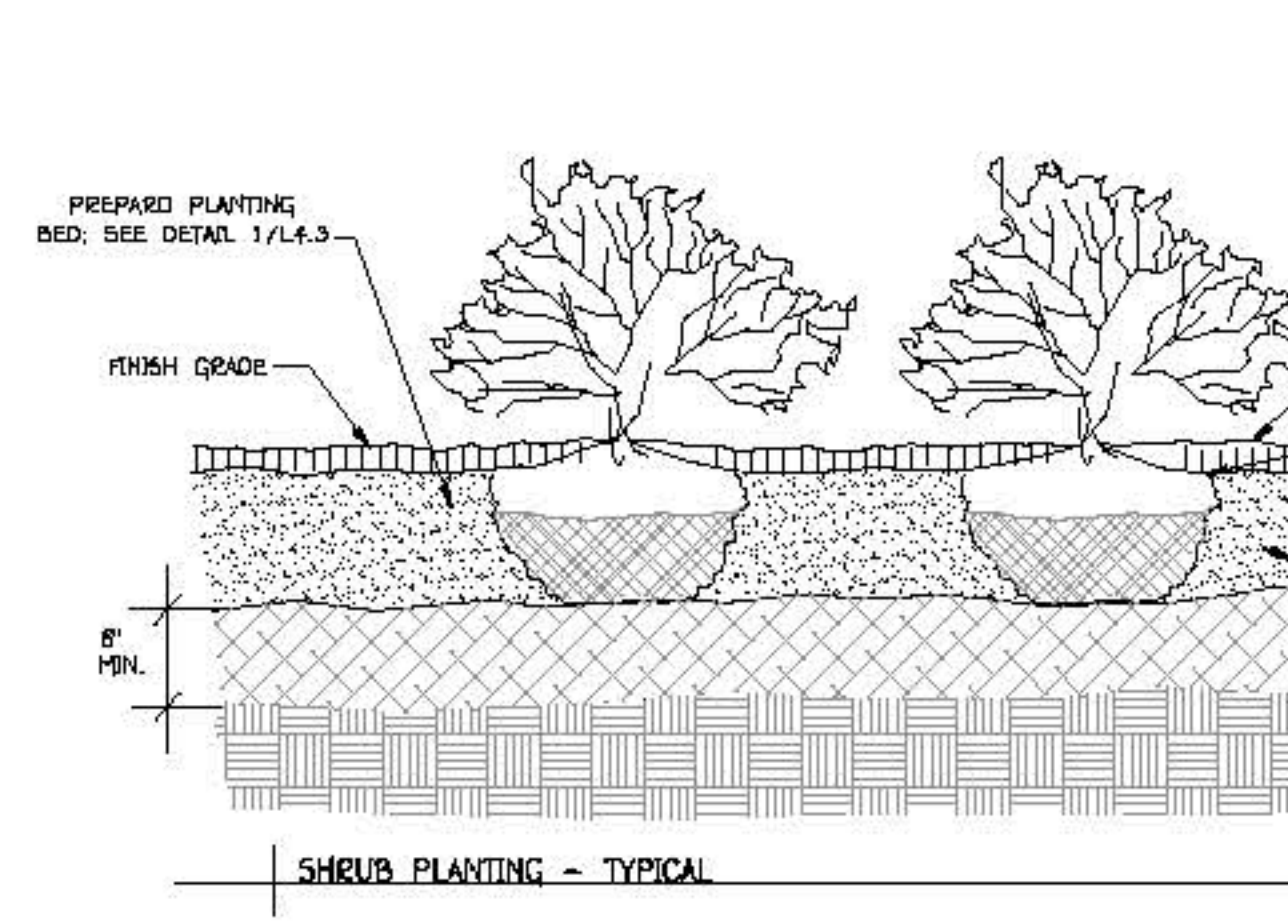




- 1. CLEAR & GRUB ALL PLANTING AREAS AS INDICATED ON THE DRAWINGS.
2. PROVIDE PROTECTION FOR TREES, SHRUBS, AND PERENNIALS/GROUND COVERS THAT ARE TO BE PRESERVED.
3. CONTRACTOR SHALL VERIFY THE CORRECT LOCATION OF ALL UNDERGROUND UTILITIES IN THE FIELD PRIOR TO INSTALLATION OF ANY PLANT MATERIALS.
4. ALL PLANTING SHALL BE DONE AS PER PLANTING DETAILS AND SPECIFICATIONS.
5. NO CHANGES SHALL BE MADE WITHOUT WRITTEN CONSENT OF THE OWNER OR LANDSCAPE ARCHITECT.
6. PRIOR TO CONSTRUCTION OF PLANTING BEDS, THE CONTRACTOR SHALL STAKE OUT PLANTING BED LINES IN THE FIELD FOR REVIEW BY THE LANDSCAPE ARCHITECT. LANDSCAPE ARCHITECT SHALL MAKE ADJUSTMENTS IN THE FIELD AS NECESSARY. ALL FINAL PLANTING BED LOCATIONS ARE TO BE APPROVED BY THE LANDSCAPE ARCHITECT. FOR LAYOUT REVIEW, CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT A MINIMUM OF THREE DAYS IN ADVANCE.
7. INSTALL ALL REQUIRED PLANTING AND LAWN SOILS AS PER DETAILS AND SPECIFICATIONS, AND ALL SHRUBS, GROUND COVERS, AND PERENNIALS SHALL BE PLANTED IN PLANTING BEDS PREPARED AS REQUIRED BY THE DETAILS AND SPECIFICATIONS.
8. MAINTAIN POSITIVE DRAINAGE OUT OF PLANTING BEDS AT A MINIMUM 2% GRADE AND MAINTAIN POSITIVE DRAINAGE OF ALL LAWN AREAS, UNLESS OTHERWISE NOTED ON DRAWINGS. ALL GRASSES, ORNAMENTALS, AND CUSTODIAL CONDITIONS SHALL BE VERIFIED BY THE CONTRACTOR ON SITE BEFORE CONSTRUCTION BEGINS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDSCAPE ARCHITECT OR OWNER.
9. ALL PLANT BEDS SHALL BE CONTAINED WITH A SPACED EDGE UNLESS OTHERWISE NOTED ON DRAWINGS.
10. IN THE EVENT OF A DISCREPANCY BETWEEN QUANTITIES SHOWN ON THE DRAWINGS AND QUANTITIES SHOWN ON THE PLANT LIST, THE QUANTITIES ON THE DRAWINGS SHALL APPLY. REPORT DISCREPANCIES TO THE LANDSCAPE ARCHITECT FOR CLARIFICATION PRIOR TO BIDDING.
11. ALL PLANTS SHALL CONFORM TO THE SIZES GIVEN IN THE PLANT LIST AND SHALL BE NURSERY GROWN IN ACCORDANCE WITH THE "MANECHAN STANDARD FOR NURSERY STOCK" (ANSI Z60.1), LATEST EDITION.
12. PLANTS SHALL BE LOCATED AS SHOWN ON THE DRAWINGS. PRIOR TO PLANTING, THE CONTRACTOR SHALL STAKE OUT THE LOCATIONS OF ALL PLANTS IN THE FIELD FOR REVIEW BY THE LANDSCAPE ARCHITECT. LANDSCAPE ARCHITECT SHALL MAKE ADJUSTMENTS IN THE FIELD AS NECESSARY. ALL FINAL PLANT LOCATIONS ARE TO BE APPROVED BY THE LANDSCAPE ARCHITECT. FOR LAYOUT REVIEW, CONTRACTOR SHALL NOTIFY LANDSCAPE ARCHITECT A MINIMUM OF THREE DAYS IN ADVANCE.
13. ALL DISTURBED AREAS SHALL BE FINE GRADED AND SEEDED OR SOOLED; SEE PLAN FOR LOCATIONS.
14. CONTRACTOR SHALL BE RESPONSIBLE FOR WATERING AND MAINTAINING ALL PLANTS DURING THE WARRANTY PERIOD; REFER TO SPECIFICATIONS.



STORMWATER MANAGEMENT PLANT LIST table with columns: QTY., KEY, BOTANICAL NAME, COMMON NAME, SIZE, CONT., REMARKS.



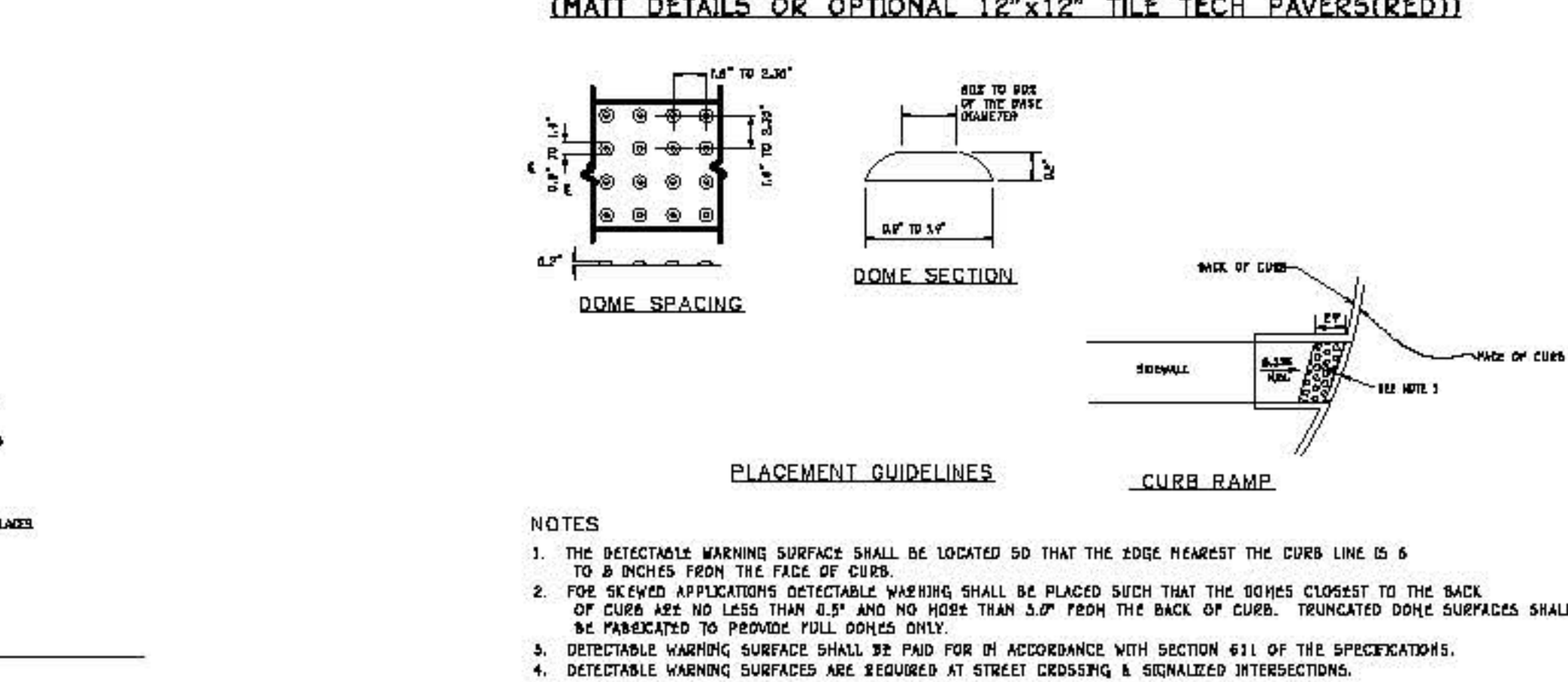
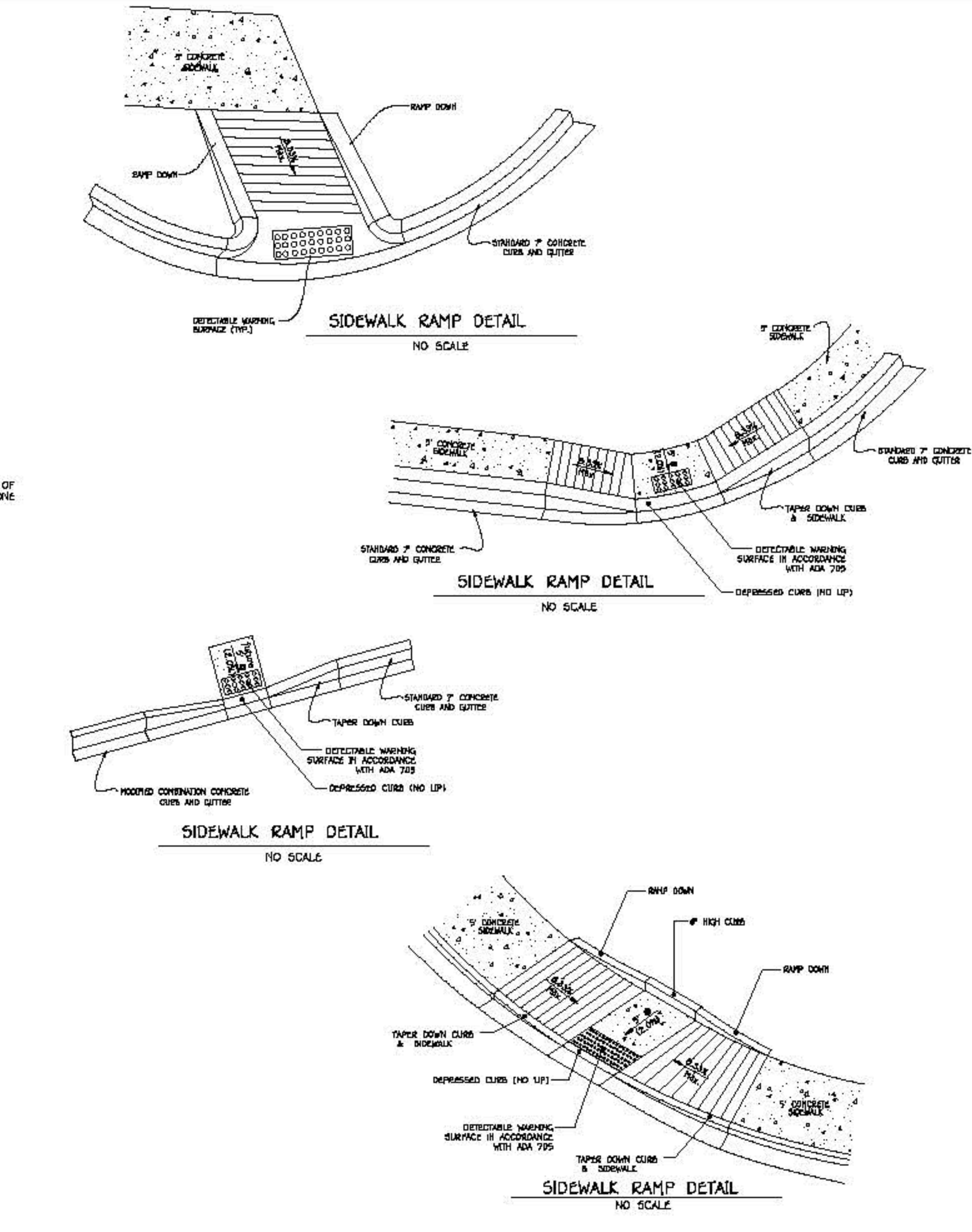
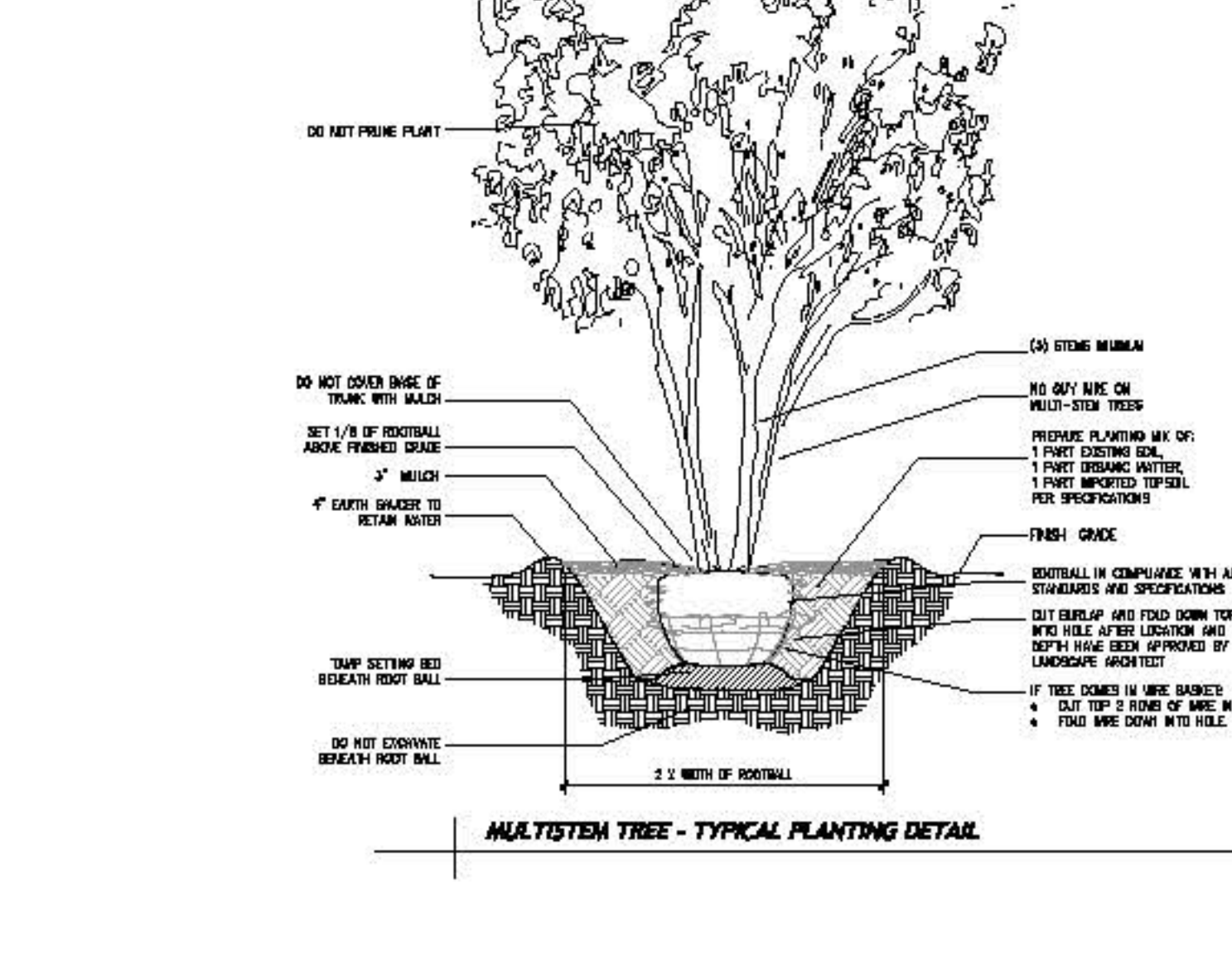
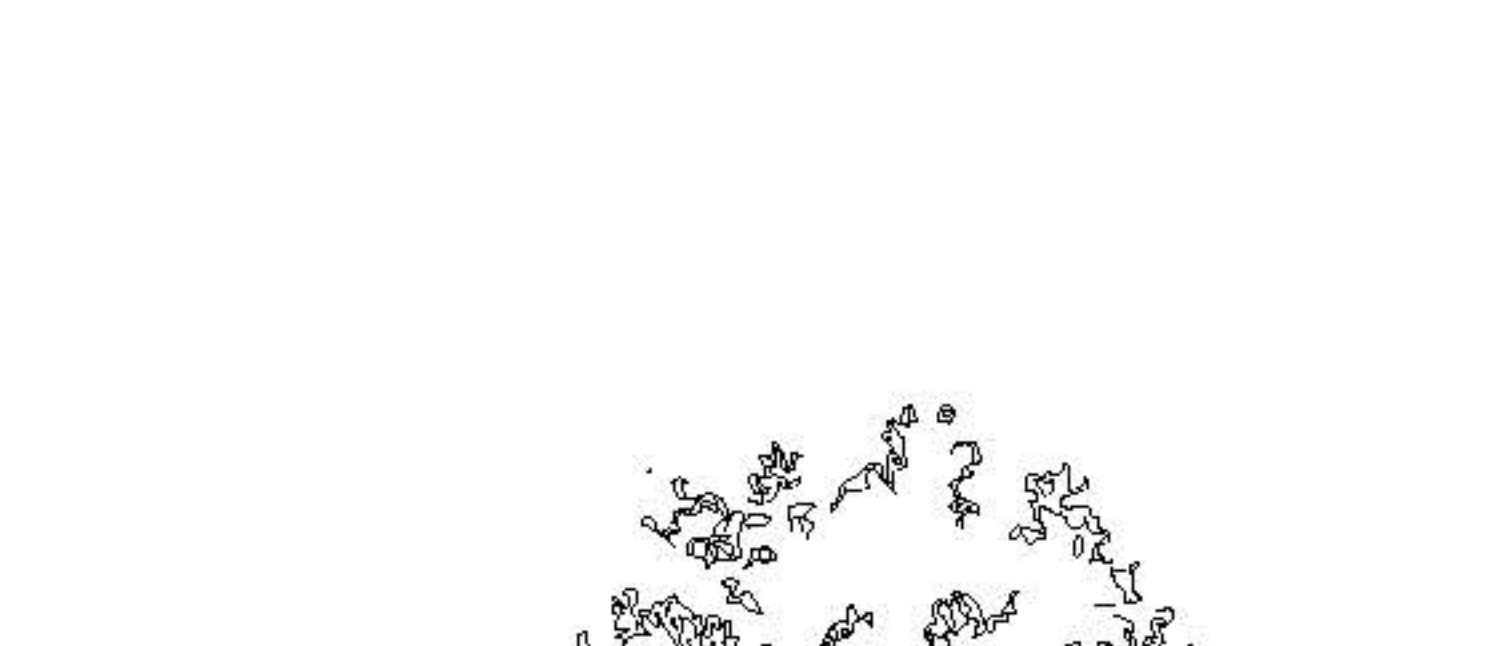
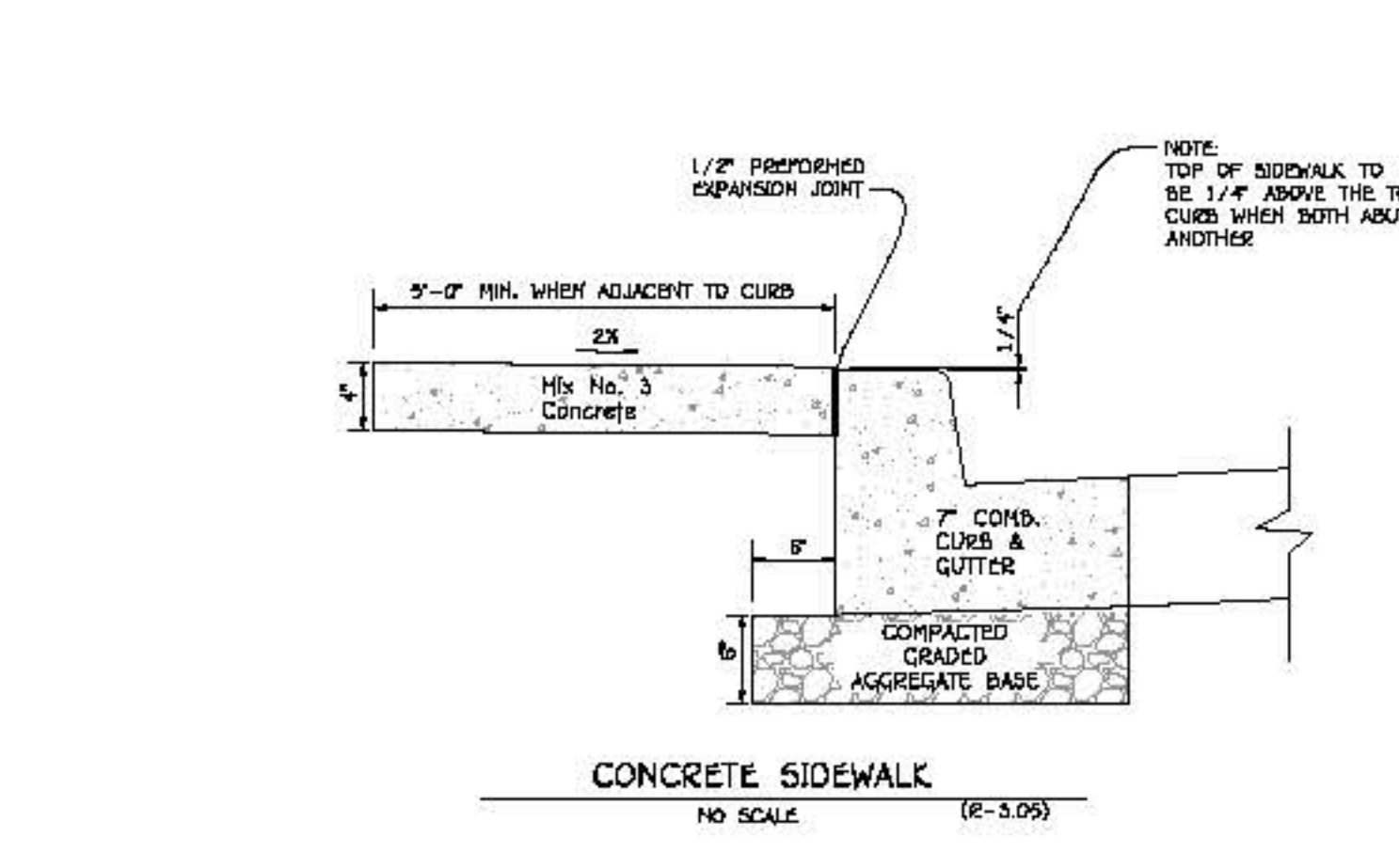
SCHEDULE A - PERIMETER LANDSCAPE EDGE table with columns: PERIMETER, CATEGORY, LANDSCAPE TYPE, LINEAR FEET OF PERIMETER (THIS SCHEDULE), CREDIT FOR EXISTING VEGETATION, CREDIT FOR WALL, FENCE OR BEEP, NUMBER OF PLANTS PROVIDED (THIS SCHEDULE).

SCHEDULE C RESIDENTIAL DEVELOPMENT INTERNAL LANDSCAPING - SECTION THREE table with columns: NUMBER OF DWELLING UNITS, NUMBER OF TREES REQUIRED (1 TREE PER SFA), NUMBER OF TREES PROVIDED, SHADE TREES, EVERGREEN TREES (2:1), ORNAMENTAL (2:1), SHRUBS (10:1).

SECTION THREE PLANT LIST table with columns: SYMBOL, QTY., BOTANICAL AND COMMON NAME, SIZE. Lists various tree and shrub types with quantities.

STREET TREE SCHEDULE table with columns: QTY. REQ'D., QTY. PROVIDED, SIZE, BOTANICAL AND COMMON NAME, COMMENTS. Lists street trees like Prunus Sargentii and Acer Rubrum.

NOTE: FINAL PLACEMENT OF STREET TREES WILL OCCUR IN THE FIELD AND BE PLACED AT A MINIMUM OF 30 FEET FROM ALL SIGNS AND INTERSECTIONS... NOTE: DUE TO THE LIMITED SPACE FOR STREET TREE PLACEMENT, SOME TREES ARE PROPOSED WITHIN THE SITE OR THE OPEN SPACE LOTS.



LANDSCAPE NOTES & ROADWAY DETAILS ELKRIDGE CROSSING II SECTION THREE. Includes PLACEMENT GUIDELINES, CURB RAMP, and DETECTABLE WARNING SURFACE GUIDELINES.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING. Includes signatures and dates for Chief, Development Engineering Division and Chief, Division of Land Development.

LANDSCAPE DEVELOPER'S CERTIFICATE. A statement of certification signed by the landscape developer, dated 2/7/2023.

Owner and Developer information for ELKRIDGE CROSSING II. Owner: CHITAN B. MEHTA, Beneficiary of the Chetan Mehta Irrevocable Trust. Developer: ELKRIDGE DEVELOPERS, LLC.

Table with columns: NO., REVISION, DATE. Lists revisions for the plan.

Additional project information including tax map, grid, parcel number, and date of issue.

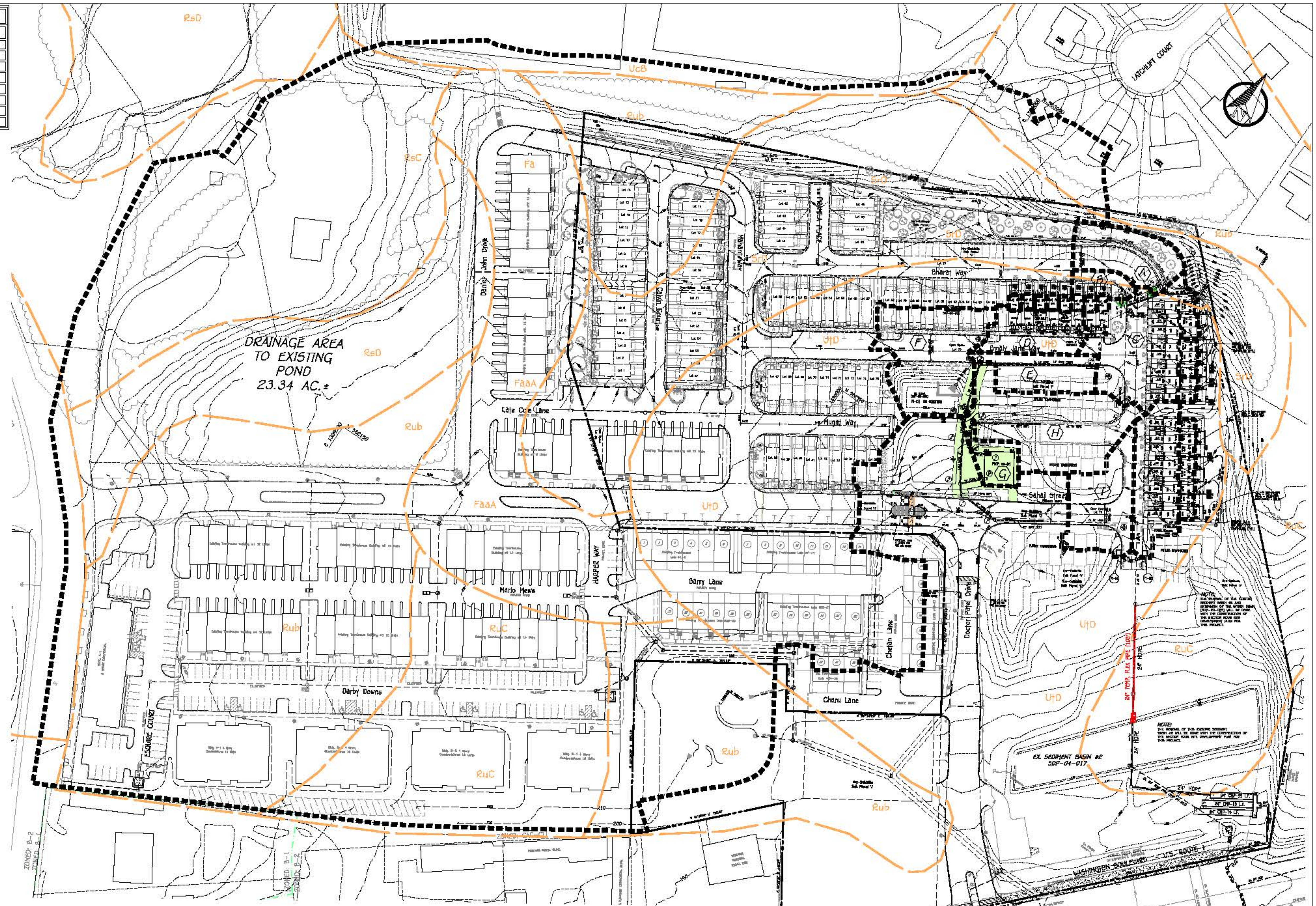
SOILS LEGEND			
SOIL	NAME	CLASS	Kw
F&A	Falleington sandy loam, 0 to 2 percent slopes	C	0.20
R&C	Russett fine sandy loam, 5 to 10 percent slopes	C	0.24
R&D	Russett fine sandy loam, 10 to 15 percent slopes	C	0.24
RuB	Russett and Beltsville soils, 2 to 5 percent slopes	C	0.39
RuC	Russett and Beltsville soils, 5 to 10 percent slopes	C	0.32
SrD	Sassafras and Croom soils, 10 to 15 percent slopes	B	0.30
UcB	Urban land-Chillum-Beltsville complex, 0 to 5 percent slopes	D	0.37
UjD	Urban land-Udortensis complex, 0 to 15 percent slopes	D	-

NOTES:  
 \* Hydric soils and/or contains hydric inclusions  
 \*\* May contain hydric inclusions  
 † Generally only within 100-year floodplain areas

**DRAINAGE AREA DATA**

- AREA=6,440 SQ.FT. **A** IMP AREA=2,993 SQ.FT.
- AREA=2,446 SQ.FT. **B** IMP AREA=2,051 SQ.FT.
- AREA=16,274 SQ.FT. **C** IMP AREA=12,633 SQ.FT.
- AREA=6,901 SQ.FT. **D** IMP AREA=5,570 SQ.FT.
- AREA=7,294 SQ.FT. **E** IMP AREA=7,023 SQ.FT.
- AREA=16,848 SQ.FT. **F** IMP AREA=9,826 SQ.FT.
- AREA=2,409 SQ.FT. **G** IMP AREA=158 SQ.FT.
- AREA=17,194 SQ.FT. **H** IMP AREA=14,794 SQ.FT.
- AREA=10,004 SQ.FT. **I** IMP AREA=6,644 SQ.FT.
- AREA=9,673 SQ.FT. **J** IMP AREA=8,187 SQ.FT.

LEGEND	
SYMBOL	DESCRIPTION
---	EXISTING CONTOUR 10' INTERVAL
---	EXISTING CONTOUR 2' INTERVAL
---	PROPOSED CONTOUR 10' INTERVAL
---	PROPOSED CONTOUR 2' INTERVAL
+	PROPOSED SPOT ELEVATION
---	EXISTING TREELINE
---	65 DBA NOISE LINE (Unmitigated)
---	ZONING LINE
---	STORM DRAIN
---	STREET LIGHT (existing)
---	STREET LIGHT (proposed)
---	PROPOSED BENCH
---	TREE (proposed)
---	TREE (existing)
---	PROPOSED MAILBOX BANK
---	BORING LOCATION
---	PROPOSED 1-1/2" TWIN VHC
---	PROPOSED 4" SHC



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chief, Development Engineering Division: *Chris Edmondson* 3/20/2023

Chief, Division of Land Development: *Chris Edmondson* 3/20/2023

Director: *Ray G. Smith* 3/21/2023

**FISHER, COLLINS & CARTER, INC.**  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 11000 SOUTHWEST SQUARE OFFICE PARK - LITTLE BELT ROAD NATIONAL FDC  
 SUITE 101, PEARSONS BLVD  
 11000 SW - 2000

STATE OF MARYLAND  
 PROFESSIONAL ENGINEER

SCALE: 1" = 60'

Owner: CHEYAN B. MOITA, BENEFICIARY OF THE CHEYAN MOITA IRREVOCABLE TRUST, 5192 TALBOT'S LANDING, ELICOTT CITY, MARYLAND 21046, 443-285-9563

Developer: ELKIDGE DEVELOPERS, LLC, 5192 TALBOT'S LANDING, ELICOTT CITY, MD 21046, 443-285-9563

NO.	REVISION	DATE
1	ELKIDGE CROSSING II	01-10-14
2	SECTION THREE	01-10-14
3	LOT Nos.	81-104
4	PLAT NO.	N/A
5	BLOCK NO.	CAC-CL1
6	ZONE	3B
7	TAX/ZONE	1d
8	ELEC. DIST.	601101
9	CENSUS TR.	

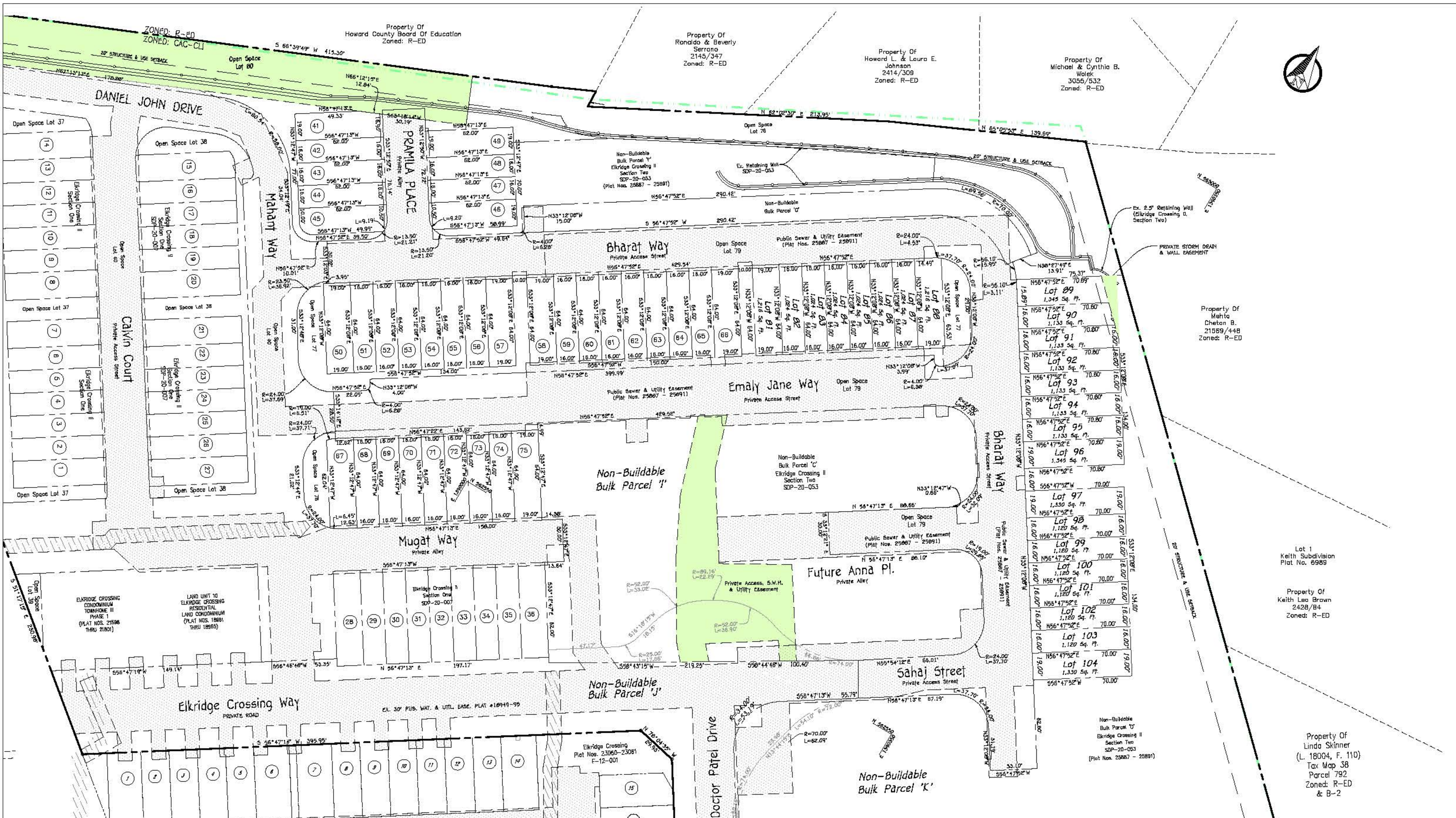
**SWM - ESD FACILITY DRAINAGE AREA MAP**

**ELKIDGE CROSSING II SECTION THREE**

LOTS 81 THRU 104 AND NON-BUILDABLE BULK PARCEL 'I' THRU 'K'

(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKIDGE CROSSING II SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'C' THRU 'F' - PLAT Nos. 20067 - 20991)

Zone: CAC-CL1  
 Tax Map No. 06 Grid No. 20 Parcel No. 80  
 Fire Election District: Howard County, Maryland  
 501: As Shown  
 Date: January 10, 2023  
 Sheet 10 Of 17

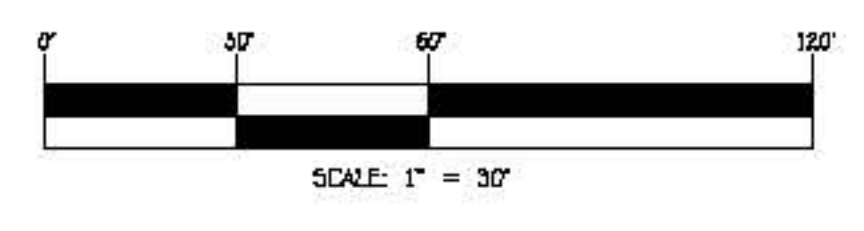


APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Drawn by: *Uth Edmondson* 3/20/2023  
 Chief, Development Engineering Division  
 Date: \_\_\_\_\_

Drawn by: \_\_\_\_\_ 3/20/2023  
 Chief, Division of Land Development  
 Date: \_\_\_\_\_

Drawn by: *Ray Brum* 3/21/2023  
 Director  
 Date: \_\_\_\_\_



**Owner**

CHETAN B. MOHTA, BENEFICIARY OF  
THE CHETAN MOHTA TRUST  
5192 TALBOTS LANDING  
ELICOTT CITY, MARYLAND 21046  
443-285-9563

**Developer**

ELKRIIDGE DEVELOPERS, LLC  
5192 TALBOTS LANDING  
ELICOTT CITY, MD 21046  
443-285-9563

NO.		REVISION		DATE
SUBDIVISION		ELKRIIDGE CROSSING II		LOT Nos. 01-104
SECTION		THREE		CENSUS TR. 601101
PLAT NO.		N/A		
BLOCK NO.		N/A		
ZONE		CAC-CL1		
TAX/ZONE		3B		
ELEC. DIST.		1st		

**METES & BOUNDS PLAN**

**ELKRIIDGE CROSSING II**

**SECTION THREE**

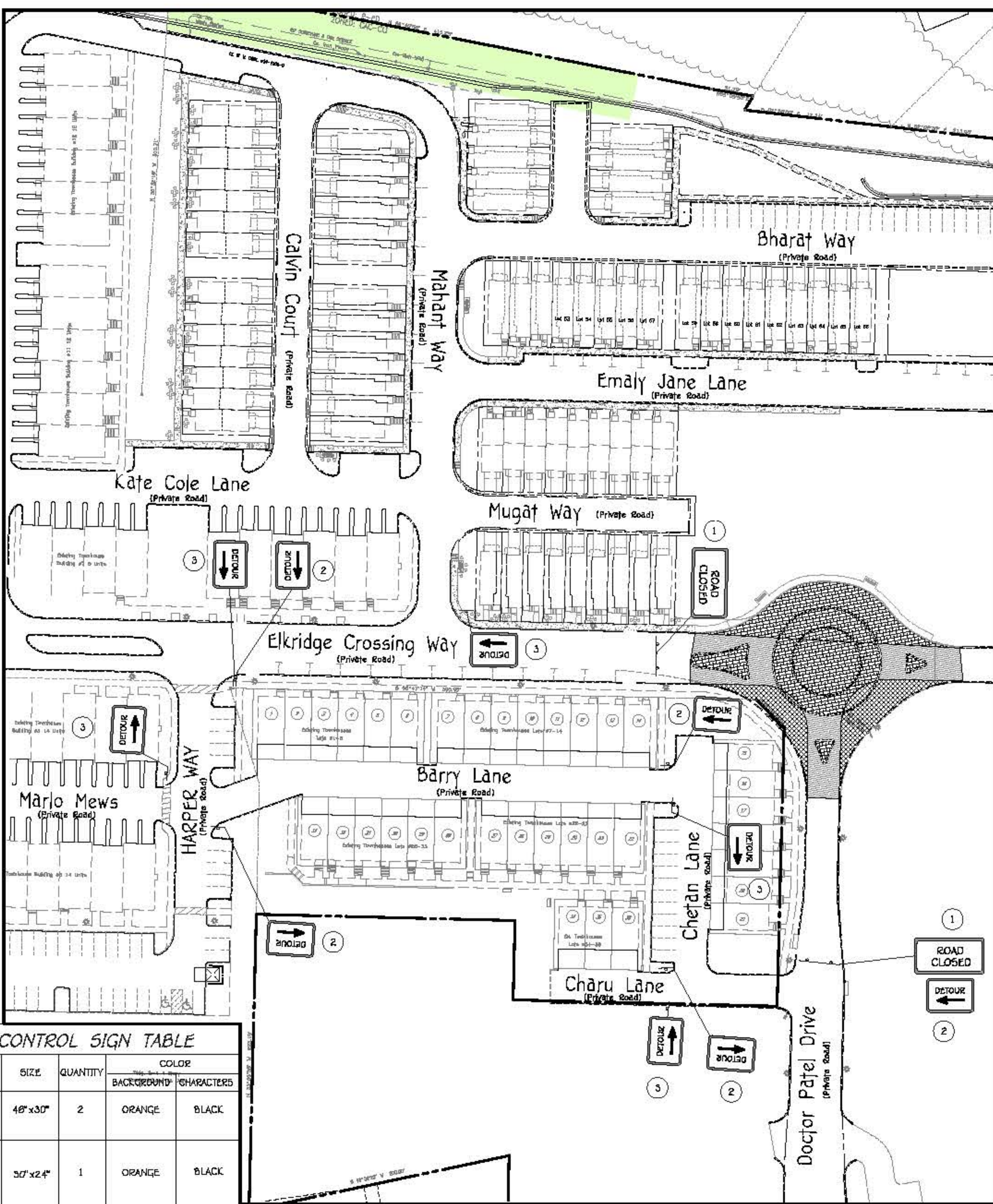
LOTS 01 THRU 104 AND  
NON-BUILDABLE BULK PARCEL 'I' THRU 'K'

(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKRIIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'H', PLAT NOS. 25887 - 25891)

Tax Map No.: 38 Grid No.: 8D Parcel No.: 38  
 Prec. Election District: Howard County, Maryland  
 Scale: As Shown  
 Date: January 10, 2023  
 Sheet 11 Of 17

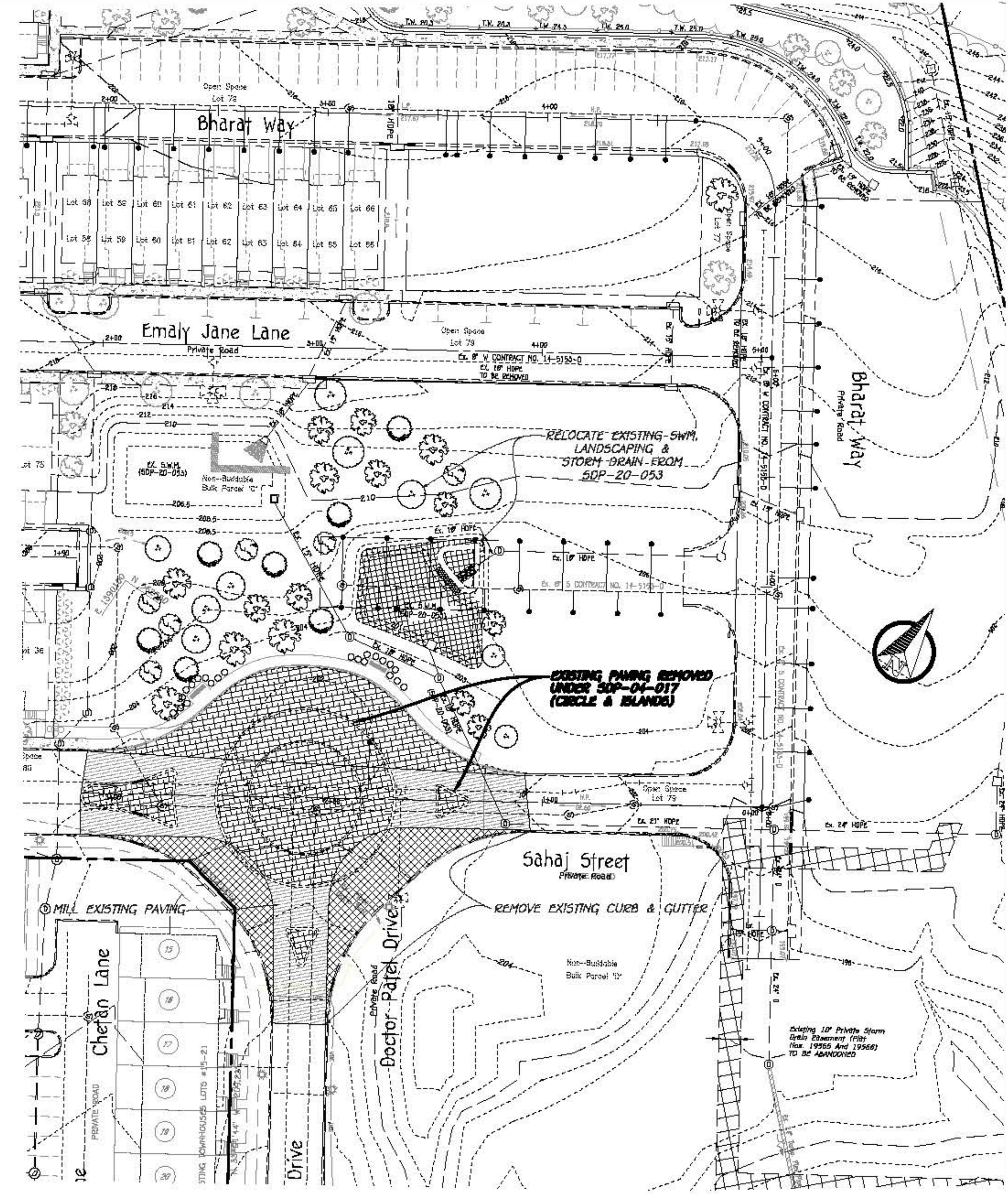
LEGEND	
SYMBOL	DESCRIPTION
-100	EXISTING CONTOUR 10' INTERVAL
-102	EXISTING CONTOUR 2' INTERVAL
100	PROPOSED CONTOUR 10' INTERVAL
102	PROPOSED CONTOUR 2' INTERVAL
+14.72	PROPOSED SPOT SHOT
	EXISTING TREATLINE
	65 DBA NOISE LINE (Unmitigated)
	ZONING LINE
	STORM DRAIN
	STREET LIGHT (existing)
	STREET LIGHT (proposed)
	PROPOSED BENCH
	TREE (proposed)
	TREE (existing)
	PROPOSED MAILBOX BANK
	SOILING LOCATION
	PROPOSED 1-1/2" TWB WHC
	PROPOSED 4" SHC

EXISTING LANDSCAPING NOTE:  
ALL TREES/SHRUBS SHOWN TO BE RELOCATED (PROPOSED UNDER SECTION TWO, SOP-20-053) SHALL BE REPLANTED PER THE LANDSCAPING PLAN UNDER THIS SECTION THREE SOP. SEE SHEET B.



TEMPORARY TRAFFIC CONTROL SIGN TABLE						
SYMBOL	N.U.T.C.D. DESIGNATION	MESSAGE	SIZE	QUANTITY	COLOR	
					BACKGROUND	CHARACTERS
1	R11-2	ROAD CLOSED	48" x 30"	2	ORANGE	BLACK
2	R4-9L	DETOUR	30" x 24"	1	ORANGE	BLACK
3	R4-9R	DETOUR	30" x 24"	1	ORANGE	BLACK

PRIVATE ROADWAYS DETOUR PLAN  
SCALE: 1" = 50'



DEMOLITION PLAN  
SCALE: 1" = 30'

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chief, Development Engineering Division: *Uthra Edmondson* 3/20/2023

Chief, Division of Land Development: *Ray G. Smith* 3/21/2023

Director: *Ray G. Smith*

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING, CONSTRUCTION & LAND MANAGEMENT  
14100 SHELLEY PARK - SUITE 200 BALTIMORE, MD 21244  
(410) 451-1200

STATE OF MARYLAND  
DEPARTMENT OF TRANSPORTATION  
MOTOR VEHICLE ADMINISTRATION

Owner: **CHETAN B. KHETA, BENEVOLENT OF THE CHETAN KHETA REDEVELOPABLE TRUST**  
5192 TALBOTS LANDING  
ELKROTT CITY, MARYLAND 21046  
443-289-9563

Developer: **ELKIDGE DEVELOPERS, LLC**  
5192 TALBOTS LANDING  
ELKROTT CITY, MD 21046  
443-289-9563

Scale: 1" = 30'

NO. REVISION DATE

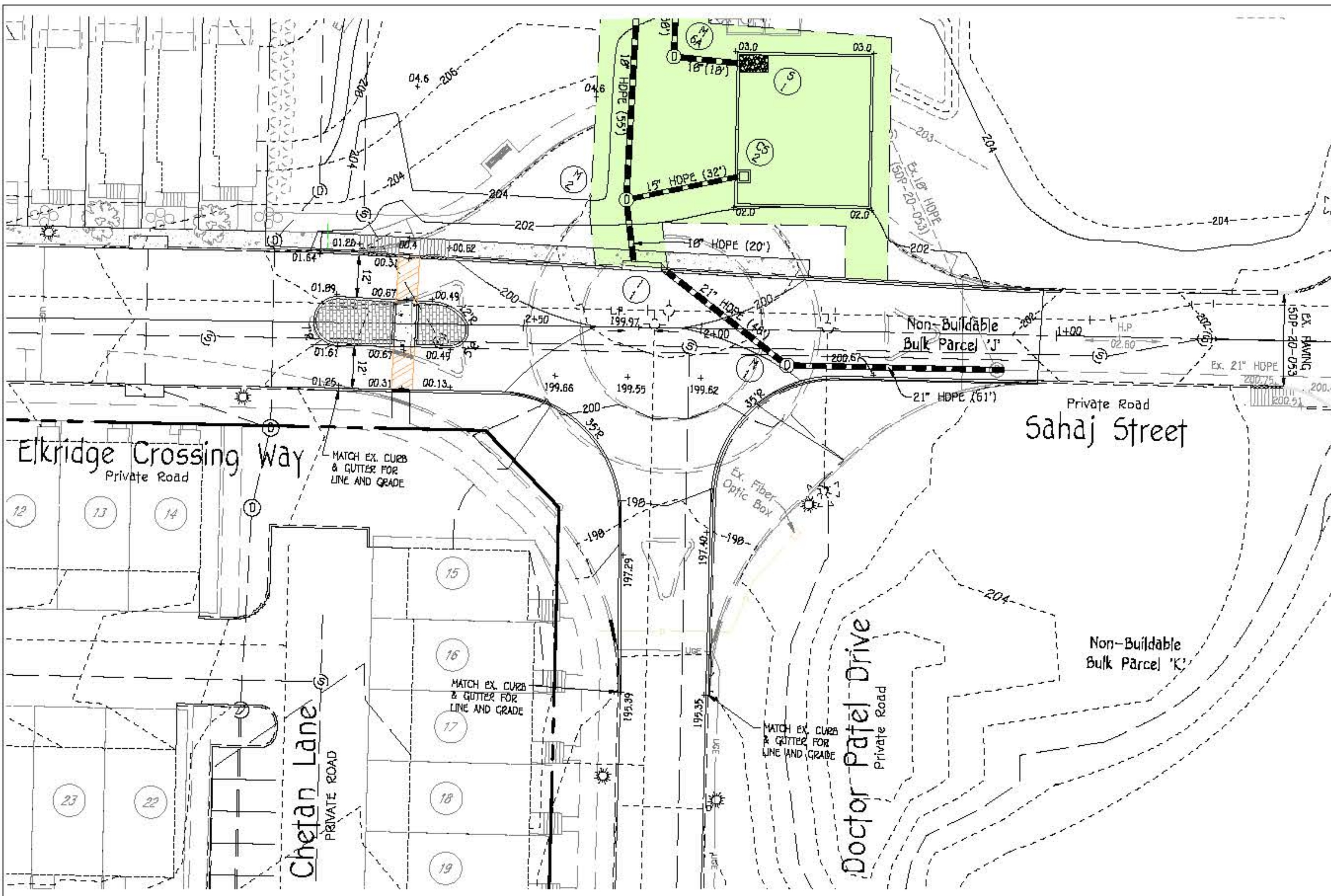
SUBDIVISION: ELKIDGE CROSSING II SECTION THREE LOT Nos: 81-104

PLAT No.: 26289-26291 BLOCK No.: N/A ZONE: CAC-CLU TAX/ZONE: 38 ELEC. DIST.: 1st CENSUS TR.: 601101

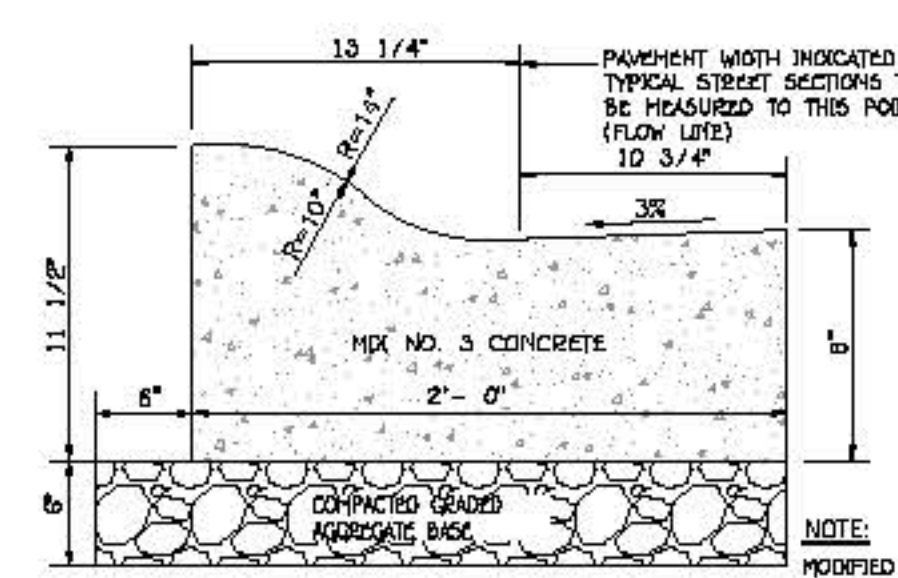
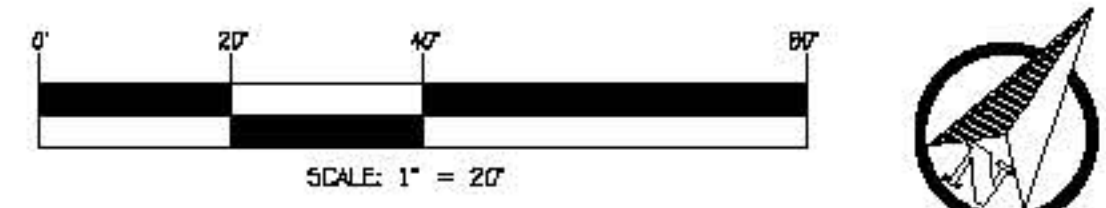
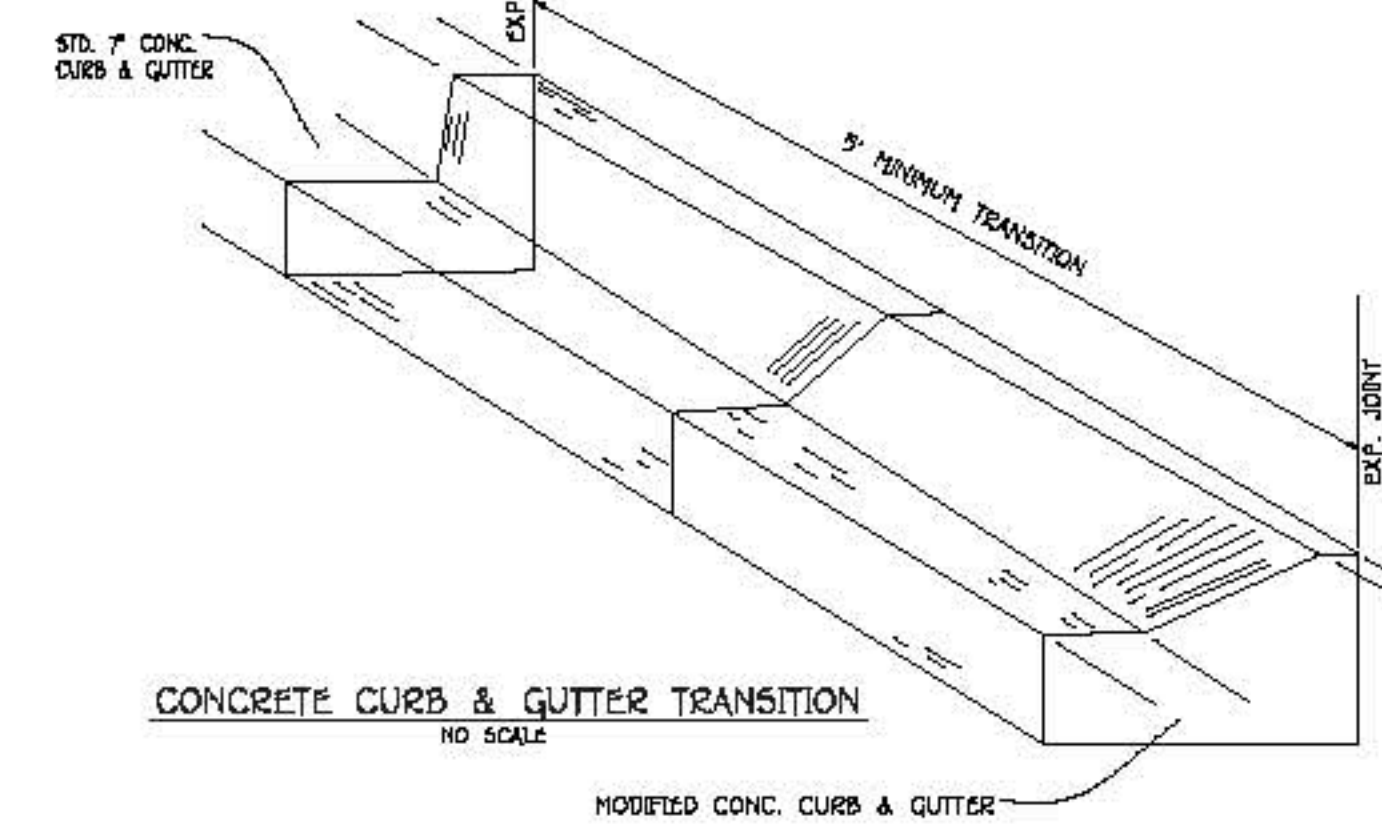
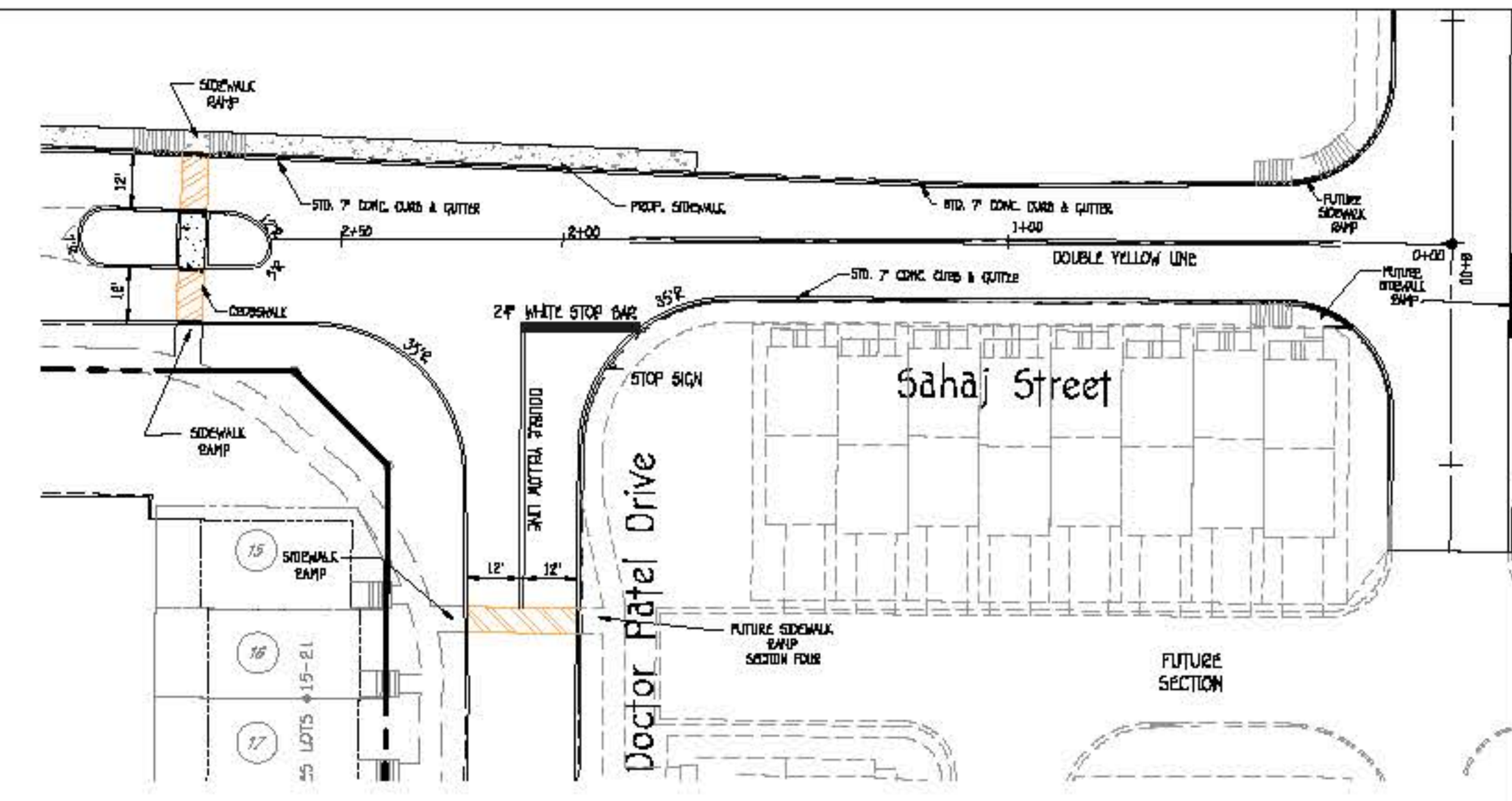
DEMOLITION PLAN  
ELKIDGE CROSSING II  
SECTION THREE  
LOTS 81 THRU 104 AND  
NON-BUILDABLE BULK PARCEL 'J' THRU 'K'

(BEING A REDEVELOPABLE OF NON-BUILDABLE BULK PARCELS 'J', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'I', PLAT No. 25687 - 25691)

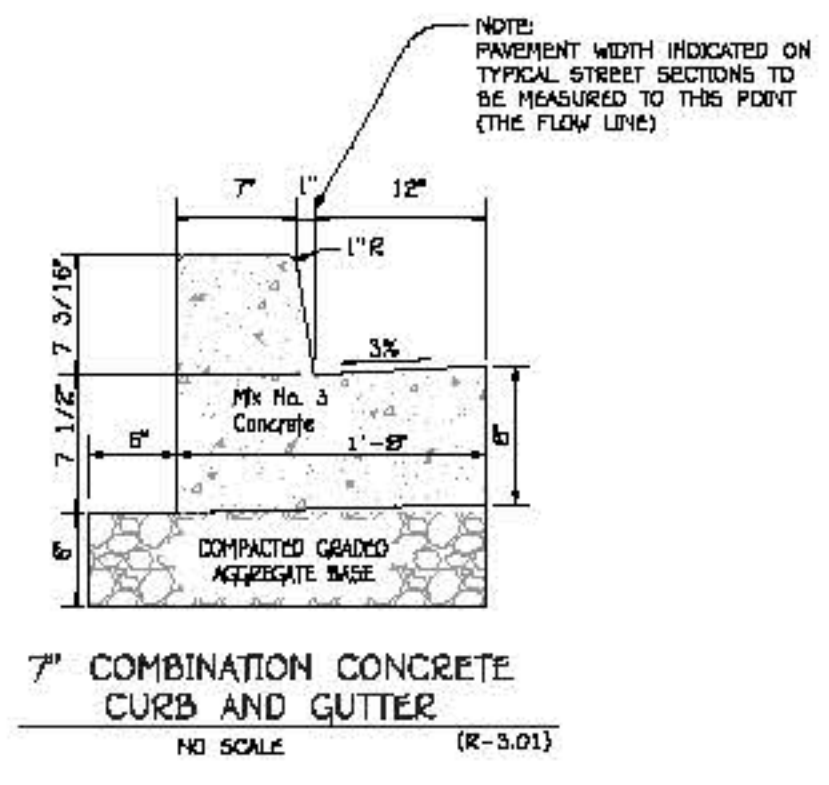
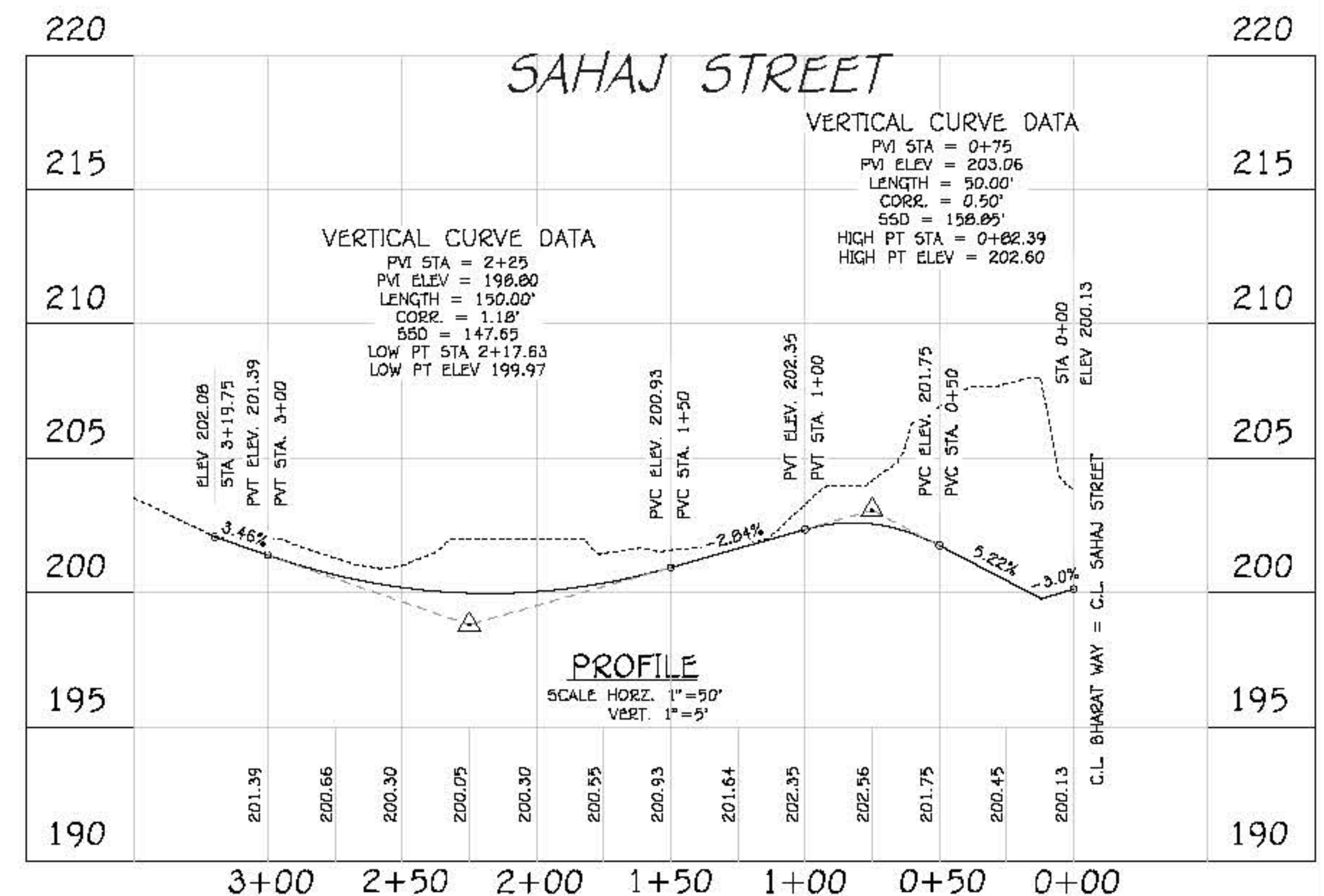
Zoned: CAC-CLU  
Tax Map No.: 38 Qrd No.: 20 Parcel No.: 36  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: February 22, 2023  
Sheet 12 of 17



LEGEND	
SYMBOL	DESCRIPTION
---	EXISTING CONTOUR 10' INTERVAL
---	EXISTING CONTOUR 2' INTERVAL
---	PROPOSED CONTOUR 10' INTERVAL
---	PROPOSED CONTOUR 2' INTERVAL
---	PROPOSED SPOT SHOT
---	EXISTING TREELINE
---	65 DBA HOPE LINE (Unlighted)
---	ZONING LINE
---	STORM DRAIN
---	STREET LIGHT (existing)
---	STREET LIGHT (proposed)
---	PROPOSED BENCH
---	TREE (proposed)
---	TREE (existing)
---	PROPOSED MAILBOX BANK
---	BOXING LOCATION
---	PROPOSED 1-1/2" TWIN VHC
---	PROPOSED 4" SHC



MODIFIED COMBINATION CURB AND GUTTER  
NO SCALE (R-3.01)



7" COMBINATION CONCRETE CURB AND GUTTER  
NO SCALE (R-3.01)

SECTION NUMBER	ROAD AND STREET CLASSIFICATION	CALIFORNIA BEARING RATIO (CBR)	3 TO <9			9 TO <15		
			MIN HMA WITH GAB	HMA WITH CONSTANT GAB	MIN HMA WITH GAB	HMA WITH CONSTANT GAB		
P-2	PARKING DRIVE ASLES: RESIDENTIAL AND NON-RESIDENTIAL WITH NO MORE THAN 10 HEAVY TRUCKS PER DAY LOCAL ROADS: ACCESS PLAZA, 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	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	1.0
		HMA SUPERPAVE BASE 19.0 MM, PG 64-22, LEVEL 1 (ESAL)	2.0	2.0	2.0	3.5	2.0	2.0
		GRADED AGGREGATE BASE (GAB)	8.0	4.0	3.0	4.0	4.0	4.0



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Checked by: <i>Uth Edmondson</i>	3/20/2023
Chief, Development Engineering Division	Date
Checked by: <i>Uth Edmondson</i>	3/20/2023
Chief, Division of Land Development	Date
Checked by: <i>Ray G. Smith</i>	3/21/2023
Director	Date



Owner CHETAN & HIRTA BENEDEY OF THE CHETAN HIRTA BENEDEY TRUST 5192 TALBOTS LANDING ELLSWORTH CITY, MARYLAND 21046 443-295-9583	Developer ELKRIE DEVELOPERS, LLC 5192 TALBOTS LANDING ELLSWORTH CITY, MD 21046 443-295-9583
---	---

REVISION		DATE
NO.	REVISION	DATE
1	ISSUED FOR PERMIT	3/20/2023

**INTERSECTION IMPROVEMENT PLAN & DETAILS**

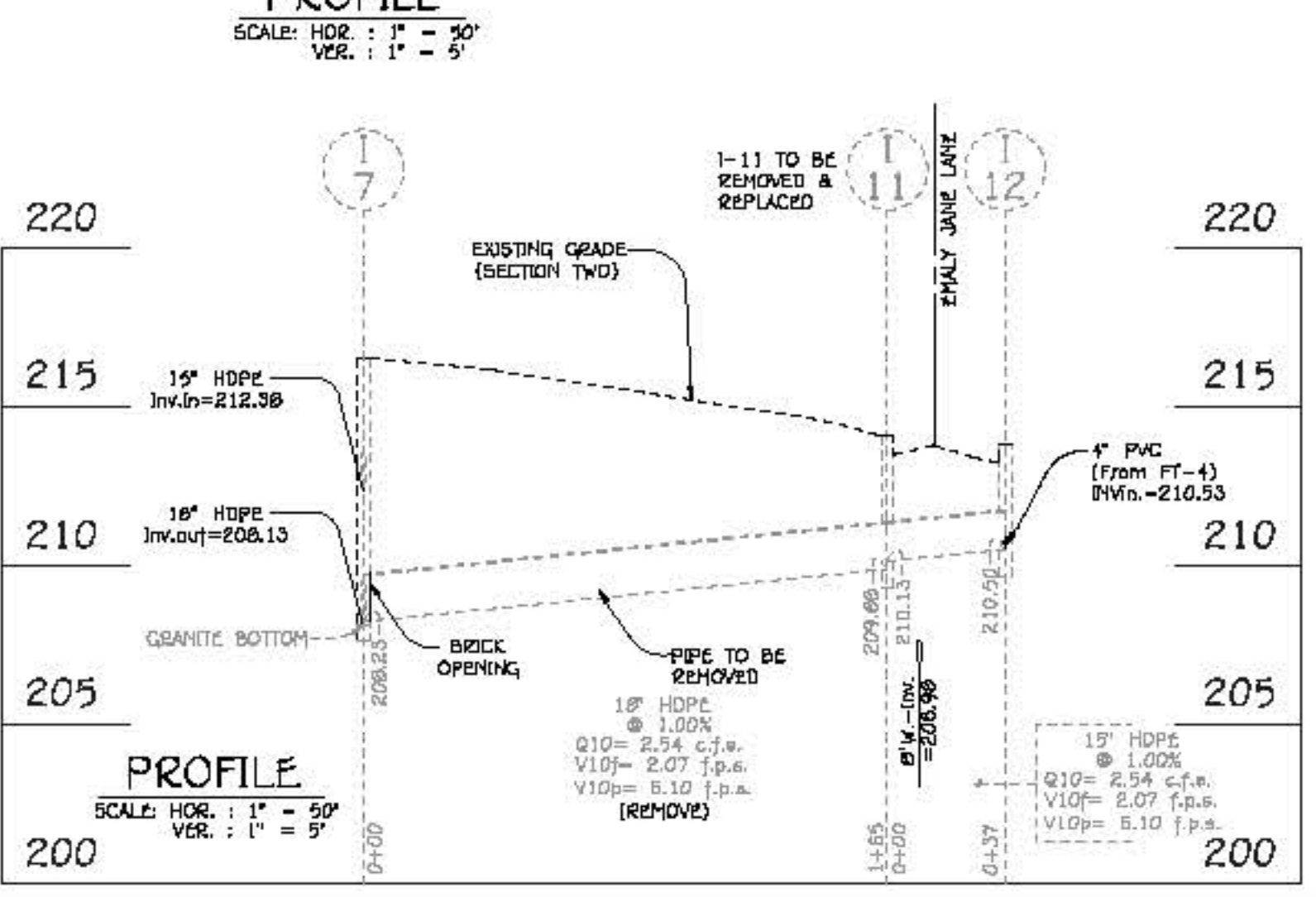
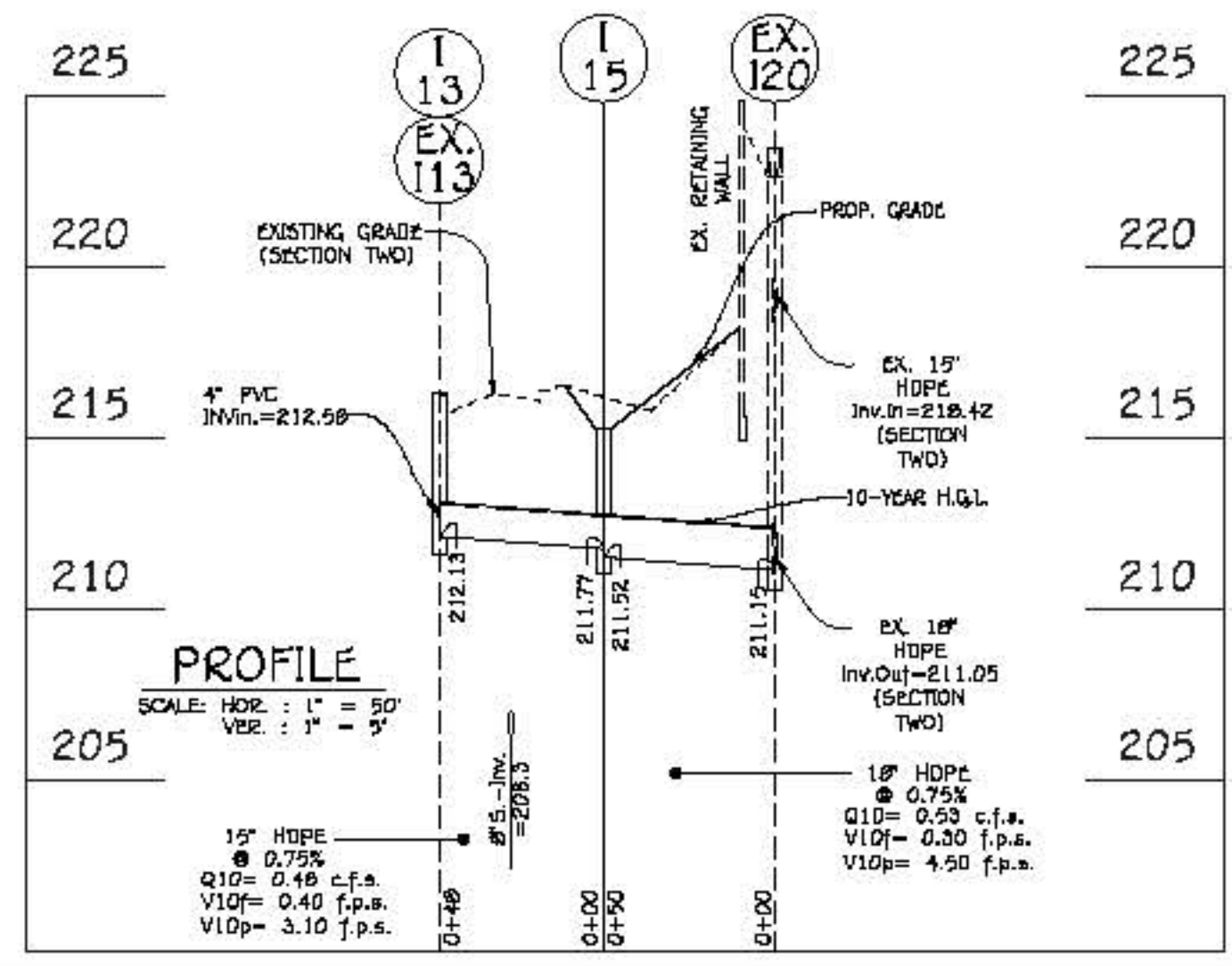
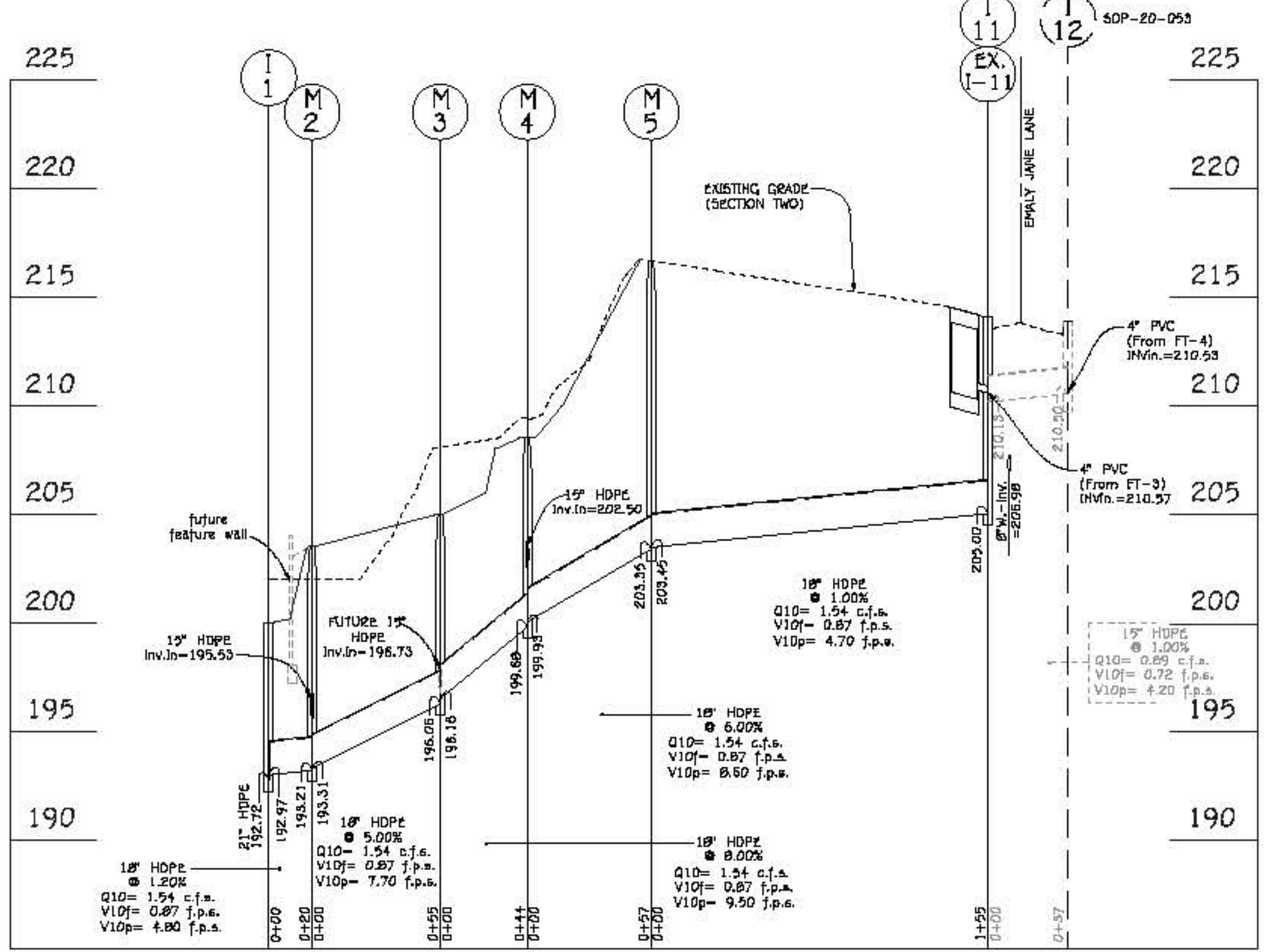
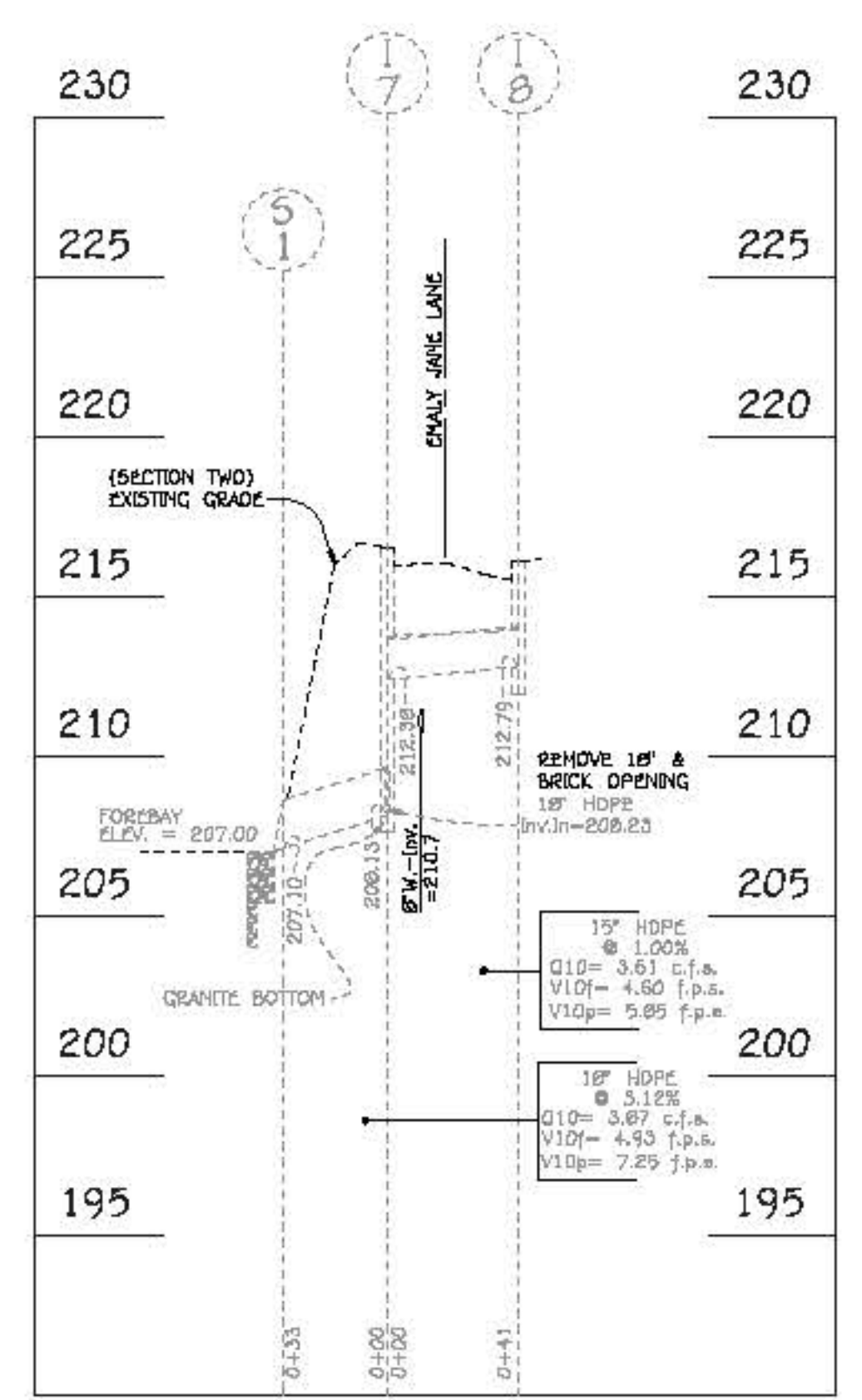
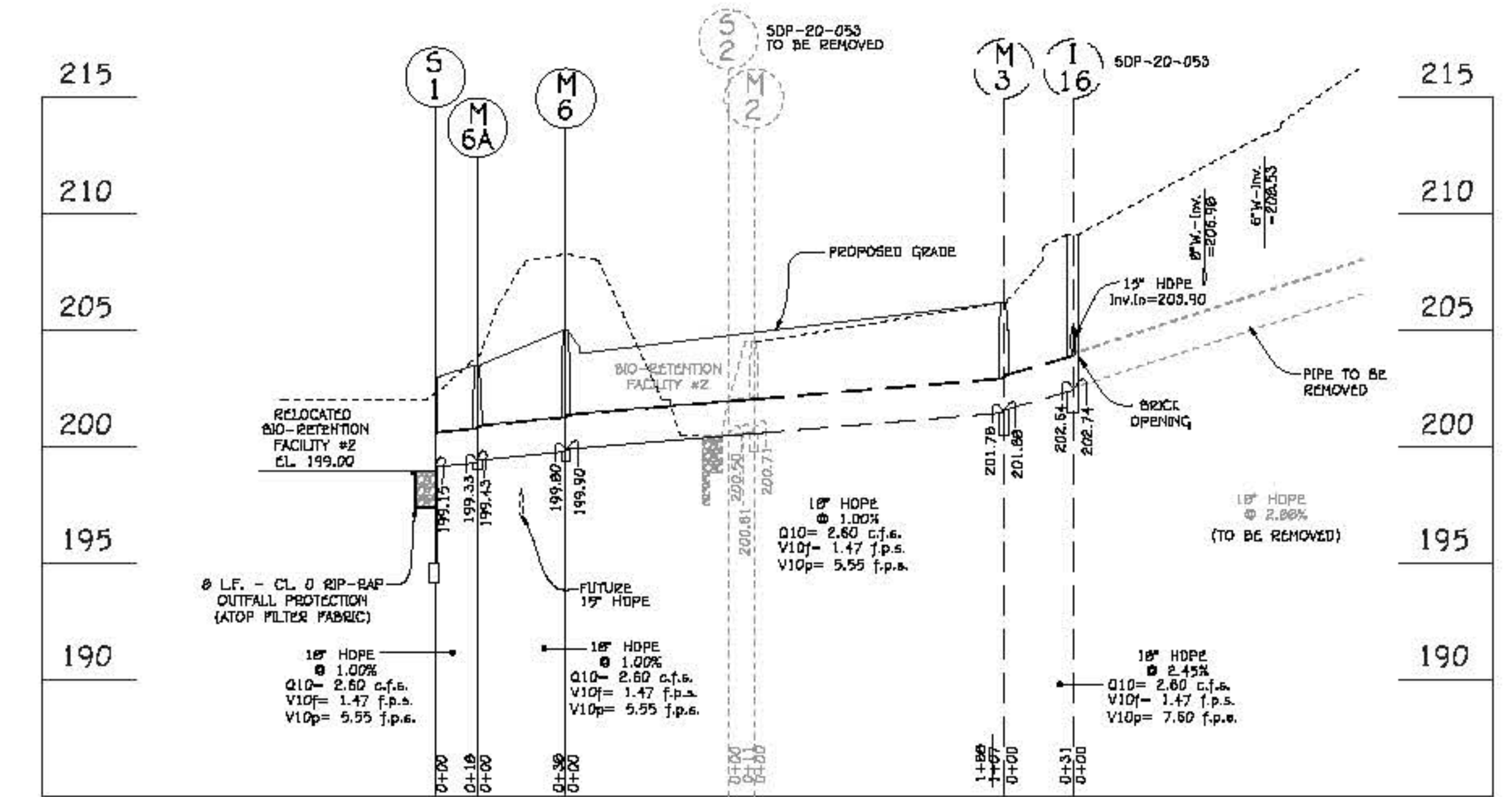
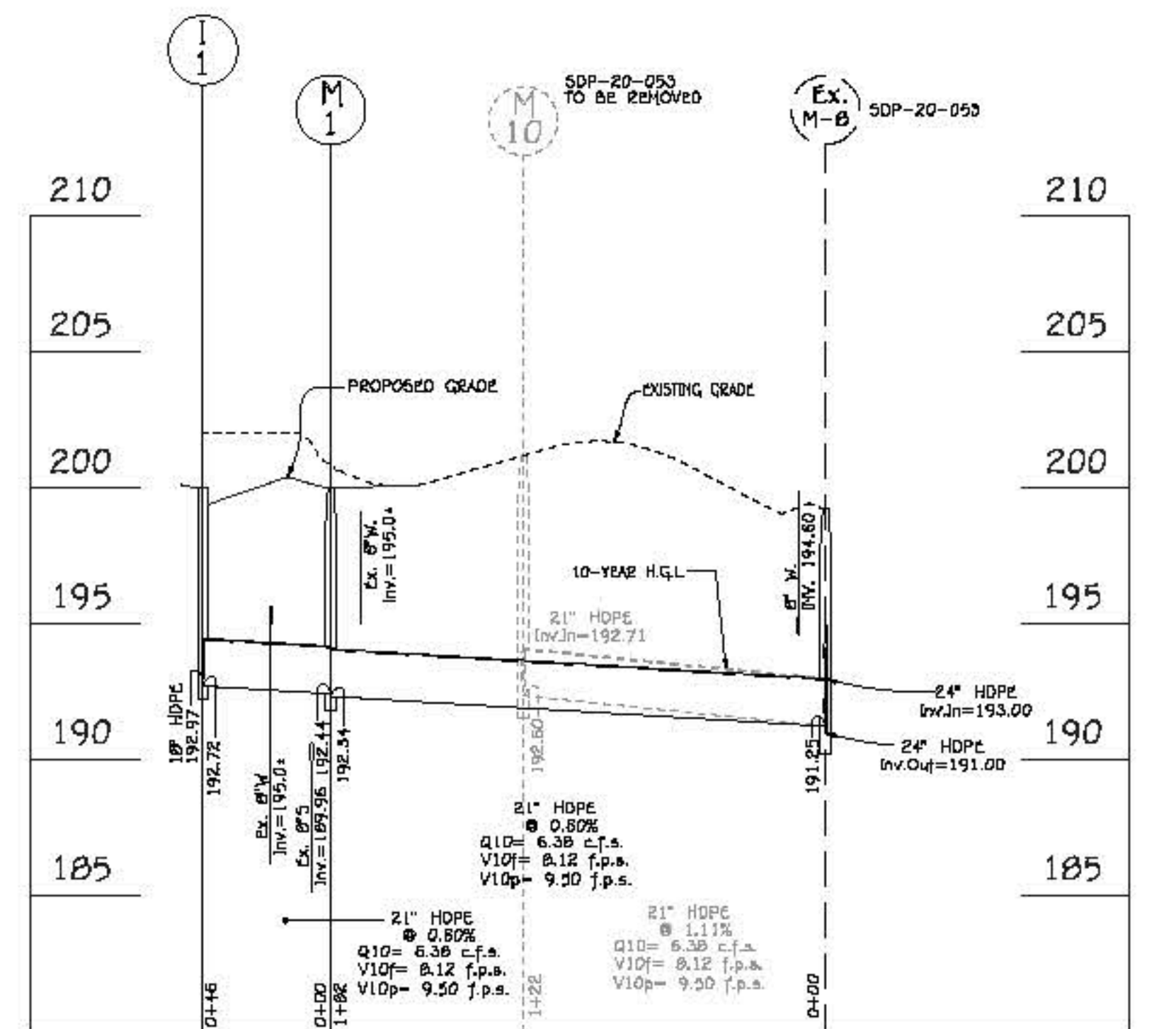
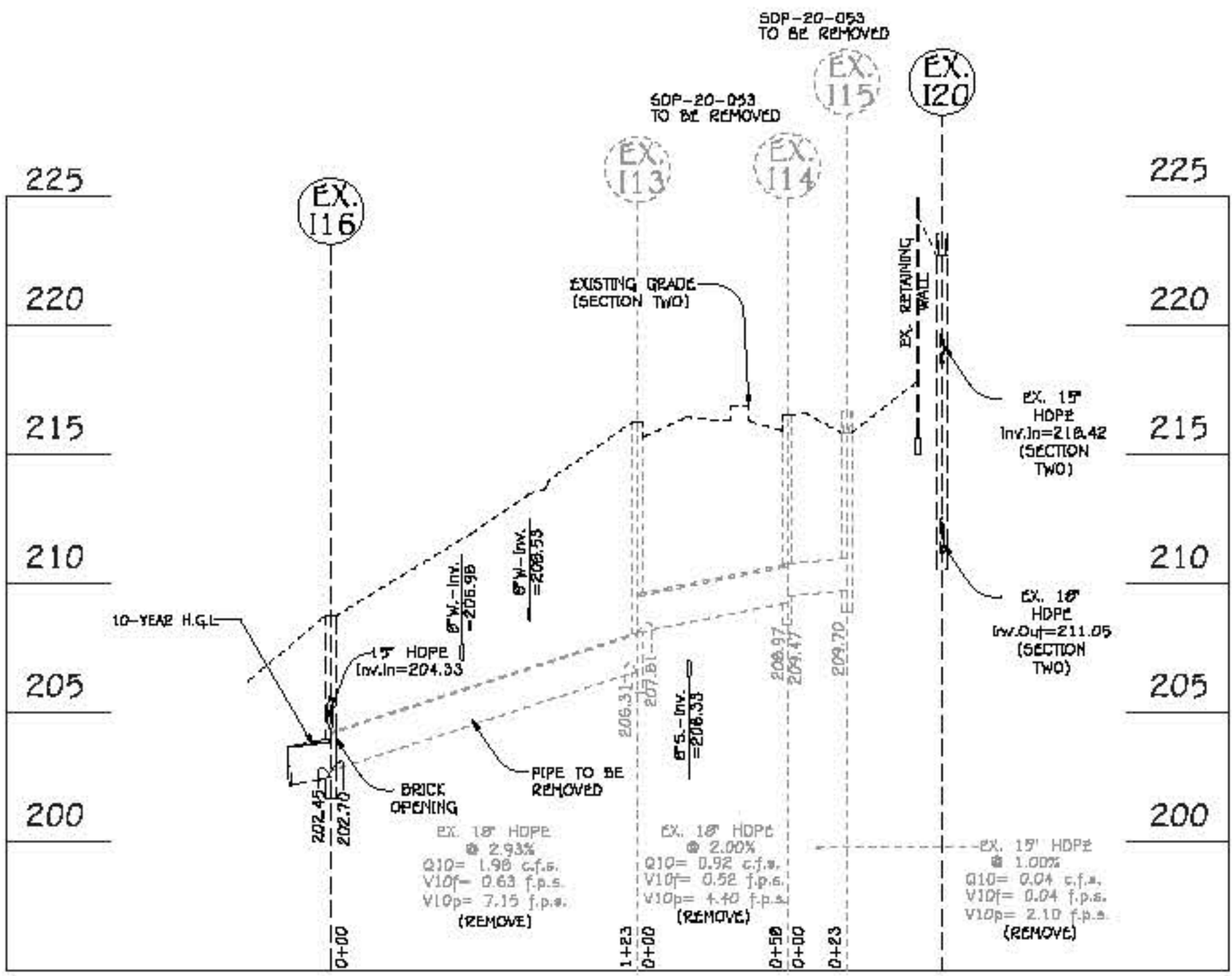
**ELKRIDGE CROSSING II**  
SECTION THREE  
LOTS 81 THRU 104 AND  
NON-BUILDABLE BULK PARCEL 'I' THRU 'K'

(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'D' & 'H' AS SHOWN ON PLATS ENTITLED "ELKRIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'C' THRU 'I', PLAT NO. 25887 - 25891)

Zone: CAC-CLU  
Tax Map No.: 38 Grid No.: 20 Parcel No.: 38  
First Election District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 13 of 17

STRUCTURE SCHEDULE									
STRUCTURE NO.	TOP ELEVATION	IN/JN	IN/OUT	LOCATION		ROAD STA.	Offset	TYPE AND WIDTH	REMARKS
				Northing	Easting				
I-1	200.07	192.97 (18")	192.72 (21")	562920.99	1390266.41	---	---	"A-10" INLET	D-4.03
I-15	215.25	211.77 (18")	211.52 (18")	562920.55	1390267.53	---	---	VAND INLET	D-4.12
I-11	214.07	210.97 (4"), 210.10 (18")	209.00 (18")	EMALY JANE LANE	4+59.06	15.0' R	---	"A-9" INLET	D-4.02
I-13	216.21	212.58 (4")	212.13 (15")	EMALY WAY	5+32.71	15.0' R	---	"A-9" INLET	D-4.02
EX. C.S.-1	207.50	EX. 203.50 (4")	202.80 (18")	562819.13	1390154.70	---	---	"B" INLET	D-4.22
C.S.-2	200.00	(46.90 (4"), 196.90 (4")	(196.25 (18")	562851.40	1390215.87	---	---	"B" INLET	D-4.22
H-1	200.04	192.44 (21")	192.54 (21")	562924.40	1390256.73	---	---	4" DIA. MANHOLE	G - 5.12
H-2	205.30	195.53 (18"), 193.31 (18")	(43.8) (18")	562937.22	1390192.12	---	---	5" DIA. MANHOLE	G - 5.13
H-3	205.00	(96.73 (18"), 193.31 (18")	(46.06 (18")	562934.13	1390163.53	---	---	5" DIA. MANHOLE	G - 5.13
H-4	206.50	202.50 (18"), 199.93 (18")	(49.88 (18")	562922.65	1390144.10	---	---	4" DIA. MANHOLE	G - 5.12
H-5	216.84	203.45 (18")	203.35 (18")	562976.66	1390126.51	---	---	4" DIA. MANHOLE	G - 5.12
H-6	205.00	199.90 (18")	199.80 (18")	562810.13	1390180.11	---	---	4" DIA. MANHOLE	G - 5.12
H-6A	205.50	198.43 (18")	(49.33 (18")	562976.79	1390181.10	---	---	4" DIA. MANHOLE	G - 5.12
S-1	200.85	199.15 (18")	---	562956.86	1390194.88	---	---	PIPE END @ WALL	---
FT-1	215.91	---	213.26 (4")	562943.23	1390226.04	---	---	FILTERBA INLET	CONTECH OR EQUAL
FT-2	215.84	---	212.21 (4")	562940.84	1390258.19	---	---	FILTERBA INLET	CONTECH OR EQUAL
FT-3	214.50	---	210.57 (4")	562795.80	1390245.79	---	---	FILTERBA INLET	CONTECH OR EQUAL
FT-4	214.46	---	210.53 (4")	562795.41	1390218.12	---	---	FILTERBA INLET	CONTECH OR EQUAL
FT-B1	---	SEE SHEET 17	---	562979.89	1390109.42	---	---	FILTERBA BIO-SCAPE	CONTECH OR EQUAL
FT-B2	---	SEE SHEET 17	---	562956.63	1390437.25	---	---	FILTERBA BIO-SCAPE	CONTECH OR EQUAL

PIPE SCHEDULE		
SIZE	CLASS	LENGTH
15"	HDPE	93 L.F.
18"	HDPE	523 L.F.
21"	HDPE	228 L.F.
4"	PVC SCH.40	118 L.F.



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

3/20/2023

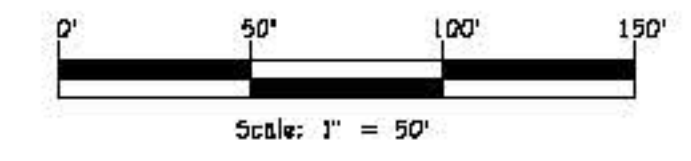
Chief, Development Engineering Division

3/20/2023

Chief, Division of Land Development

3/21/2023

Director



**Owner:** CHETAN B. MEHTA, BENEFICIARY OF THE CHETAN MEHTA IRREVOCABLE TRUST, 5192 TALBOTS LANDING, ELICOTT CITY, MARYLAND 21046, 410-289-9563

**Developer:** ELK RIDGE DEVELOPERS, LLC, 5192 TALBOTS LANDING, ELICOTT CITY, MD 21046, 410-289-9563

SUBDIVISION		SECTION		LOT Nos.	
ELK RIDGE CROSSING II		THREE		81-104	
PLAT NO.	BLOCK NO.	ZONE	TAX ZONE	ELEC. DIST.	CENSUS TR.
N/A	CAC-CL1	3B	1st		801101

**STORM DRAIN PROFILES**

**ELK RIDGE CROSSING II SECTION THREE**

LOTS 81 THRU 104 AND NON-BUILDABLE BULK PARCEL "J" THRU "K"

BEING A REZONING OF NON-BUILDABLE BULK PARCELS "B", "D" & "H" AS SHOWN ON PLATS ENTITLED "ELK RIDGE CROSSING II SECTION TWO LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS "C" THRU "I", PLAT Nos. 29887 - 29911

Zoned: CAC-CL1

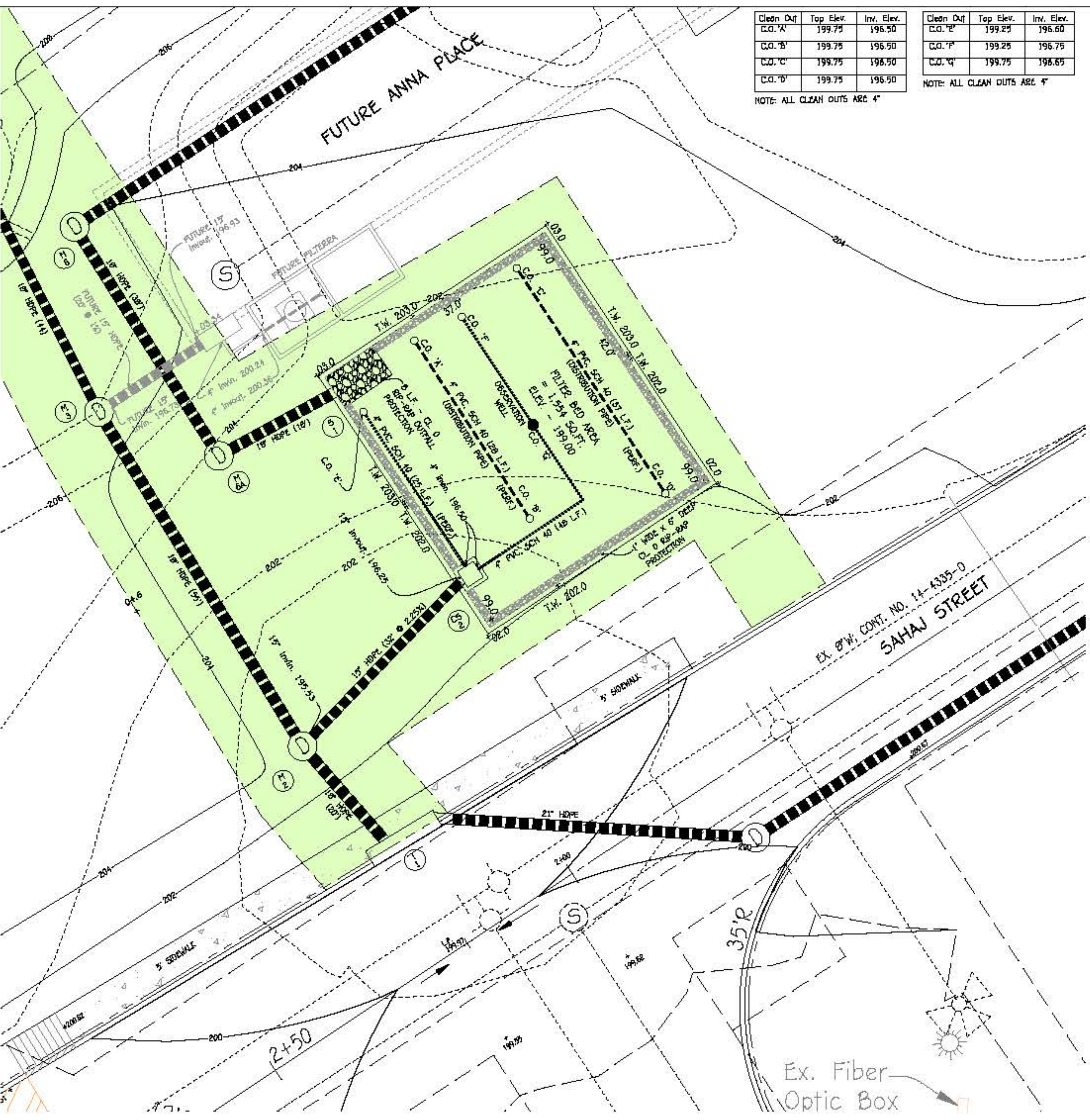
Tax Map No. 38 Grid No. 20 Parcel No. 38

First Election District: Howard County, Maryland

Scale: As Shown

Date: January 10, 2023

Sheet 14 of 17



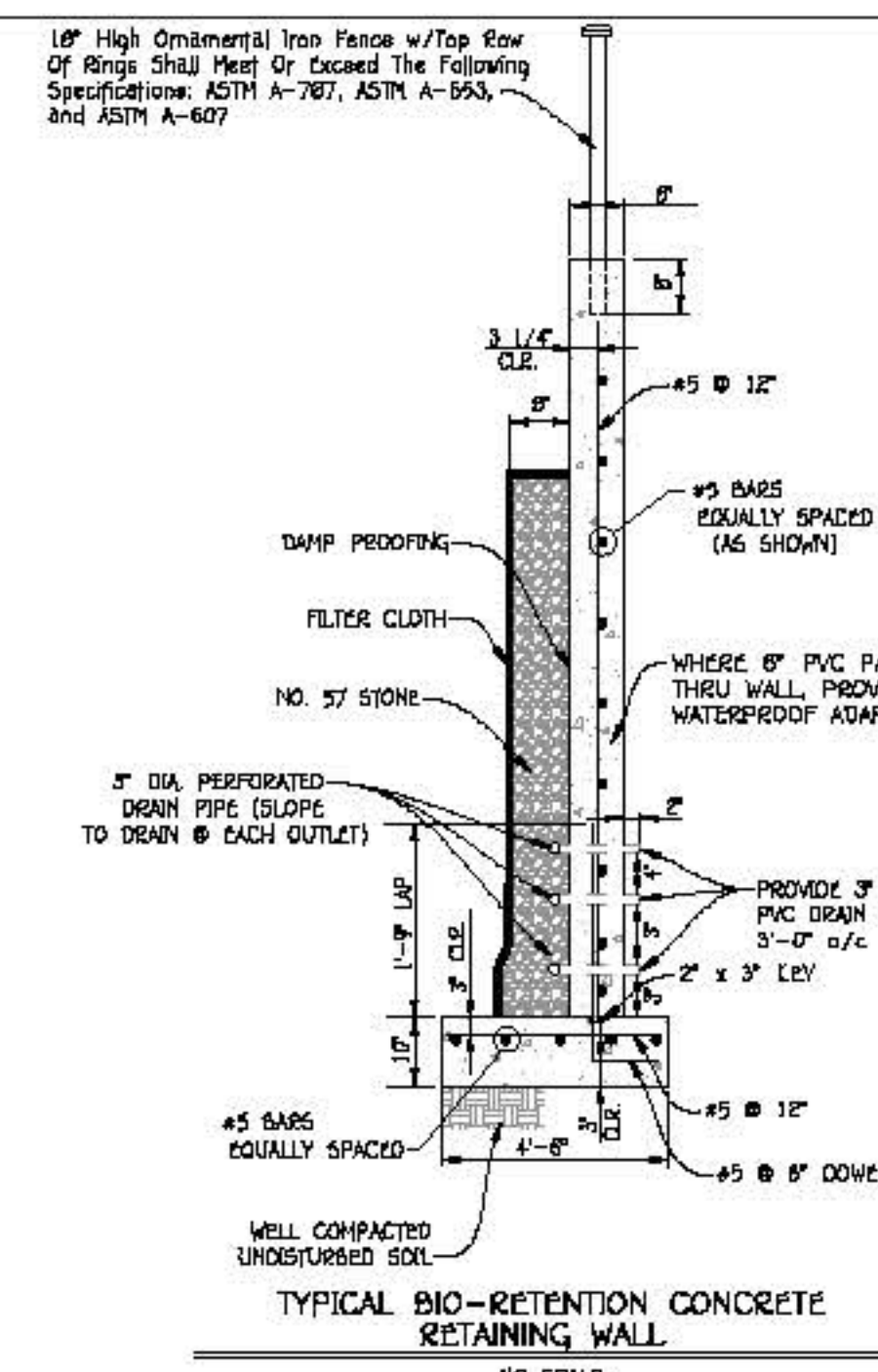
**PROPOSED BIO-RETENTION (M-6)  
ESD No. 2 PLAN VIEW**  
SCALE: 1" = 10'

**STORMWATER MANAGEMENT COUNTY  
MAINTENANCE NOTE**

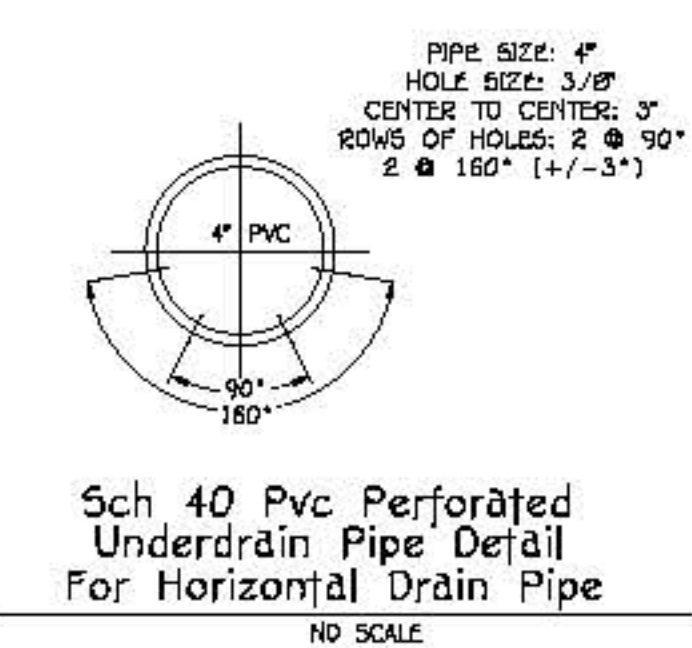
ALL STORMWATER MANAGEMENT FACILITIES WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION. THE STREET TREES, PERFORATED UNDERDRAINS, FEEDERS, PLANTINGS AND SWALES WILL ALSO BE PRIVATELY OWNED AND MAINTAINED BY THE H.O.A. HOWARD COUNTY WILL ONLY MAINTAIN THE INLET STRUCTURE WITHIN THE MICRO BIO-RETENTION FACILITIES ADJACENT TO THE PUBLIC RIGHT-OF-WAY.

Clean Out	Top Elev.	Inv. Elev.	Clean Out	Top Elev.	Inv. Elev.
C.O. 'A'	199.75	196.50	C.O. 'E'	199.25	196.50
C.O. 'B'	199.75	196.50	C.O. 'F'	199.25	196.75
C.O. 'C'	199.75	196.50	C.O. 'G'	199.75	196.65
C.O. 'D'	199.75	196.50			

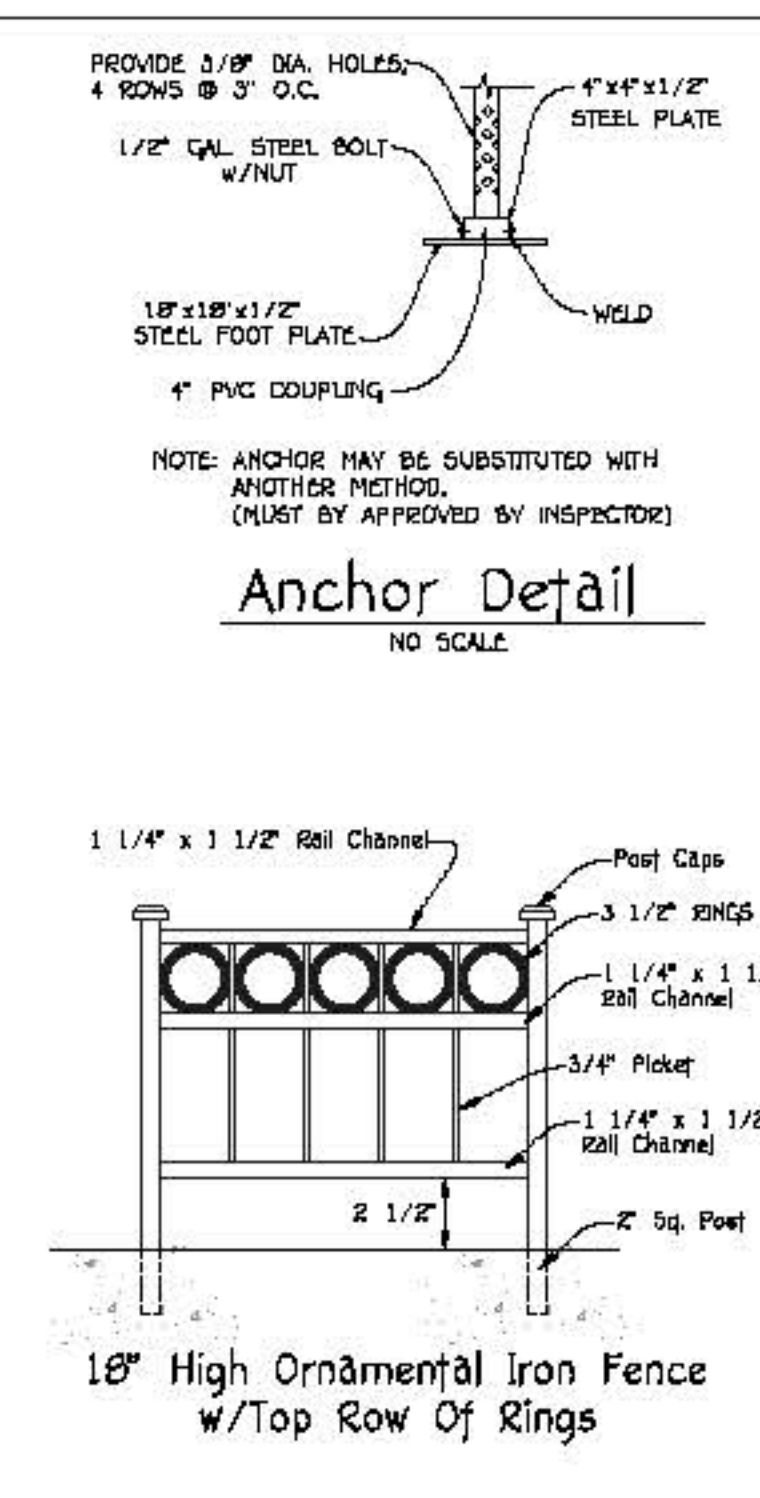
NOTE: ALL CLEAN OUTS ARE 4"



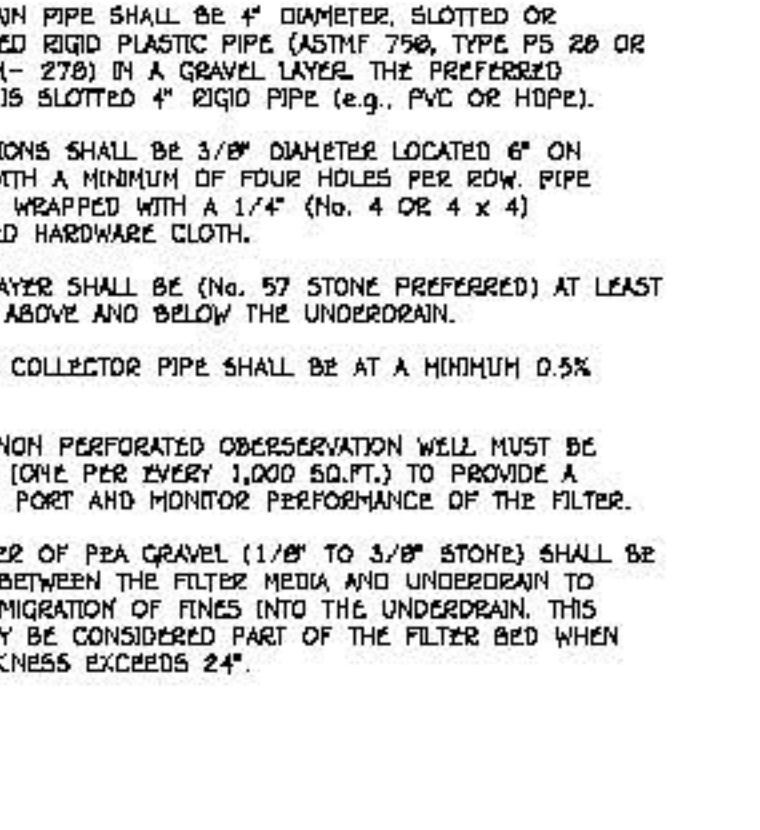
**TYPICAL BIO-RETENTION CONCRETE RETAINING WALL**  
NO SCALE



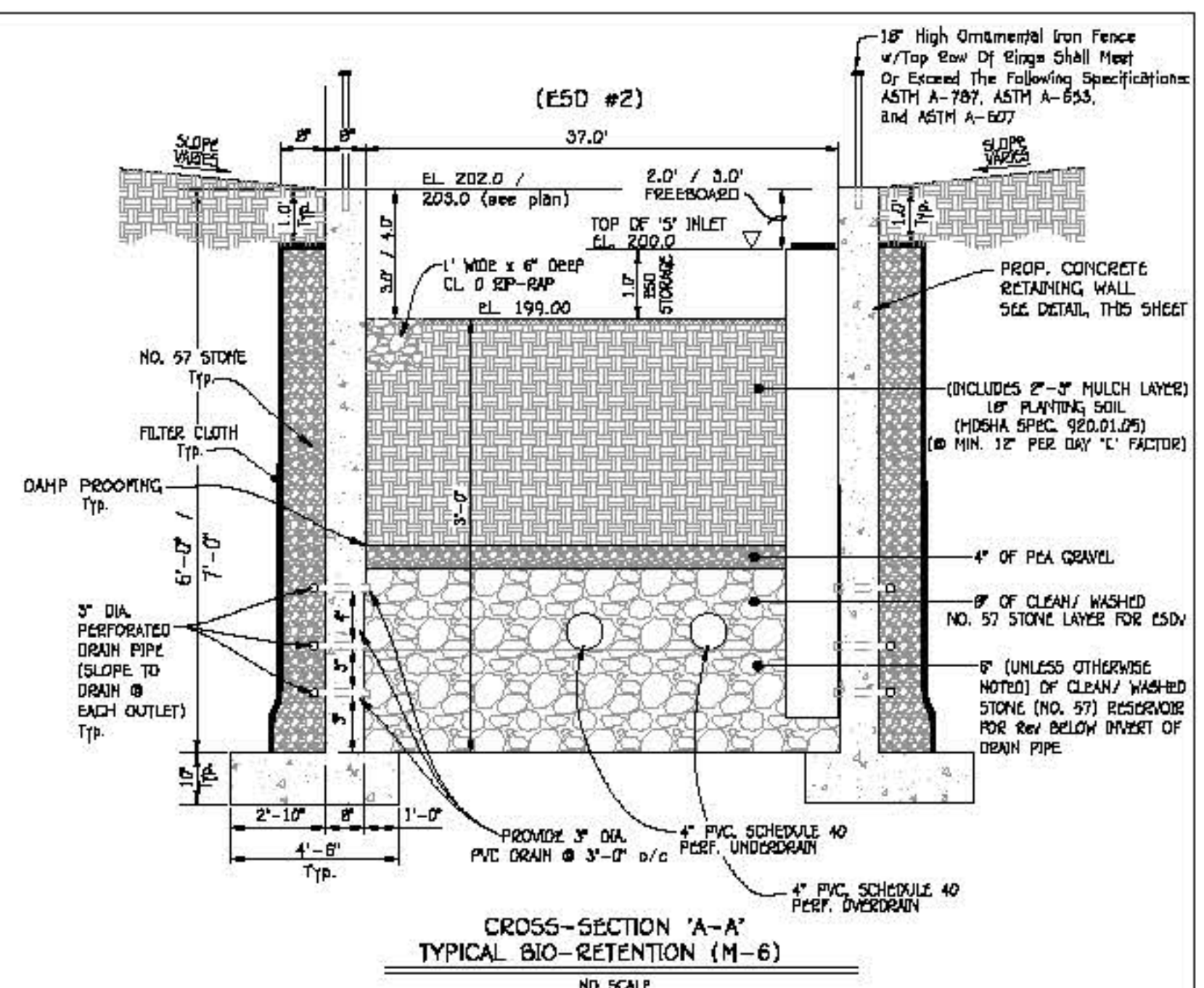
**Sch 40 Pvc Perforated Underdrain Pipe Detail For Horizontal Drain Pipe**  
NO SCALE



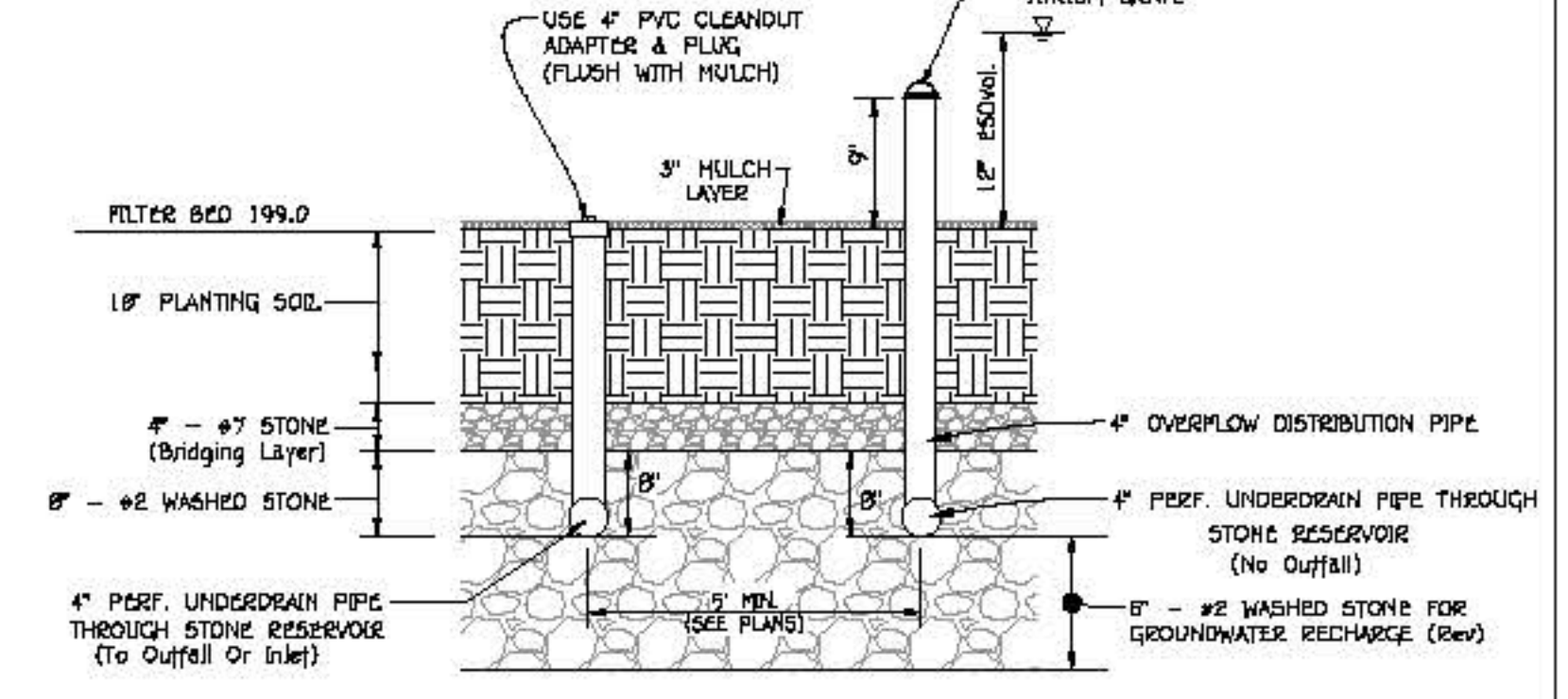
**Anchor Detail**  
NO SCALE



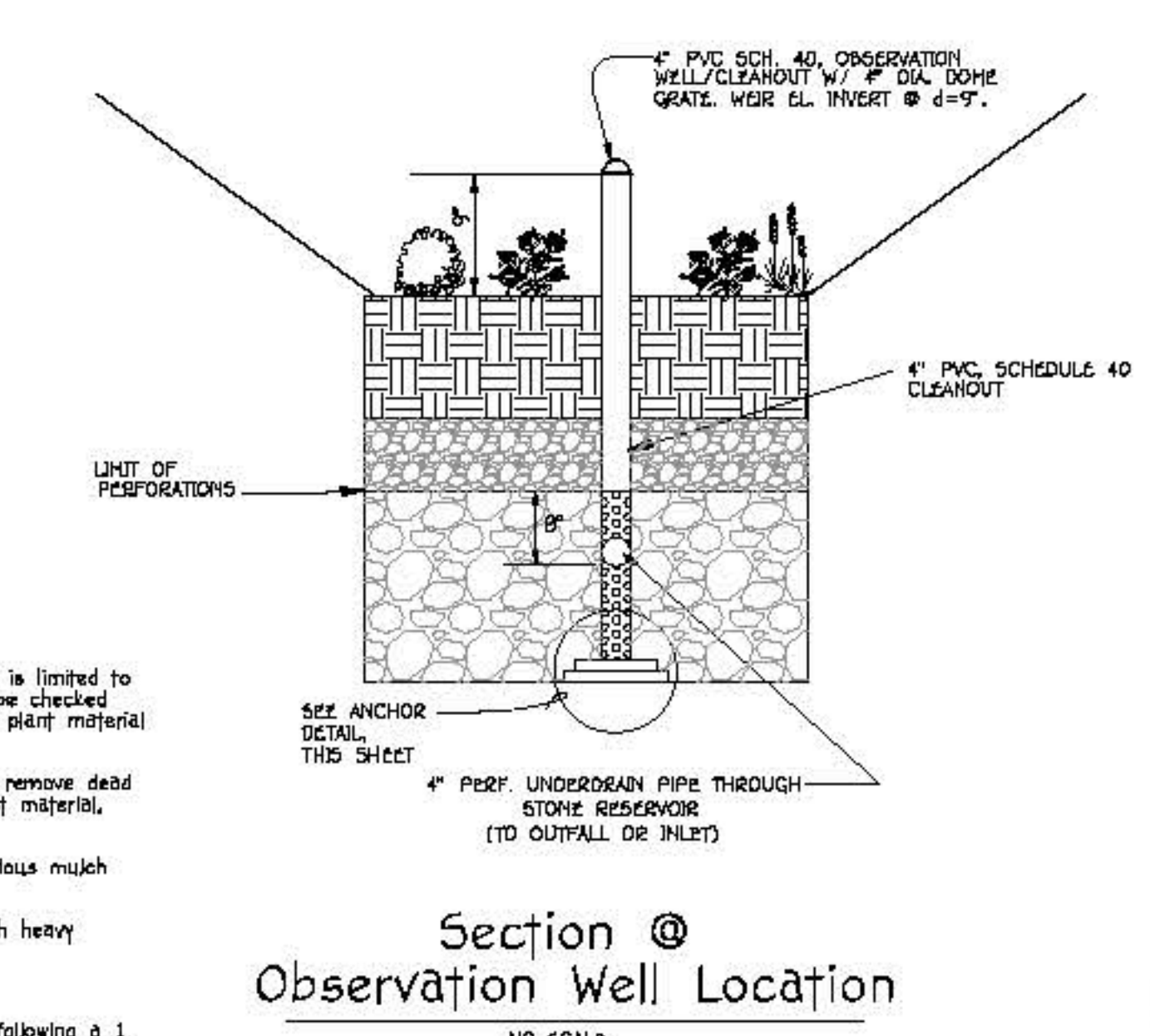
**18\"/>**



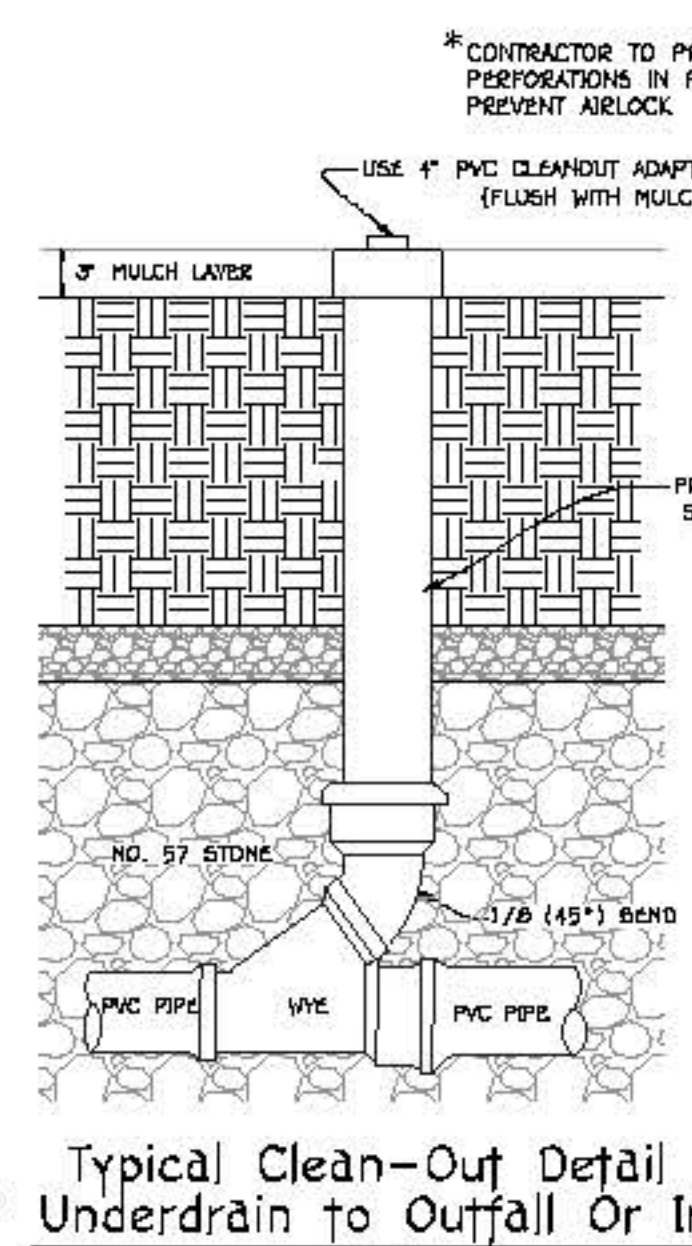
**CROSS-SECTION 'A-A' TYPICAL BIO-RETENTION (M-6)**  
NO SCALE



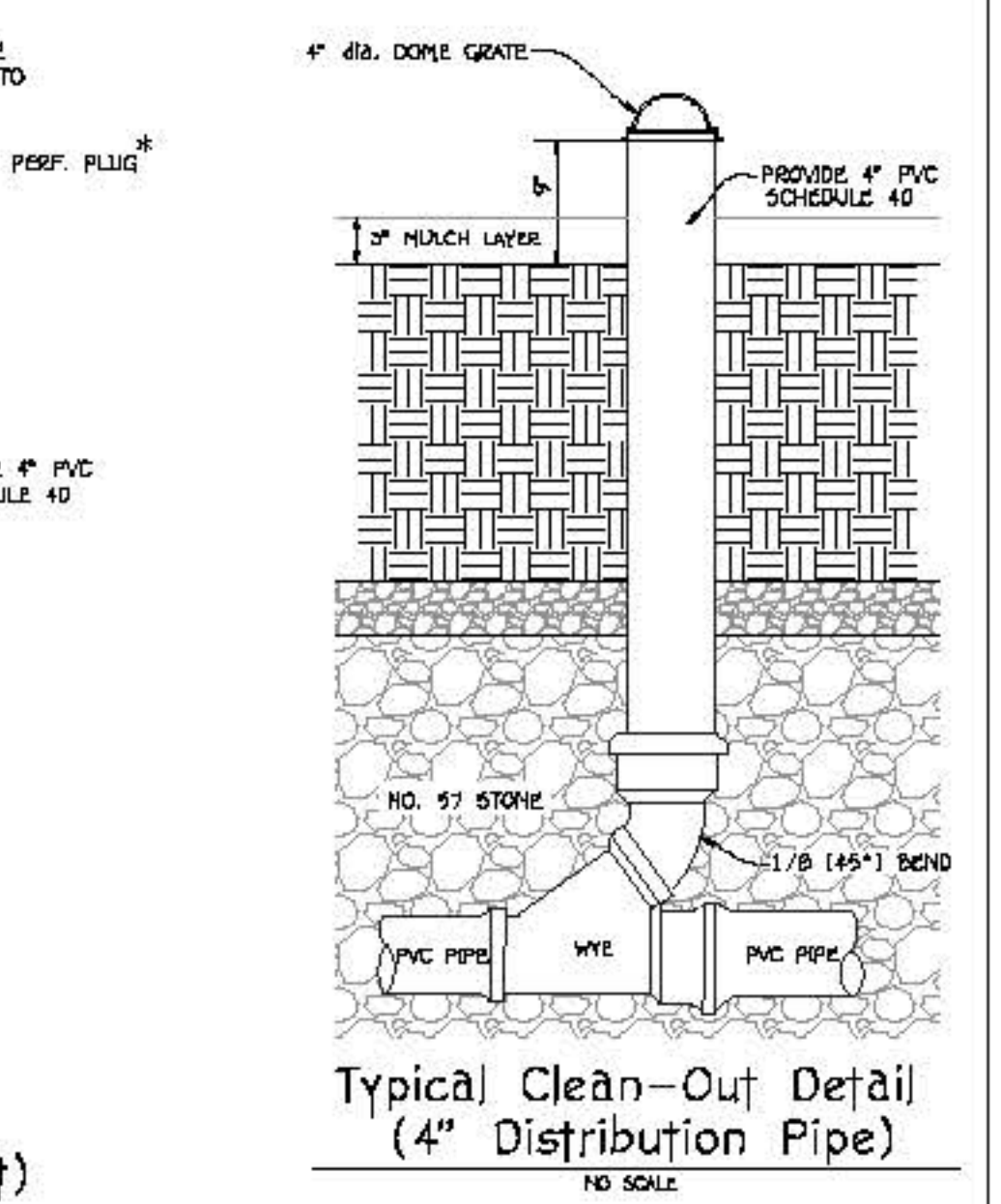
**Micro Bio-Retention (M-6) Section With 4\"/>**



**Section @ Observation Well Location**  
NO SCALE



**Typical Clean-Out Detail (4\"/>**



**Typical Clean-Out Detail (4\"/>**

**Operation And Maintenance Schedule For Homeowners Association Owned & Maintained Bio-Retention Areas (F-6)**

- The owner shall maintain the plant material, mulch layer and soil layer annually, maintenance of mulch and soil is limited to correcting areas of erosion or wash out. Any mulch replacement shall be done in the spring. Plant material shall be checked for diseases and insect infestation and maintenance will address dead material and pruning. Acceptable replacement plant material is limited to the following: 2000 Maryland stormwater design manual volume II, table A.4.1 and 2.
- The owner shall perform a plant in the spring and in the fall each year. During the inspection, the owner shall remove dead and diseased vegetation considered beyond treatment, replace dead plant material with acceptable replacement plant material. Treat diseased grass and shrubs and replace all deficient spots and wires.
- The owner shall inspect the mulch each spring. The mulch shall be replaced every two to three years. The previous mulch layer shall be removed before the new layer is applied.
- The owner shall correct soil erosion on an as needed basis, with a minimum of once per month and after each heavy rain.
- The owner shall maintain all observation wells, clean-outs and perforated underdrains.
- Filter material must be replaced when water remains on the surface of the filter bed for more than 24 hours following a 1 or 2 year storm event or more than 48 hours following a 10 year storm event.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING	DATE	SIGNATURE
Chief, Development Engineering Division	3/20/2023	[Signature]
Chief, Division of Land Development	3/20/2023	[Signature]
Director	3/21/2023	[Signature]

**Owner**  
CHETAN B. MEHTA, BENEFICIARY OF THE CHETAN MEHTA IRREVOCABLE TRUST  
5192 TALBOTS LANDING  
ELKRIE CROSSING II, MARYLAND 21046  
443-295-9963

**Developer**  
ELKRIE DEVELOPERS, LLC  
5192 TALBOTS LANDING  
ELKRIE CITY, MD 21046  
443-295-9963

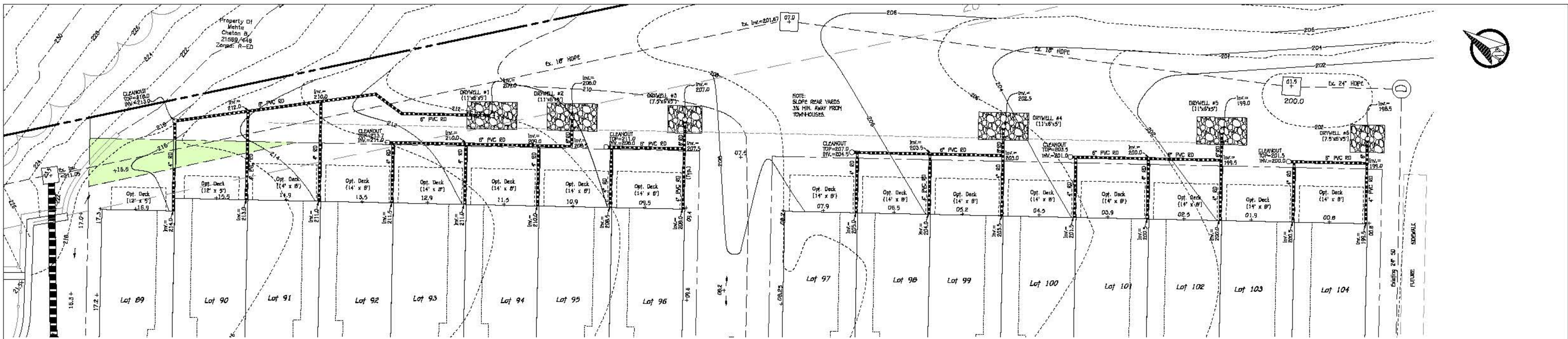
NO.	REVISION	DATE

**SWM PLAN VIEW & DETAILS - ESD #2**

**ELKRIE CROSSING II SECTION THREE**  
LOTS B1 THRU 104 AND NON-BUILDABLE BULK PARCEL 'I' THRU 'K'

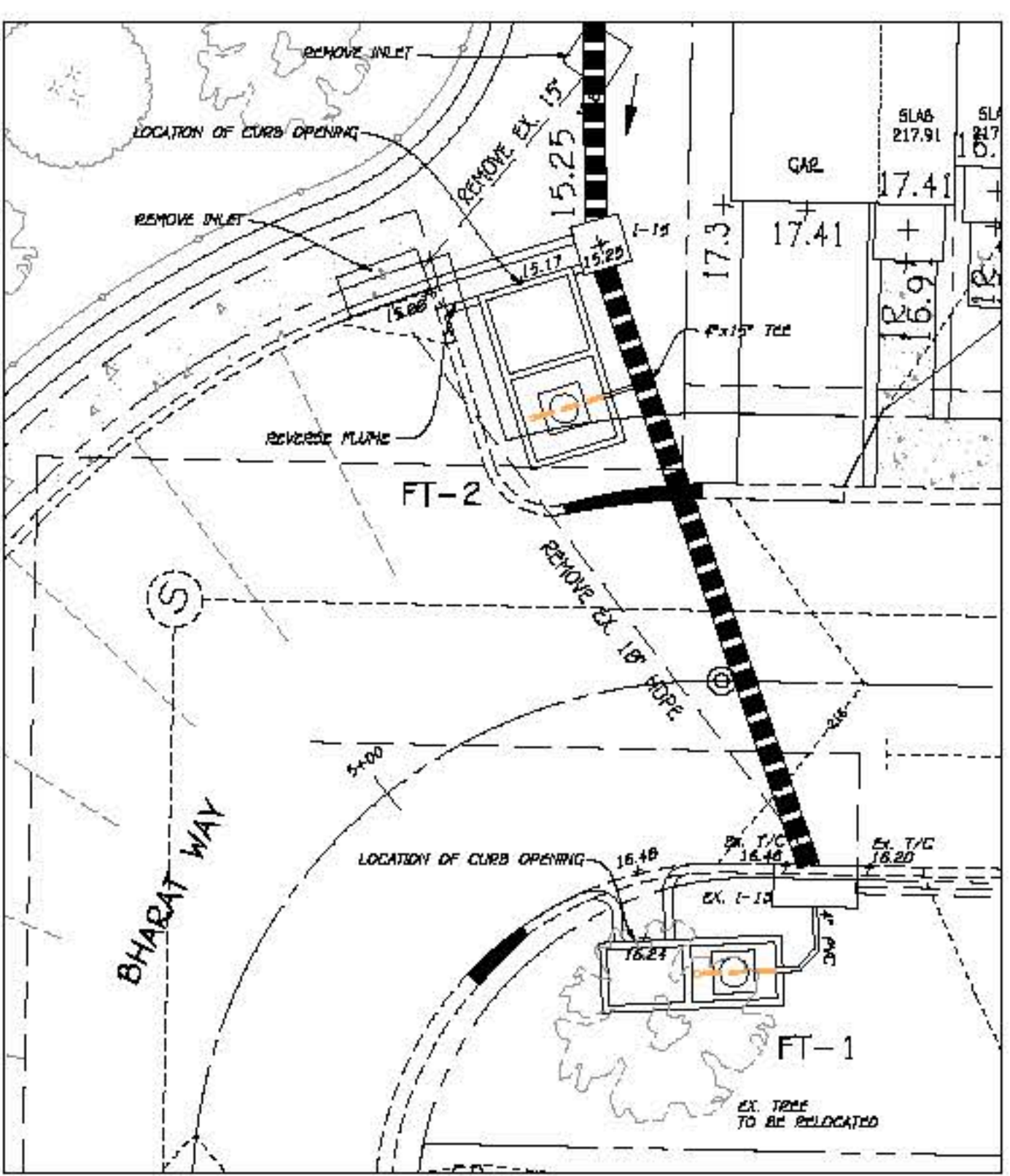
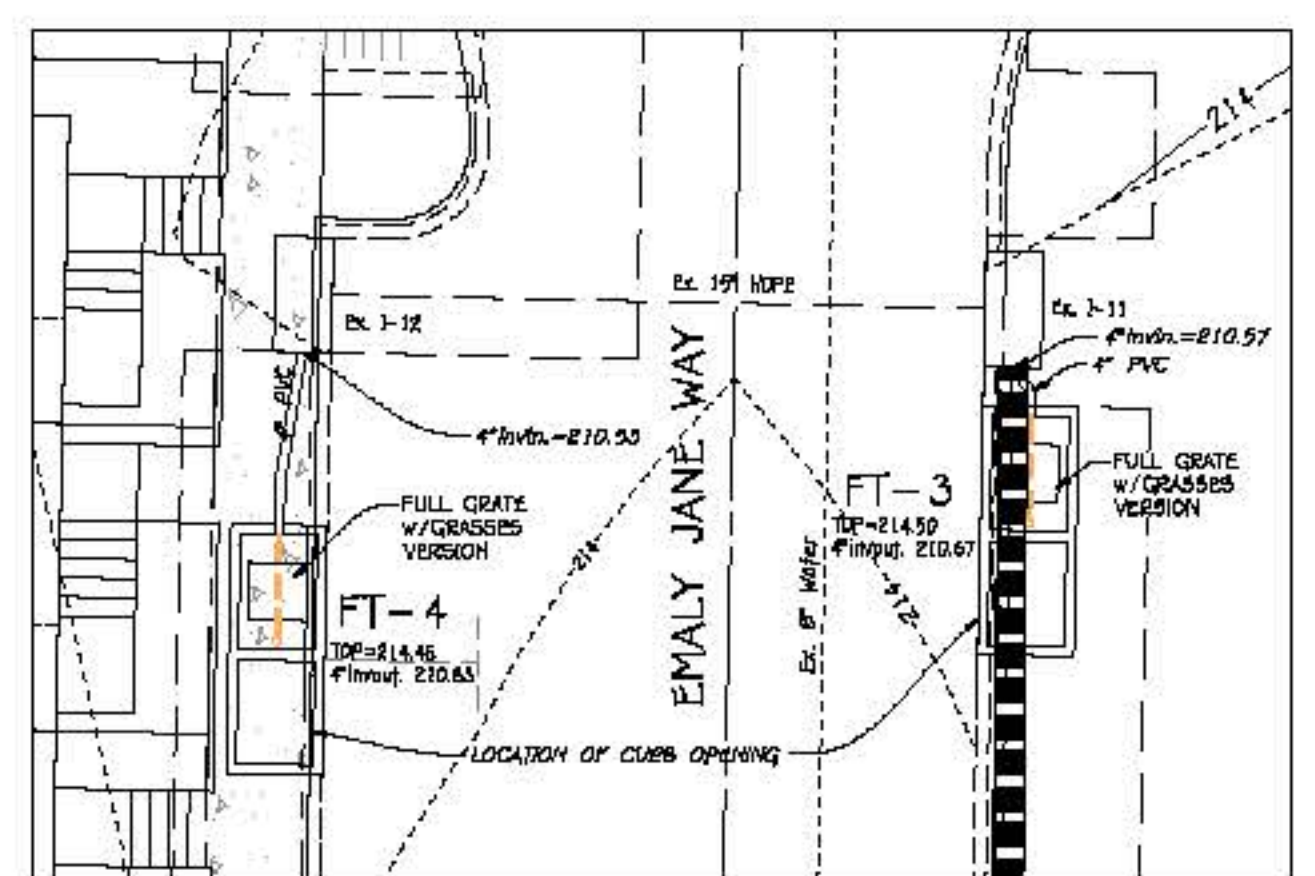
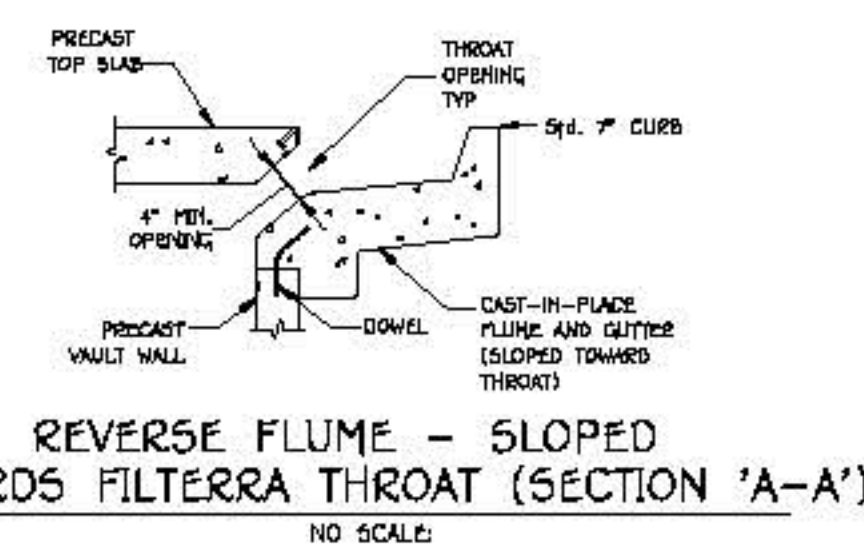
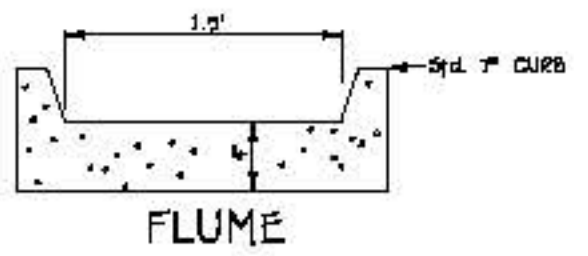
(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 'I', 'J', 'K' & 'L' AS SHOWN ON PLATS ENTITLED "ELKRIE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'M' THRU 'P', PLAT NO. 25007 - 25009)

Zone: CAD-CU  
Tax Map No. 38 418 No. 30 Parcel No. 39  
File Section District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 15 of 17



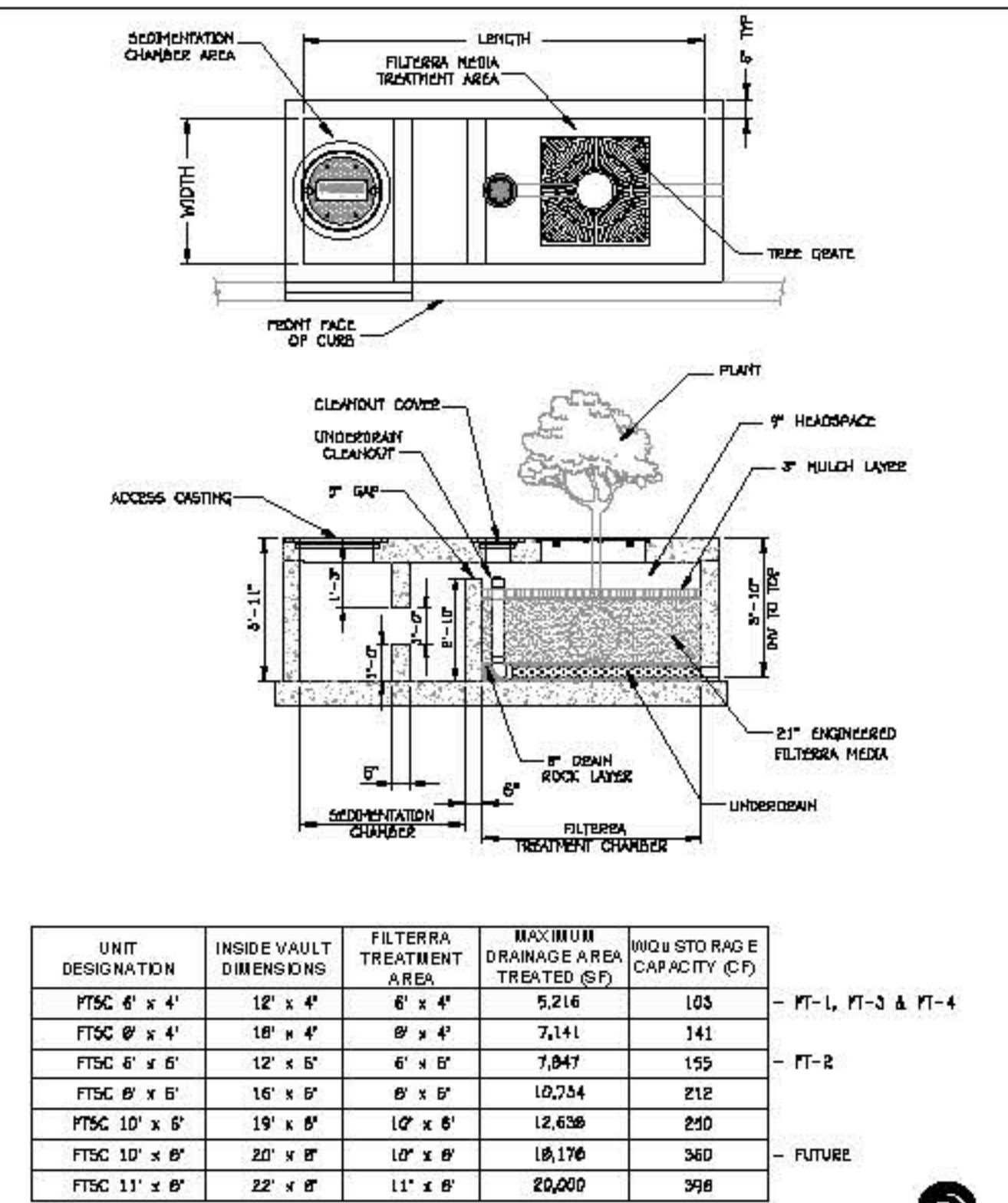
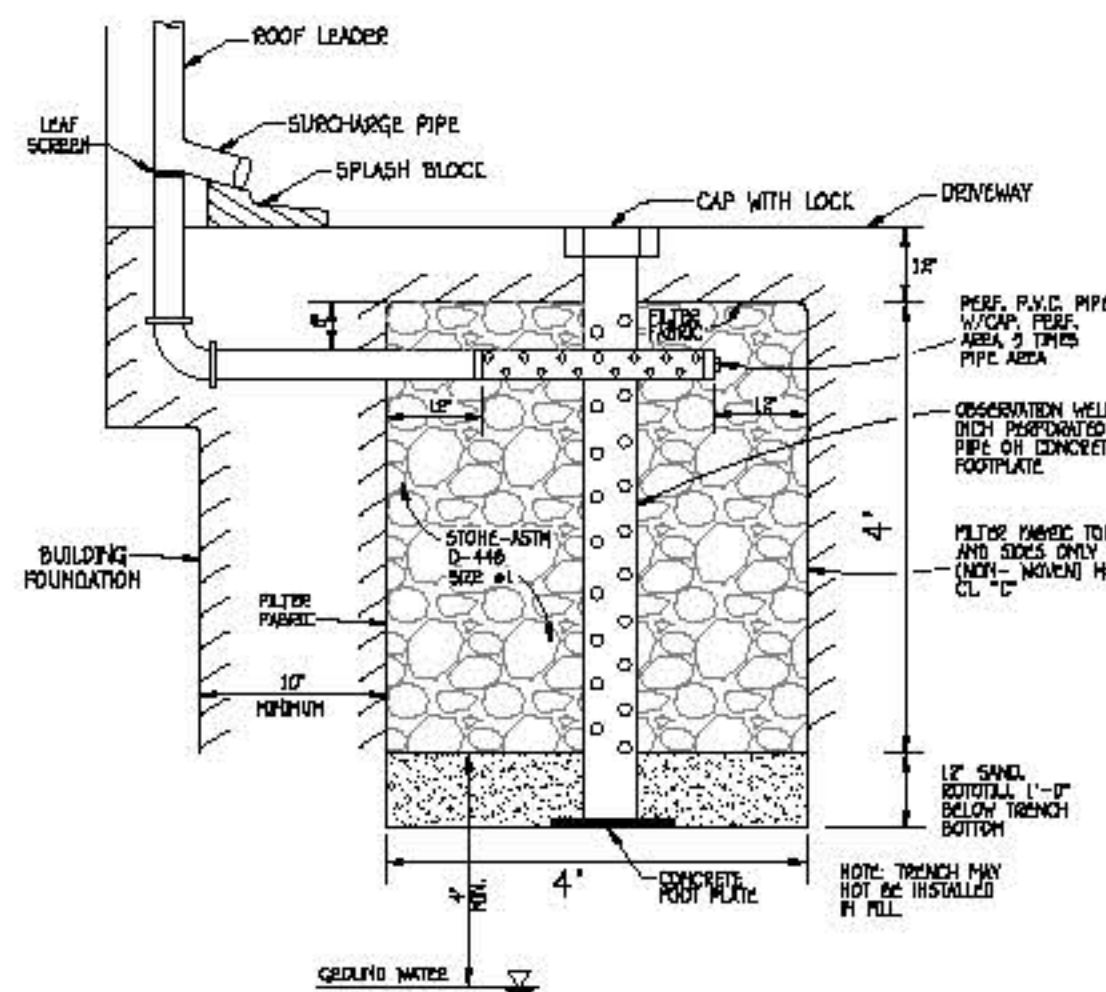
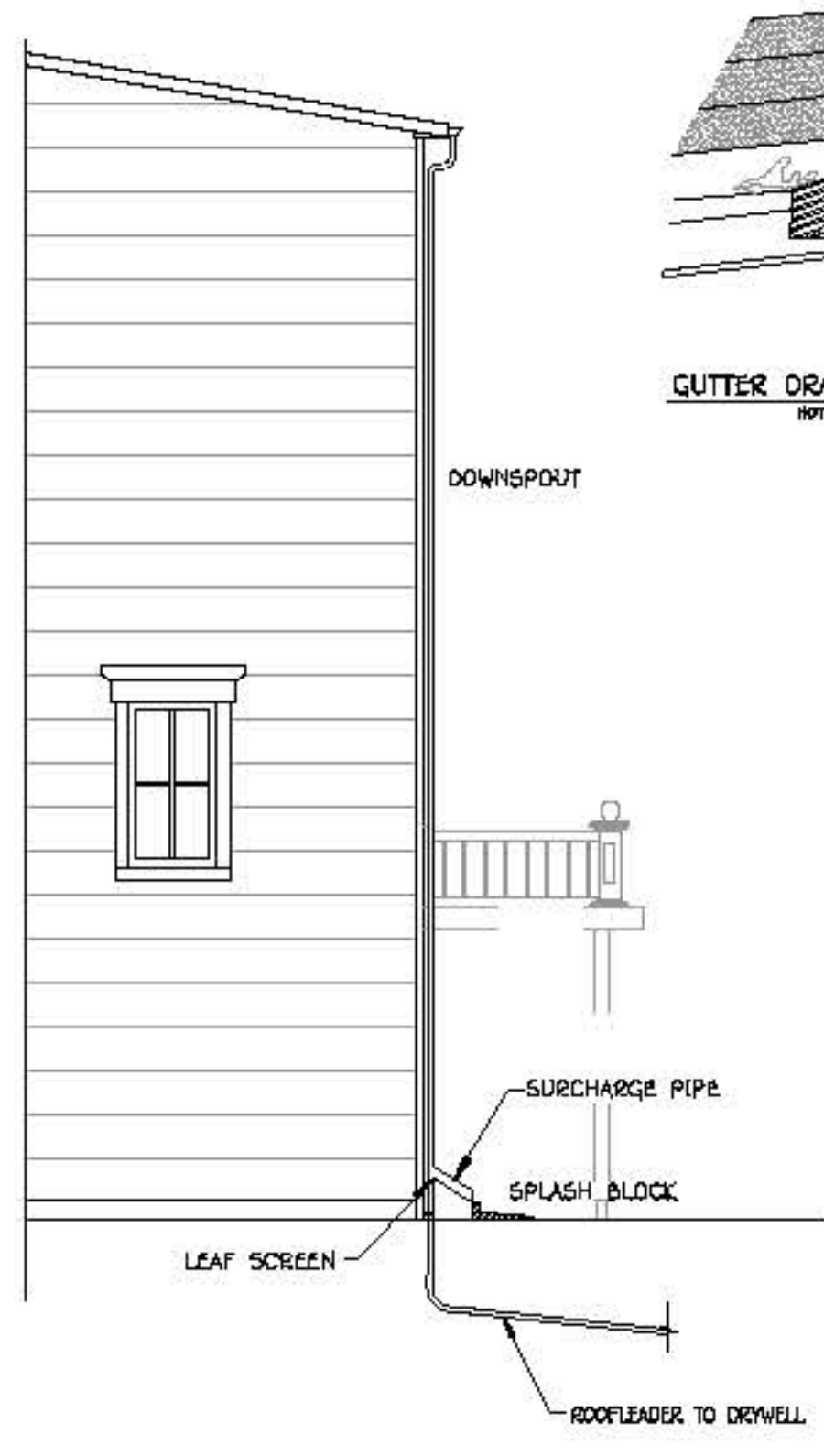
**OPERATION AND MAINTENANCE SCHEDULE FOR DRYWELLS (M-5)**

- A. THE OWNER SHALL INSPECT THE PERFORMING WELLS AND STRUCTURES ON A QUARTERLY BASIS AND AFTER EVERY HEAVY RAIN EVENT.
- B. THE OWNER SHALL RECORD THE WATER LEVELS AND RECORD THEM UP ON THE PERFORMING WELLS ONCE A MONTH OF SEVERAL DAYS TO DETERMINE TRENCH DEFORMATION.
- C. THE OWNER SHALL NOTIFY A LOG BOOK TO DETERMINE THE DATE AT WHICH THE FACILITY DEGRAS.
- D. WHEN THE FACILITY DEGRAS SO THAT IT DOES NOT DRAIN WITHIN A SEVENTY TWO (72) HOUR TIME PERIOD, CORRECTIVE ACTION SHALL BE TAKEN.
- E. THE MAINTENANCE LOG BOOK SHALL BE AVAILABLE TO HOWARD COUNTY FOR INSPECTION TO ENSURE COMPLIANCE WITH OPERATION AND MAINTENANCE CODES.
- F. ONCE THE PERFORMANCE CHARACTERISTICS OF THE DRYWELL FACILITY HAVE BEEN VERIFIED, THE MAINTENANCE SCHEDULE CAN BE REDUCED TO AN ANNUAL BASIS UNLESS THE PERFORMANCE DATA INDICATES THAT A MORE FREQUENT SCHEDULE IS REQUIRED.



**DRY WELL CHART**

LOT No.	DRYWELL No.	AREA OF ROOF PER DRYWELL	VOLUME REQUIRED	VOLUME PROVIDED	AREA OF TREATMENT	L x W x D
89-91	1	960 SQ. FT.	132 C.F.	132 C.F.	100%	11' x 6' x 5'
92-94	2	960 SQ. FT.	132 C.F.	132 C.F.	100%	11' x 6' x 5'
95-96	3	640 SQ. FT.	87 C.F.	90 C.F.	100%	7.5' x 6' x 5'
97-99	4	960 SQ. FT.	132 C.F.	132 C.F.	100%	11' x 6' x 5'
100-102	5	960 SQ. FT.	132 C.F.	132 C.F.	100%	11' x 6' x 5'
103-104	6	640 SQ. FT.	87 C.F.	90 C.F.	100%	7.5' x 6' x 5'



UNIT DESIGNATION	INSIDE VAULT DIMENSIONS	FILTERRA TREATMENT AREA	MAXIMUM DRAINAGE AREA TREATED (S.F.)	INQ1 STORAGE CAPACITY (C.F.)	
FTSC 6' x 4'	12' x 4'	6' x 4'	5,216	103	FT-1, FT-3 & FT-4
FTSC 6' x 4'	18' x 4'	6' x 4'	7,141	141	
FTSC 6' x 6'	12' x 6'	6' x 6'	7,947	155	FT-2
FTSC 6' x 6'	16' x 6'	6' x 6'	10,224	212	
FTSC 10' x 6'	19' x 6'	10' x 6'	12,636	250	FUTURE
FTSC 10' x 6'	20' x 6'	10' x 6'	18,176	360	
FTSC 11' x 6'	22' x 6'	11' x 6'	20,208	398	

**CONTECH ENGINEERING SOLUTIONS LLC**  
www.contech.com

**SEDIMENTATION CHAMBER**

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
CENTRAL SERVICE OFFICE: 1000 WILSONS PARKWAY, SUITE 200, ELKTON, MD 21921  
(410) 461-2290

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chief, Development Engineering Division: *Chris Edmondson*, 3/20/2023

Chief, Division of Land Development: *Chris Edmondson*, 3/20/2023

Director: *Ray G. ...*, 3/21/2023



**STORMWATER MANAGEMENT COUNTY MAINTENANCE NOTE**

ALL STORMWATER MANAGEMENT FACILITIES WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION. THE STREET TREES, REPERFORATED UNDERPASSES, PEBBLES, PLANTINGS AND SWALES WILL ALSO BE PRIVATELY OWNED AND MAINTAINED BY THE H.O.A. HOWARD COUNTY WILL ONLY MAINTAIN THE INLET STRUCTURE WITHIN THE MICRO BIO-RETENTION FACILITIES ADJACENT TO THE PUBLIC RIGHT-OF-WAY.

Owner: CHEYAN B. MEHTA, BENEFICIARY OF THE MEHTA BROTHERHOOD ASSOCIATION, 5192 TALBOTS LANDING, ELKTON CITY, MARYLAND 21046, 443-295-9963

Developer: ELKCRIDGE DEVELOPERS, LLC, 5192 TALBOTS LANDING, ELKTON CITY, MD 21046, 443-295-9963

Scale: 1" = 10'

NO.	REVISION	DATE

SUBDIVISION	SECTION	LOT No.
ELKCRIDGE CROSSING II	THREE	81-104

PLAT NO.	BLOCK NO.	ZONE	TAX/ZONING	ELEC. DIST.	DEMOGRAPH. TR.
N/A	CAC-CL1	3B	1st.	601101	

**SWM PLAN VIEWS AND DETAILS**

**ELKCRIDGE CROSSING II SECTION THREE**

LOTS B1 THRU 104 AND NON-BUILDABLE BULK PARCELS 'I' THRU 'K'

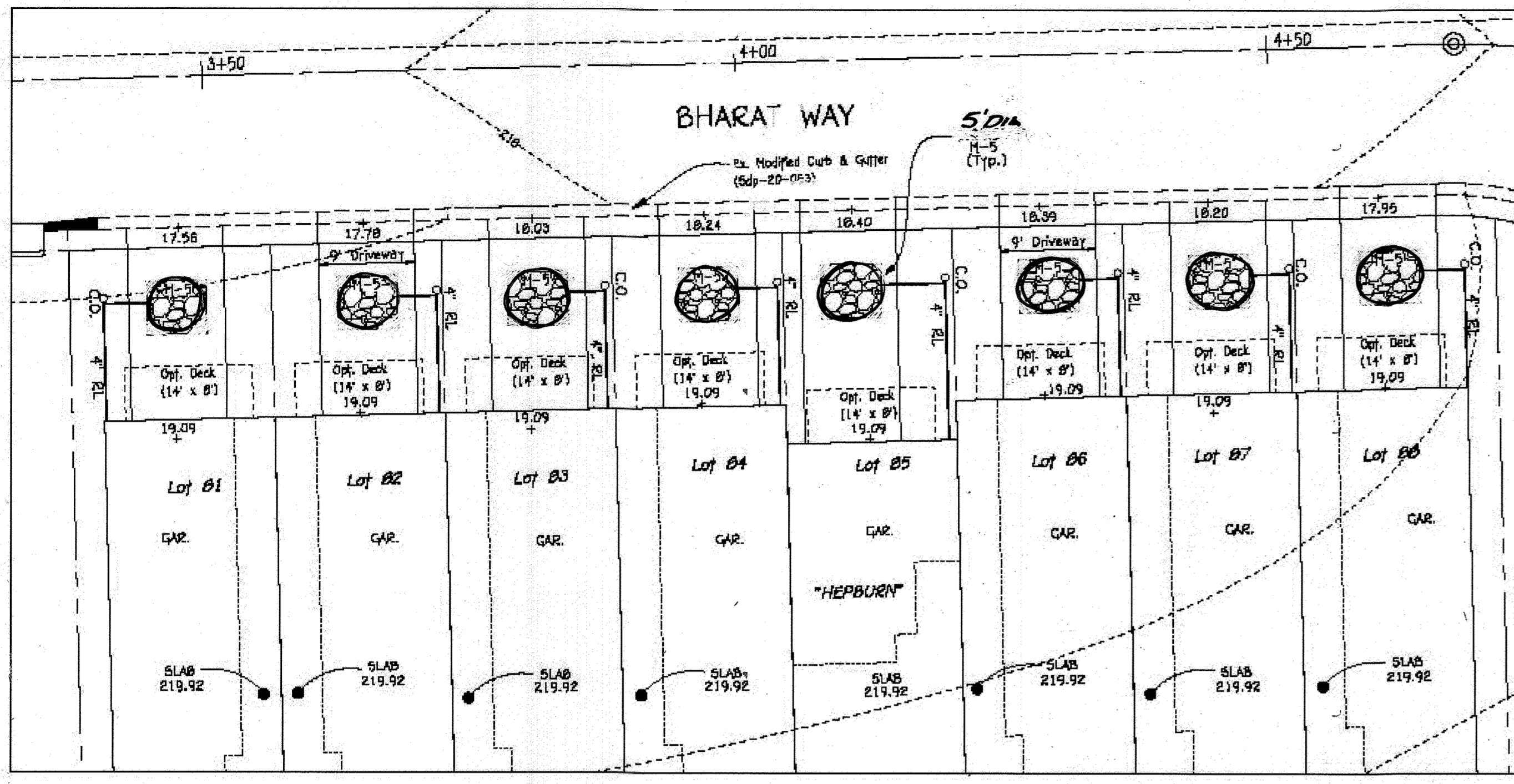
(BEING A RESUBDIVISION OF NON-BUILDABLE BULK PARCELS 99', 'O' & 'N' AS SHOWN ON PLATS ENTITLED "ELKCRIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 75, OPEN SPACE LOTS 76 THRU 80 & NON-BUILDABLE BULK PARCELS 'B' THRU 'M', PLAT NO. 25007 - 25091)

Zone: CAD-CL1  
Tax Map No.: 3B  
File Section: 3B  
Howd County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 16 of 17

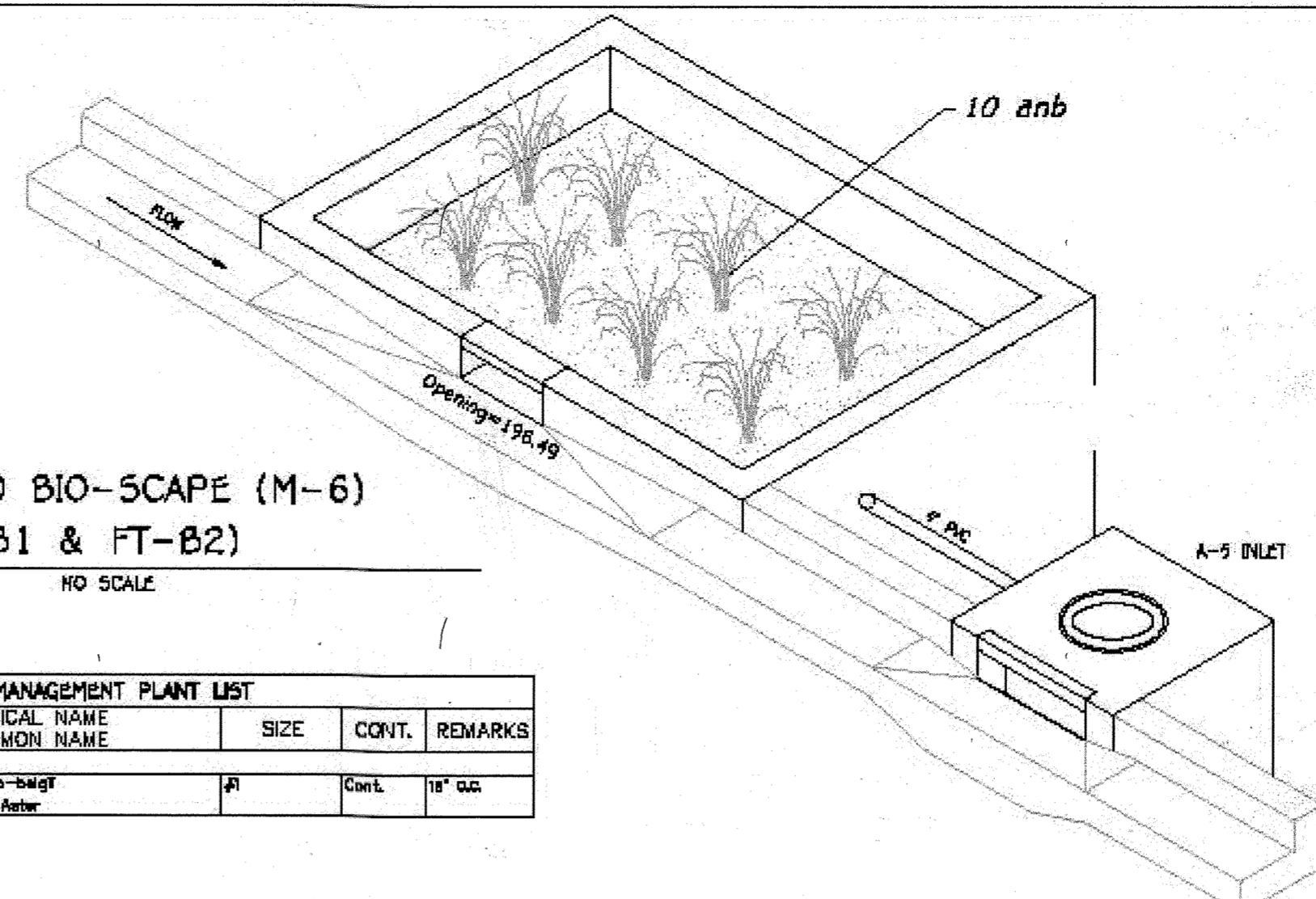


**FILTERRA STANDARD PLAN NOTES**

- Construction & Installation**
- Each unit shall be constructed at the locations and elevations according to the plans shown on the approved drawings. Any modifications to the elevation or location shall be of the direction of and approved by the Engineer.
  - If the Filterra units are stored before installation, the top slab must be placed on the box using the 2x4 wood provided, to prevent any contamination from the site. All internal fittings supplied (if any), must be left in place as per the delivery.
  - The unit shall be placed on a compacted sub-grade with a minimum 6-inch gravel base matching the final grade of the curb line in the area of the unit. The unit is to be placed such that the top edge of the curb line is at the grade of the curb line of the unit. Compact uniform sub-grade material to 95% of minimum density at ±3- 2% of optimum moisture. Unacceptable material below sub-grade shall be replaced to the site engineer's approval.
  - Outlet connections shall be aligned and sealed to meet the approved drawings with modifications necessary to meet site conditions and local regulations.
  - Once the unit is set, the internal wooden forms and protective mesh cover must be left intact. Remove only the temporary wooden shipping blocks between the box and top slab. The top lid should be sealed onto the box section before backfilling, using a non-whisking, gravel, heavy rubber or similar waterproof seal. The boards on top of the lid and boards method in the units throat must NOT be removed. The Supplier (America) or its authorized dealer(s) will remove these sections at the time of activation. Backfilling should be performed in a careful manner, bringing the appropriate fill material up to 8" above the top of the unit. Final sections shall be set in a manner that will result in a watertight joint. In all instances, installation of Filterra units shall conform to ASTM specification C991 Standard Practice for Installation of Underground Precast Utility Structures unless directed otherwise in contract documents.
  - The contractor is responsible for inlet protection/retention control and cleaning around each Filterra unit.
  - Curb and gutter connection (where present) shall ensure that the flow-line of the Filterra units is at a greater elevation than the flow-line of the bypass structure or relief (down pipe, curb cut or similar). Failure to comply with this guideline may cause future and/or damage to the Filterra environmental device.
  - Each Filterra unit must receive adequate irrigation to ensure survival of the living system during periods of drier weather. This may be achieved through a piped system, gutter flow or through the tree zone.
- Activation**
- Activation of the Filterra unit is performed ONLY by the Supplier. Purchaser is responsible for Filterra unit protection and subsequent clean out cost. This process cannot commence until the project site is fully established and cleared of all landscaping, grade cover, final paving and street sweeping completed, neglecting the chance of construction materials contaminating the Filterra system. Care shall be taken during construction not to damage the protective throat and top plates.
  - Activation includes installation of plant(s) and much layers as necessary.
- Included Maintenance**
- Each correctly installed Filterra unit is to be maintained by the Supplier, or a Supplier approved contractor for a minimum period of 1 year. The cost of this service is to be included in the price of each Filterra unit. Scheduled maintenance contracts are available at extra cost upon request.
  - Annual included maintenance consists of a maximum of (2) scheduled visits. The visits are scheduled seasonally: the spring visit aims to clean up after winter loads (e.g. salt and sand). The fall visit helps the system by removing excessive leaf litter.
  - Each included Maintenance visit consists of the following tasks:
    - Filterra unit inspection
    - Foreign debris, silt, mulch & trash removal
    - Filter media evaluation and recharge as necessary
    - Plant health evaluation and pruning or replacement as necessary
    - Replacement of mulch
    - Disposal of all maintenance refuse items
    - Maintenance records updated and stored (reports available upon request)
  - The beginning and ending date of Supplier's obligation to maintain the installed system shall be determined by the Supplier at the time the system is activated. Owners must promptly notify the Supplier of any damage to the plant(s), which constituted an integral part of the bio-retention technology.



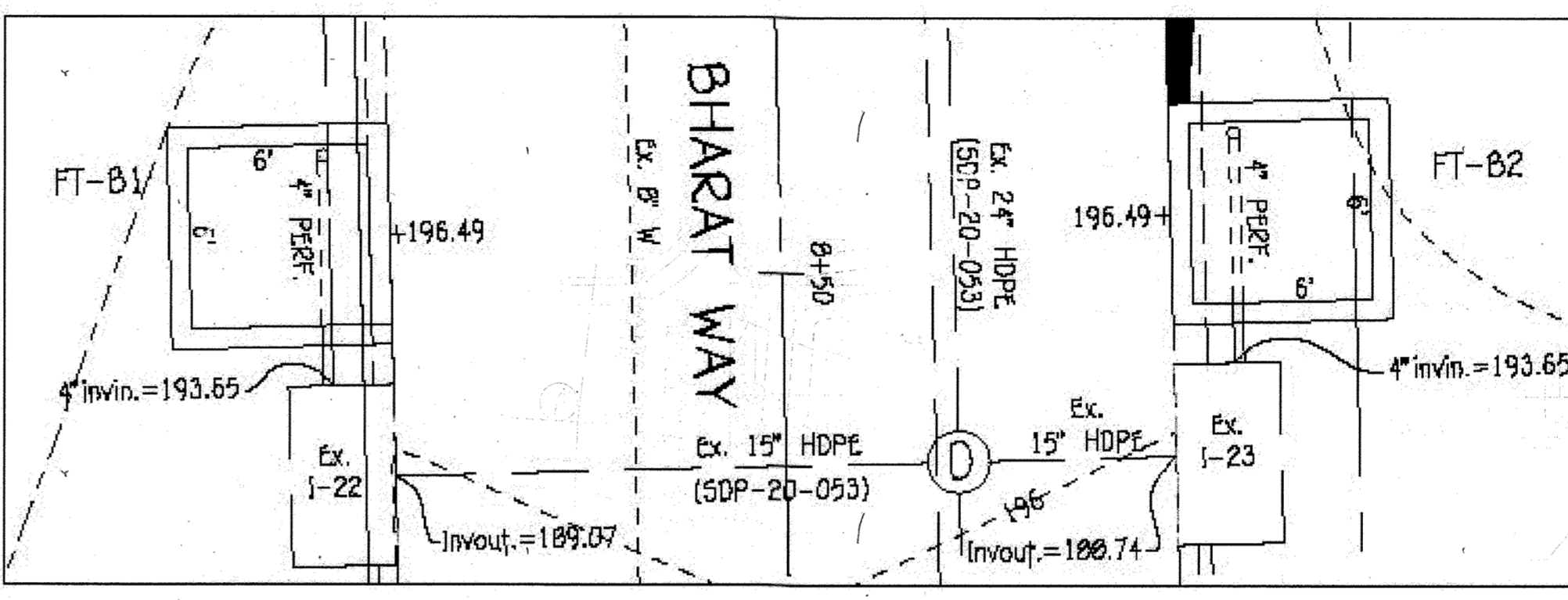
**PROPOSED DRYWELLS (M-5) PLAN VIEW**  
SCALE: 1" = 10'



**PROPOSED BIO-SCAPE (M-6) (FT-B1 & FT-B2)**  
NO SCALE

**BIO-SCAPE STORMWATER MANAGEMENT PLANT LIST**

QTY.	KEY	BOTANICAL NAME	COMMON NAME	SIZE	CONT.	REMARKS
ESD PLANTS	ESD	Water	non-toxic	New York Aster	A	Cont. 10" dia.



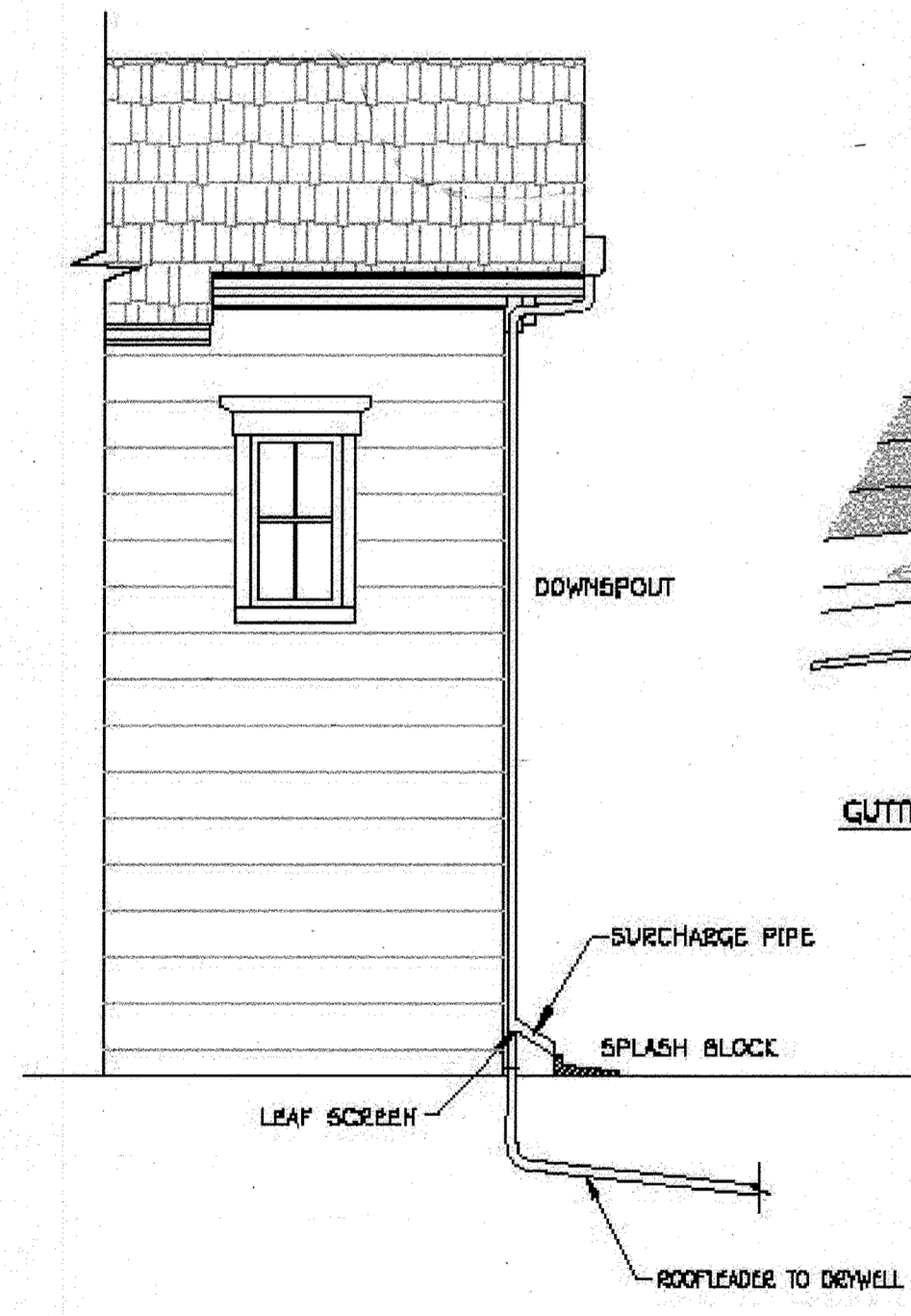
**PROPOSED BIO-SCAPE (M-6)**  
SCALE: 1" = 5'

**OPERATION AND MAINTENANCE SCHEDULE FOR DRYWELLS (M-5)**

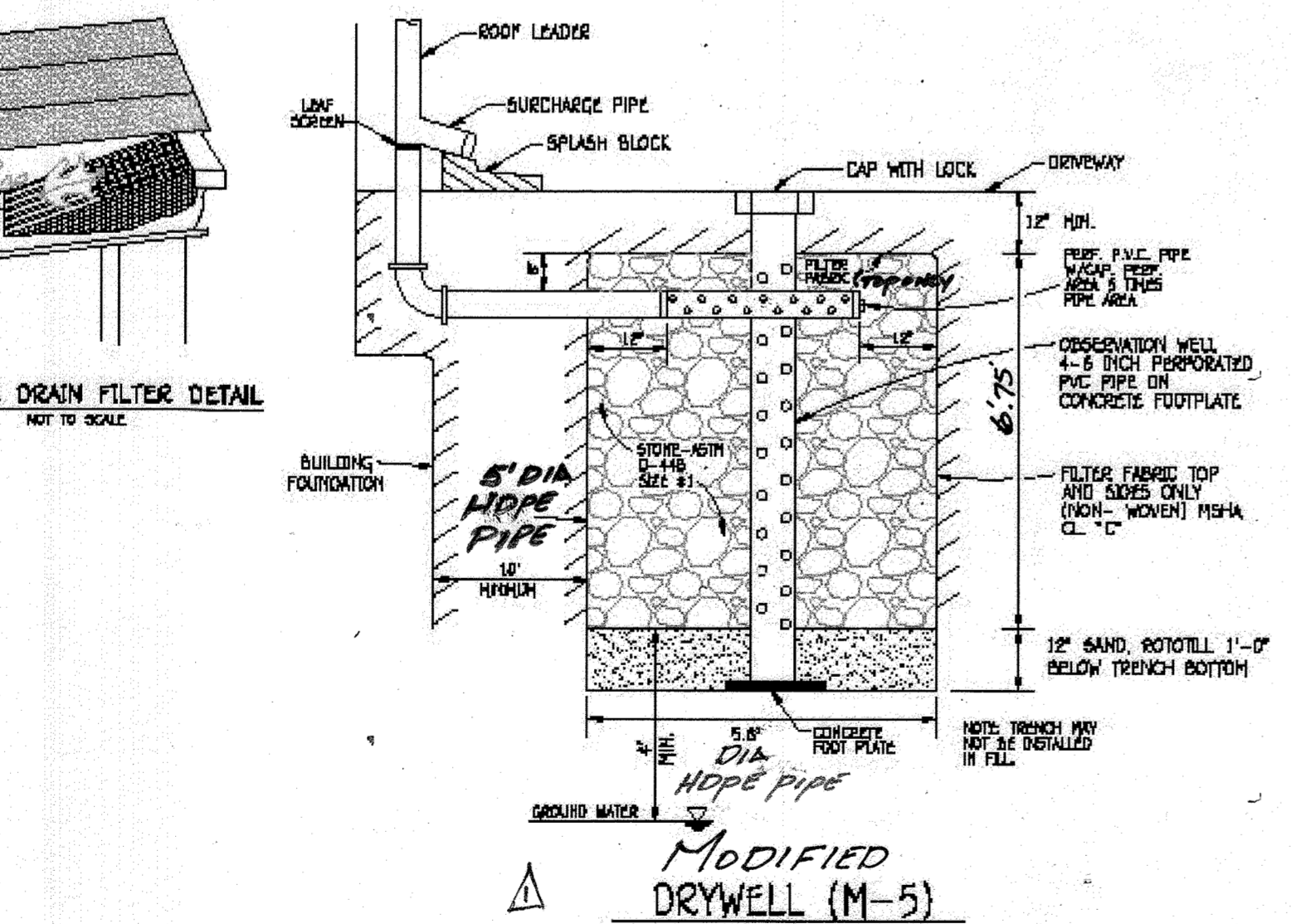
- The owner shall inspect the monitoring wells and structures on a quarterly basis and after every heavy storm event.
- The owner shall record the water levels and sediment build up in the monitoring wells over a period of several days to enable trend analysis.
- The owner shall maintain a log book to document the date at which the facility works.
- When the facility becomes clogged so that it does not drain down within a seventy two (72) hour time period, corrective action shall be taken.
- The maintenance log book shall be available to Howard County for inspection to insure compliance with operation and maintenance criteria.
- Once the performance characteristics of the distribution facility have been verified, the monitoring schedule can be reduced to an annual basis unless the performance data indicates that a more frequent schedule is required.

**DRY WELL CHART**

LOT No.	DRYWELL No.	AREA OF ROOF PER DRYWELL	VOLUME REQUIRED	VOLUME PROVIDED	AREA OF TREATMENT	DIA X x D
LOT 01	7	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 02	8	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 03	9	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 04	10	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 05	11	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 06	12	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 07	13	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'
LOT 08	14	320 SQ. FT.	44 C.F.	44.0 C.F.	100%	5' x 6.75'



**TYPICAL DOWNSPOUT FOR OUTFALL INTO DRYWELL**  
NO SCALE



**MODIFIED DRYWELL (M-5)**

**DIMENSIONS PRECEDED BY " " ARE CRITICAL AND MAY NOT BE MODIFIED WITHOUT CONSULTING CONTECH**

**FILTERRA BIOSCAPE VAULT STANDARD OFFLINE (FTBSV) CONFIGURATION DETAIL**

MODEL	VAULT SIZE (L x W)	LONG SIDE INLET DESIGNATION	SHORT SIDE INLET DESIGNATION	AVAILABILITY	CLUT ST PIPE DIA.	MIN. NO. OF INLET PIPES (H OR V)
4.0.4	4.0 x 4.0	F BS04.4	F BS04.4	ALL	4\"/>	

**DESIGN GUIDELINES FOR USING FILTERRA**

- Do not place in a sump condition. The standard Filterra cannot be used as a stand alone inlet - it will need effective bypass during higher intensity rainfall events. For sump conditions please contact Filterra.
- Plans MUST show Filterra Top Curb (TC) and Flow Line (FL) spot elevations and also bypass TD (where applicable) and bypass FL spot elevations.
- The Filterra TC and FL elevations MUST be higher than the bypass TD and FL elevations for effective bypass. Use Overlay FLP-2 (p.24) as a detail on the project plans.
- For proper trash collection ensure a minimum 4-inch minimum 6-Filterra throat opening depth and use Overlay CQT-2 (p.25) as a detail on the project plans.
- Do not direct surface flow to the standard Filterra in a head-on configuration. Refer to Guidelines GUT-1-A (p.13) and GUT-2 (p.16) for grading design that encourages flow to enter a Filterra in a cross-line flow (left-to-right or right-to-left in the gutter in front of the throat), as per a wet curb which prevents system damage. During extreme storm events the excess flow should continue past the Filterra to a bypass inlet or other means of relief. Guideline GUT, Parking Lot Drains, shows common situations (p.19).
- To calculate which size Filterra is required, use Table 1, Filterra Sizing Table, appropriate to the project's geographical region and throat treatment regime (p.12). The entire contributing drainage area to the Filterra should be considered and the minimum allowable C-factor used. The maximum contributing drainage area will vary with site conditions. For further information relating to sizing please contact Filterra.
- To ensure correct installation, include the standard Filterra-Plan Notes (p.20-27) on your Filterra detail project sheet, as well as detailed drawings FLP-2 and CQT-5 (p.24,25).
- Positive drainage of each Filterra unit's effluent treatment pipe is required to prevent free standing water from accumulating in the system or underdrain. This could occur due to tidal influences or improper connection of Filterra effluent pipe to a bypass structure or other outlet.

**FILTERRA: Operation and Maintenance**

- Annual maintenance consists of a maximum of (2) scheduled visits. The visits are scheduled seasonally: the spring visit aims to clean up after winter loads including salt and sand. The fall visit helps the system by removing excessive leaf litter.
- Each maintenance inspection consists of the following tasks:
  - Filterra unit inspection
  - Foreign debris, silt, mulch and trash removal
  - Filter media evaluation and recharge as necessary
  - Plant health evaluation and pruning or replacement as necessary
  - Replacement of mulch
  - Disposal of all maintenance refuse items
  - Maintenance records updated and stored

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

3/20/2023

*Matthew Edmondson*  
Chief, Development Engineering Division

3/20/2023

*Matthew Edmondson*  
Chief, Division of Land Development

3/21/2023

*Matthew Edmondson*  
Director

**FISHER, COLLINS & CARTER, INC.**  
CIVIL ENGINEERING, CONSULTANTS & LAND SURVEYORS  
CENTRAL SQUARE OFFICE PARK - 10772 BALTIMORE NATIONAL PIKE  
ELLSWOOD CITY, MARYLAND 21041  
(410) 881-9999

STATE OF MARYLAND  
DEPARTMENT OF TRANSPORTATION  
DIVISION OF PLANNING AND ZONING

**STORMWATER MANAGEMENT COUNTY MAINTENANCE NOTE**

ALL STORMWATER MANAGEMENT FACILITIES WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOMEOWNER'S ASSOCIATION. THE STREET TREES, PERFORATED UNDERDRAINS, FEEDERS, PLANTINGS AND SWALES WILL ALSO BE PRIVATELY OWNED AND MAINTAINED BY THE H.O.A. HOWARD COUNTY WILL ONLY MAINTAIN THE INLET STRUCTURE WITHIN THE MICRO BIO-RETENTION FACILITIES ADJACENT TO THE PUBLIC RIGHT-OF-WAY.

**Owner**  
DIETRIK B. MEHA, SENATOR OF THE CHEVIN MEHA IRREVOCABLE TRUST  
5196 TALBOTS LANDING  
ELLSWOOD CITY, MARYLAND 21046  
443-265-9563

**Developer**  
ELKRIDGE DEVELOPERS, LLC  
5196 TALBOTS LANDING  
ELLSWOOD CITY, MD 21046  
443-265-9563

Scale: 1" = 10'

**SWM PLAN VIEWS AND DETAILS**

**ELKRIDGE CROSSING II**

**SECTION THREE**

LOTS 01 THRU 104 AND  
NON-BUILDABLE BULK PARCEL 'J' THRU 'K'

(BEING A SUBDIVISION OF NON-BUILDABLE BULK PARCELS 'B', 'O', 'A' & 'H' AS SHOWN ON PLATS CHITLED - ELKRIDGE CROSSING II, SECTION TWO, LOTS 41 THRU 79, OPEN SPACE LOTS 76 THRU 90 & NON-BUILDABLE BULK PARCELS 'M' THRU 'L', PLAT No. 25089 - 25991)

Zone: DAC-CL1  
Tax Map No. 39  
C/D No. 80  
Parcel No. 30  
First Elevation District: Howard County, Maryland  
Scale: As Shown  
Date: January 10, 2023  
Sheet 17 OF 17

NO.	REVISION	DATE
1	REMOVE DRYWELL TO 5' DIA	1/11/23

PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
N/A	N/A	DAC-CL1	3B	1st	601101