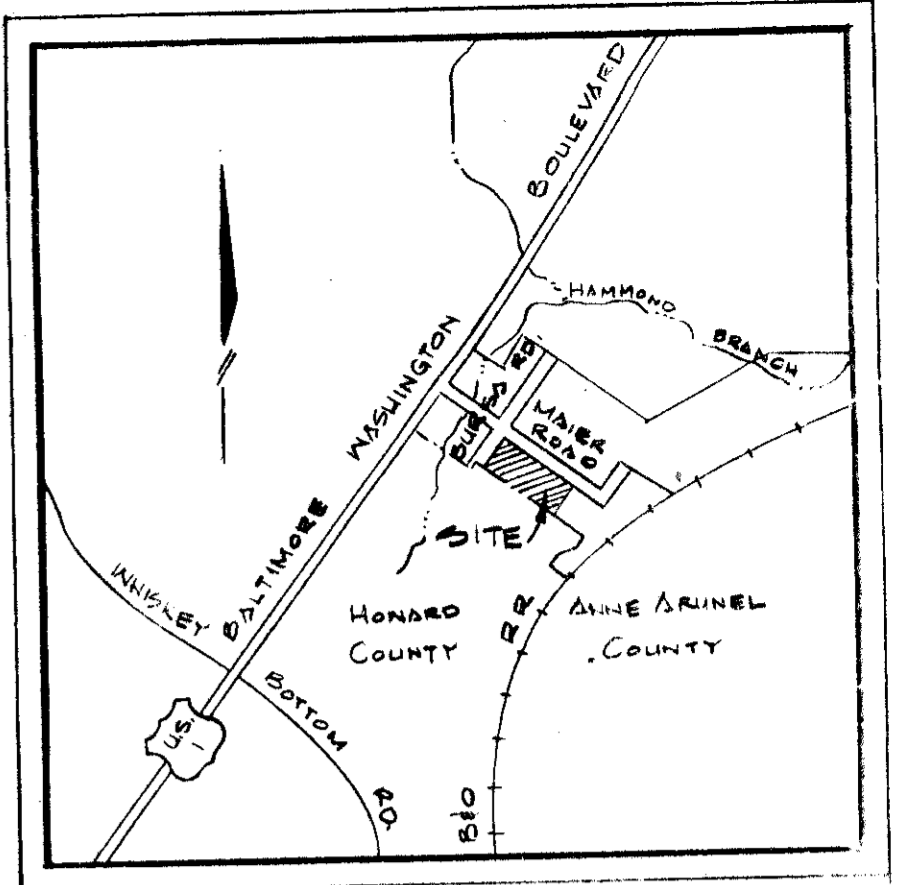


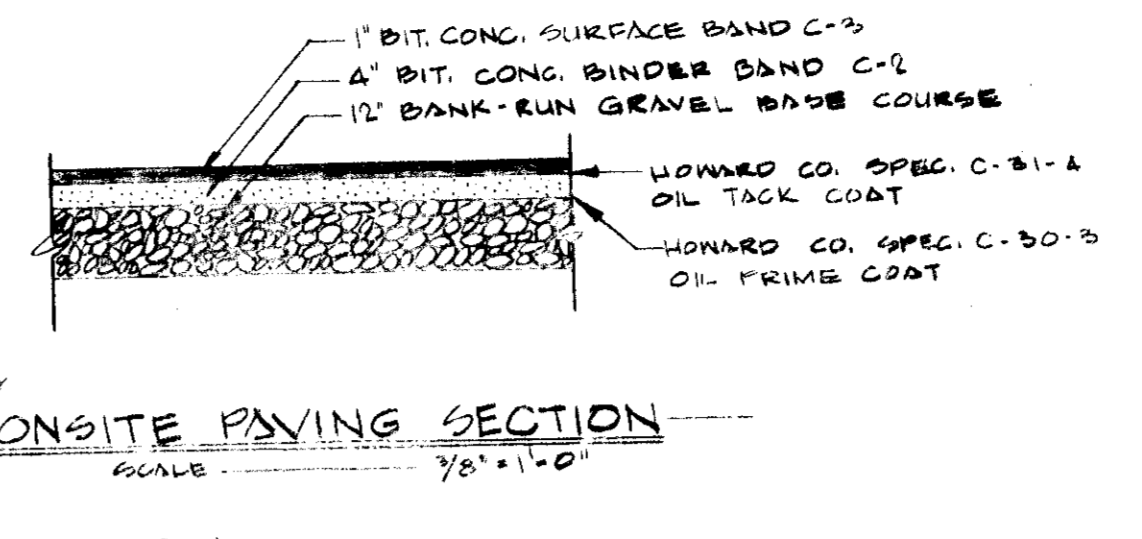
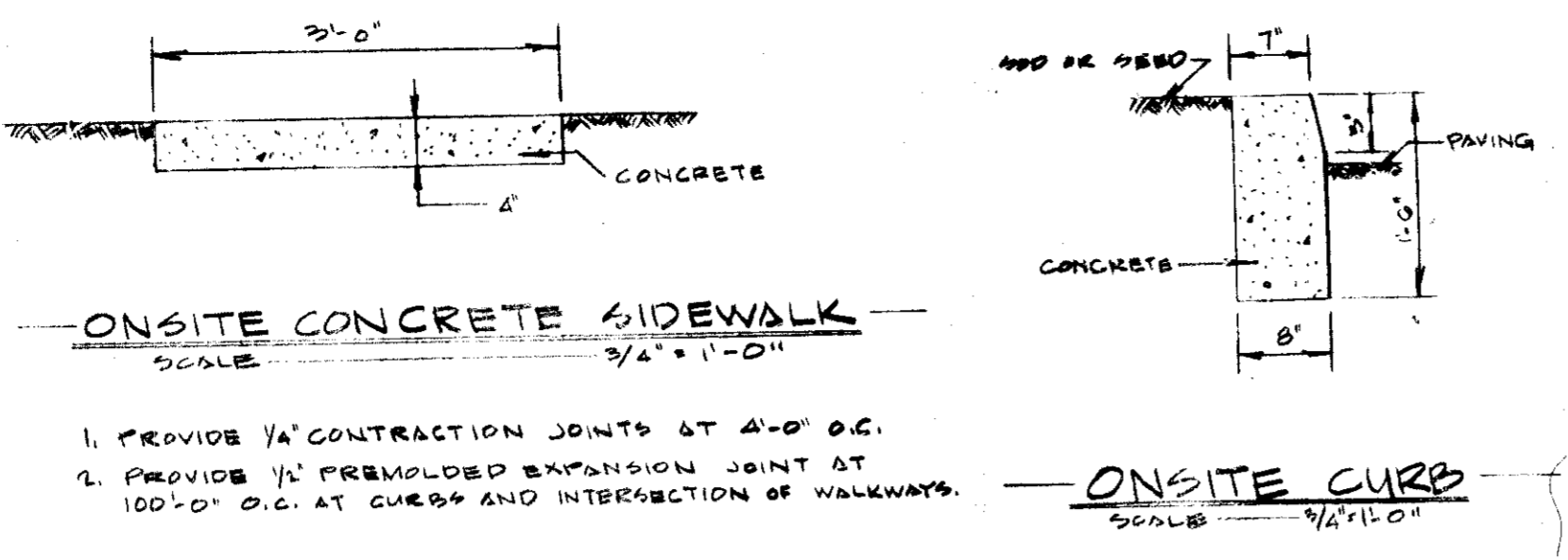
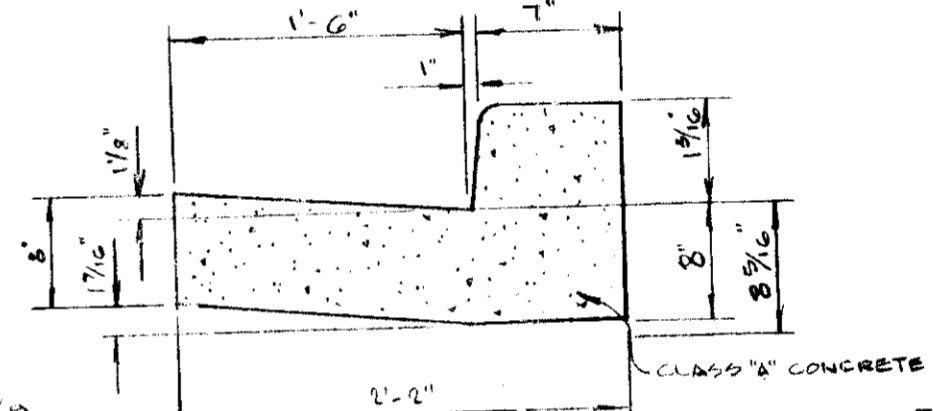
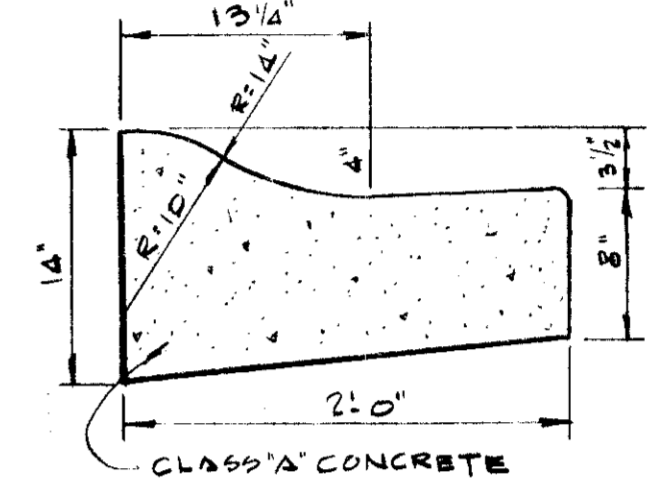
- LEGEND**
- 1 EX ELEVATION SHOWN 100.8
  - 2 EX ELEVATION SHOWN AT ROADWAY ARE TOP OF CURB ELEVATION UNLESS OTHERWISE INDICATED
  - 3 PROPOSED ELEV. SHOWN +100.8
  - 4 EX. GRADE SHOWN - - - - -
  - 5 PROPOSED GRADE SHOWN - - - - -
  - 6 DOWNSPOUT LOCATIONS ○



**PIPE SCHEDULE**

SIZE	TYPE	LENGTH
8"	C.M.P. 16 GA.	20'
18"	C.M.P. 16 GA.	110'
24"	C.M.P. 16 GA.	75'

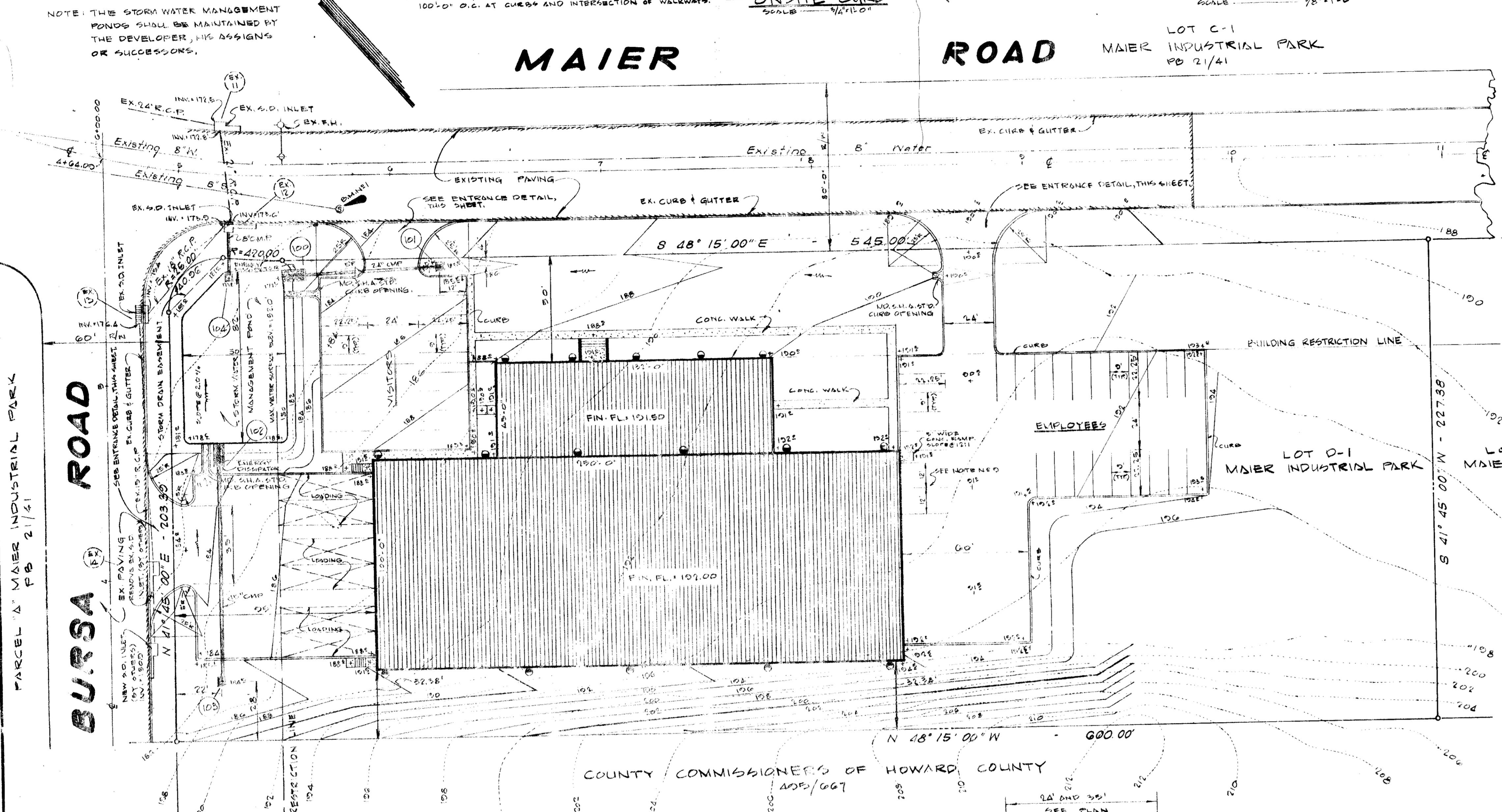
- GENERAL NOTES**
- All entrances shall be perpendicular to existing curb & gutter.
  - All materials and construction methods shall be in accordance with Howard County Road and Standard Specifications, Paving Section, Drawing D-6 (May, 1968), page 61, Standard Road and Street Details.
  - Existing Zoning: M-2 Heavy Industry
  - Site Area: 2.8 Acres
  - Recorded: Section One, Lot D-1, Maier Industrial Park Reference Number: 3546
  - Tax Map Number: 47
  - Any damage to the public roadways or public rights-of-way will be corrected at the developer's expense.
  - Bursa Road R/W and Maier Road R/W are dedicated public rights-of-way. All driveways and parking facilities are to remain the property of the owner.
  - Parking for handicapped persons. Provide sign G above grade, mounted on building wall: "RESERVED FOR PHYSICALLY HANDICAPPED PERSONS".
  - To connect overflow pipe @ EX. Inlet, remove manhole as required. Replace and grout around pipe to provide positive seal @ inlet.



APPROVED  
DIVISION OF LAND DEVELOPMENT  
HOWARD COUNTY, MARYLAND  
DATE 11-9-76  
WALTER S. BANKS

**MAIER ROAD**

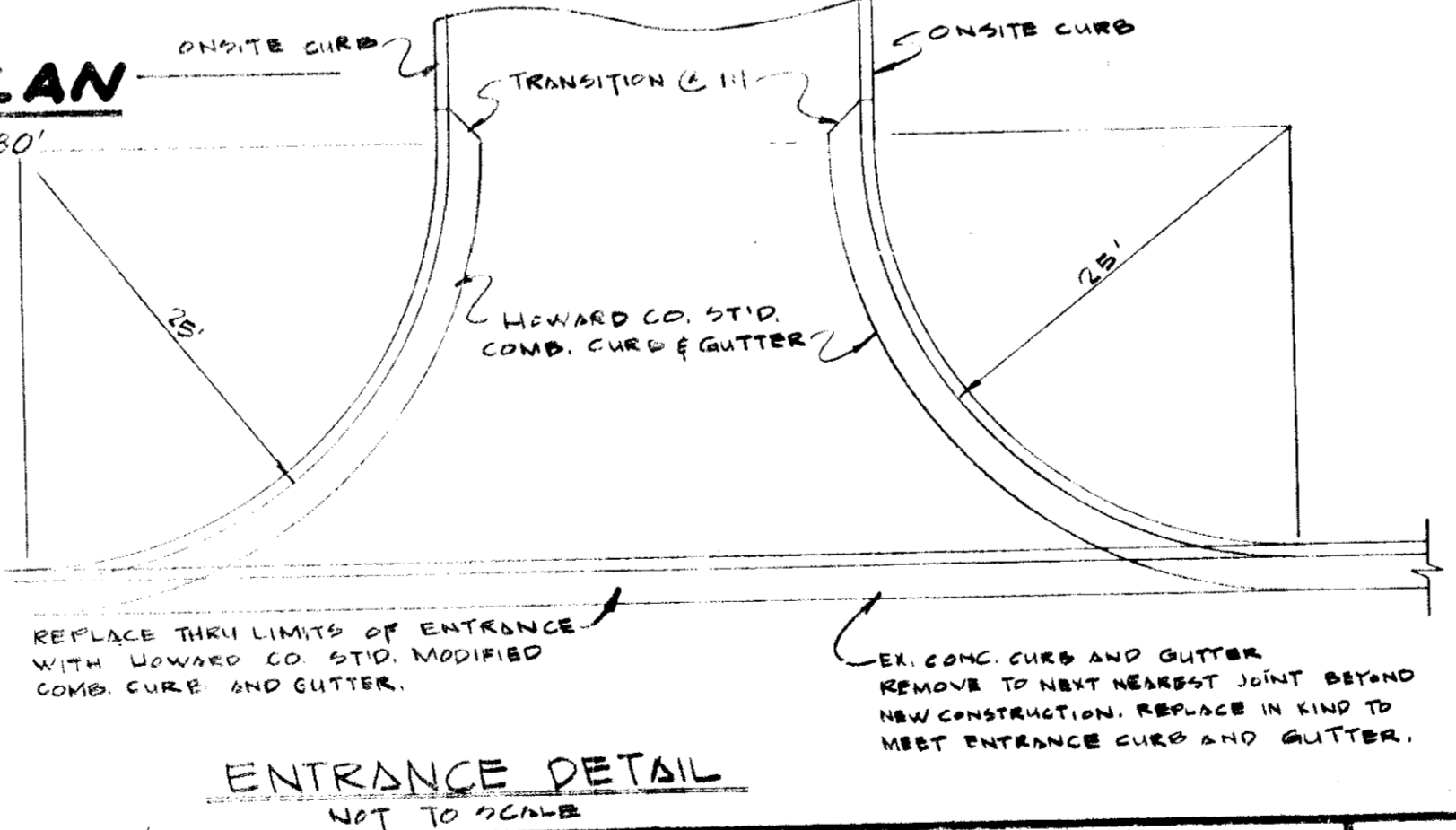
LOT C-1  
MAIER INDUSTRIAL PARK  
PD 2/41



**STRUCTURE SCHEDULE**

No.	TYPE	TOP ELEV.	REMARKS
100	STD END SUPPORT WALL	-	HOW. CO. STD. 14" DIA., D-46
101	5' INLET	183.0	HOW. CO. STD. SINGLE GRATE DWG. E-108
102	STD. END SUPPORT WALL	-	HOW. CO. STD. 15" DIA., D-46
103	5' INLET	184.5	HOW. CO. STD. SINGLE GRATE DWG. E-108
104	5' INLET	177.0	HOW. CO. STD. DWG. D-58

**SITE PLAN**  
SCALE 1"=80'

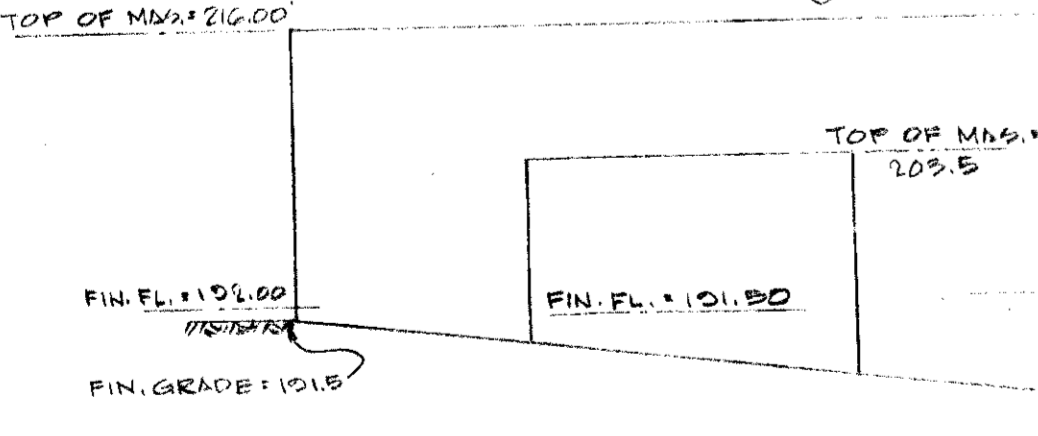


**PARKING SUMMARY**

No. of Employees = 40  
 Parking Requirement = 1 space per 2 Employees  
 Parking Required = 20 Spaces  
 Parking Furnished: Employees = 18 Spaces  
 Visitors = 18 Spaces  
 Handicapped = 2 Spaces  
 Total = 45 Spaces

OWNER: HOWARD COUNTY JOINT VENTURE  
 4700 ANNAPOLIS ROAD  
 BLADENSBURG, MARYLAND 20780  
 301-227-8300

**NORTH ELEVATION**  
NOT TO SCALE



NO.	DATE	REVISIONS

ENGINEERS PLANNERS SURVEYORS  
**Robert J. Banks & Associates**  
 2810 RHODE ISLAND AVENUE • N.W. GAITHER, MARYLAND 20828 • PHONE 775-1100



OFFICES AND MANUFACTURING FACILITY  
**JANCO GREENHOUSES**  
 SECTION ONE LOT D-1  
 MAIER INDUSTRIAL PARK  
 SIXTH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

January, 1978

Project No 79-03

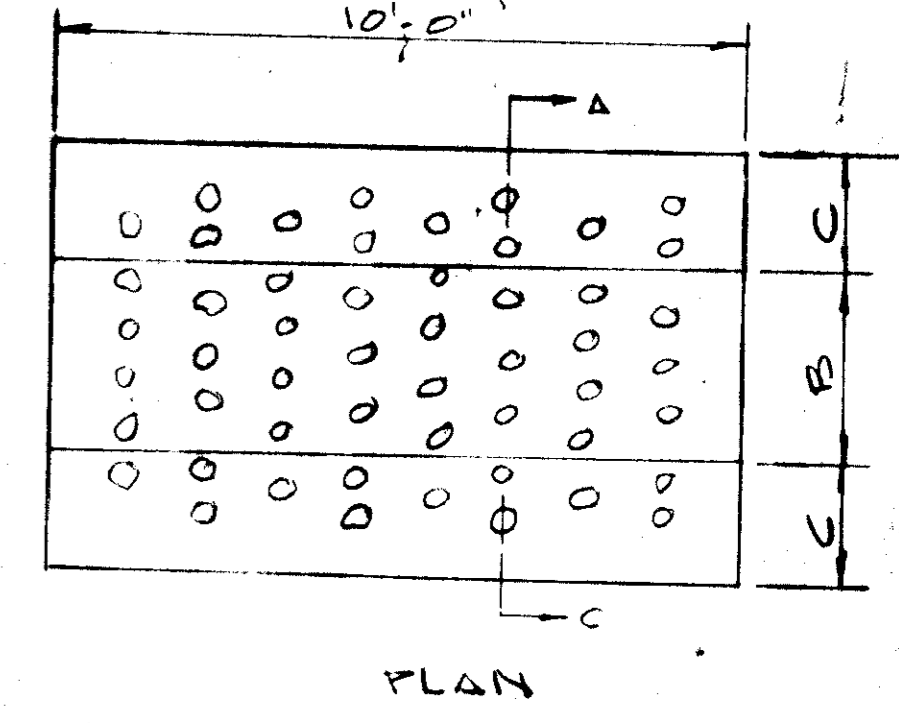
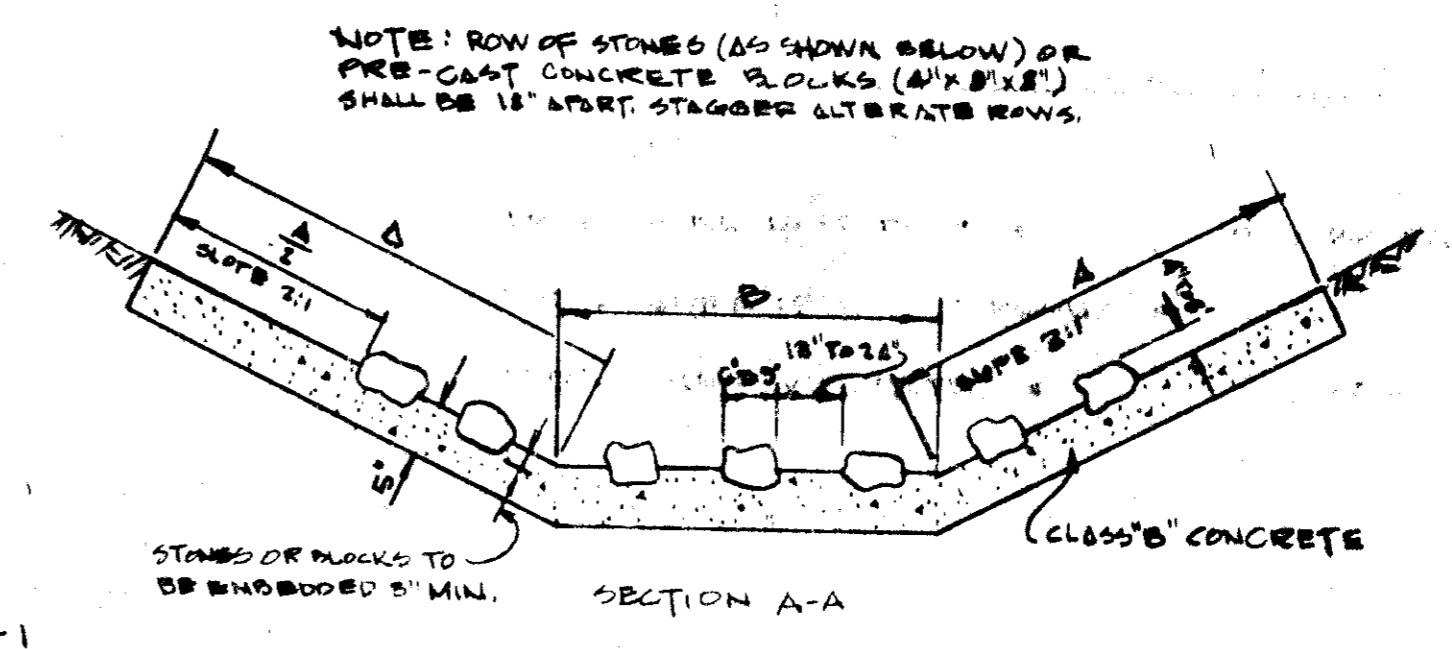
NOTE: STORM WATER MANAGEMENT FOND SHALL SERVE AS SEDIMENT TRAP UNTIL ALL AREAS ARE STABILIZED.

**SEDIMENT TRAP**  
 TOP ELEV. = 182.0'  
 DRAINAGE AREA = 2.5 AC.  
 STORAGE PROVIDED = 4,500 FT<sup>3</sup>  
 CLEAR-OUT ELEV. = 180.0'  
 OUTLET WIDTH = 64" AC. X 2.5 AC. = 15'

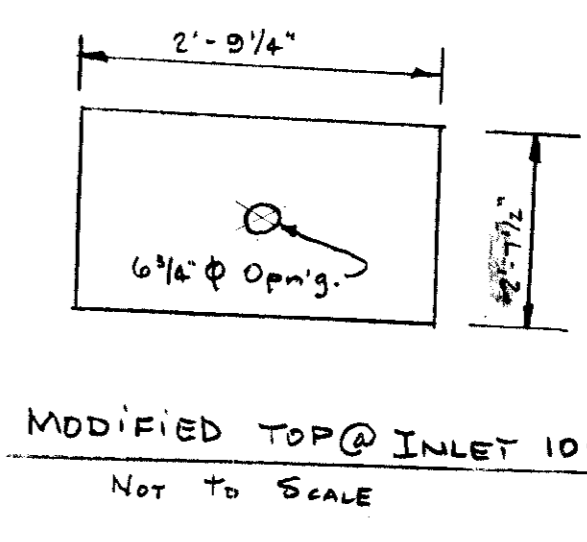
DO NOT CONSTRUCT CONNECTION TO INLET UNTIL DRAINAGE AREA IS PAVED AND/OR OTHERWISE STABILIZED.

**CONCRETE ENERGY DISSIPATOR**

STRUCTURE NO.	A	B	C
100	3'-4"	2'-0"	3'-0"
102	2'-7"	1'-6"	2'-4"



**CONCRETE ENERGY DISSIPATOR**  
NOT TO SCALE



**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 County Soil Conservation District.

JULY 16, 1976  
DATE  
Robert J. Banks  
ROBERT J. BANKS

**DEVELOPER'S CERTIFICATE**

I certify that all development and/or construction will be done according to this plan for erosion and sediment control and I authorize periodic onsite inspection by the Howard County Soil Conservation District or their authorized agents, as are deemed necessary.

JULY 16, 1976  
DATE  
Robert Newark  
ROBERT NEWARK

RECORDED: SECTION ONE, LOT D-1  
MAIER INDUSTRIAL PARK  
REFERENCE NUMBER: 3546

TAX MAP NUMBER: 47

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.

HONARD COUNTY DEPARTMENT OF HEALTH  
 Joseph Bradley  
 COUNTY HEALTH OFFICER  
 12-23-76  
 DATE

APPROVED: HONARD COUNTY OFFICE OF PLANNING AND ZONING  
 Planning Director  
 12-23-76  
 DATE  
 Lawrence S. Ripley  
 CHIEF, DIVISION OF LAND DEVELOPMENT  
 12/23/76  
 DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE AND STORM DRAINAGE SYSTEMS AND ROADS  
 HONARD COUNTY DEPARTMENT OF PUBLIC WORKS  
 P. J. Kago  
 12-17-76  
 DATE  
 Lawrence S. Ripley  
 CHIEF, BUREAU OF HIGHWAYS  
 12/16/76  
 DATE

REVIEWED FOR HONARD COUNTY SOIL CONSERVATION DISTRICT AND METS TECHNICAL REQUIREMENTS  
 Eric W. Horner  
 12/17/76  
 DATE  
 U.S. SOIL CONSERVATION SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY  
 Howard Soil Conservation District  
 Robert J. Banks  
 12/17/76  
 DATE  
 HONARD SOIL CONSERVATION DISTRICT

**SITE ANALYSIS**

TOTAL AREA OF SITE =	136,320 SQ. FT.
TOTAL AREA DISTURBED =	109,000 SQ. FT.
TOTAL AREA OF ROOF & PAVING =	57,925 SQ. FT.
TOTAL AREA VEGETATED =	78,804 SQ. FT.

APPROVED  
DIVISION OF LAND DEVELOPMENT

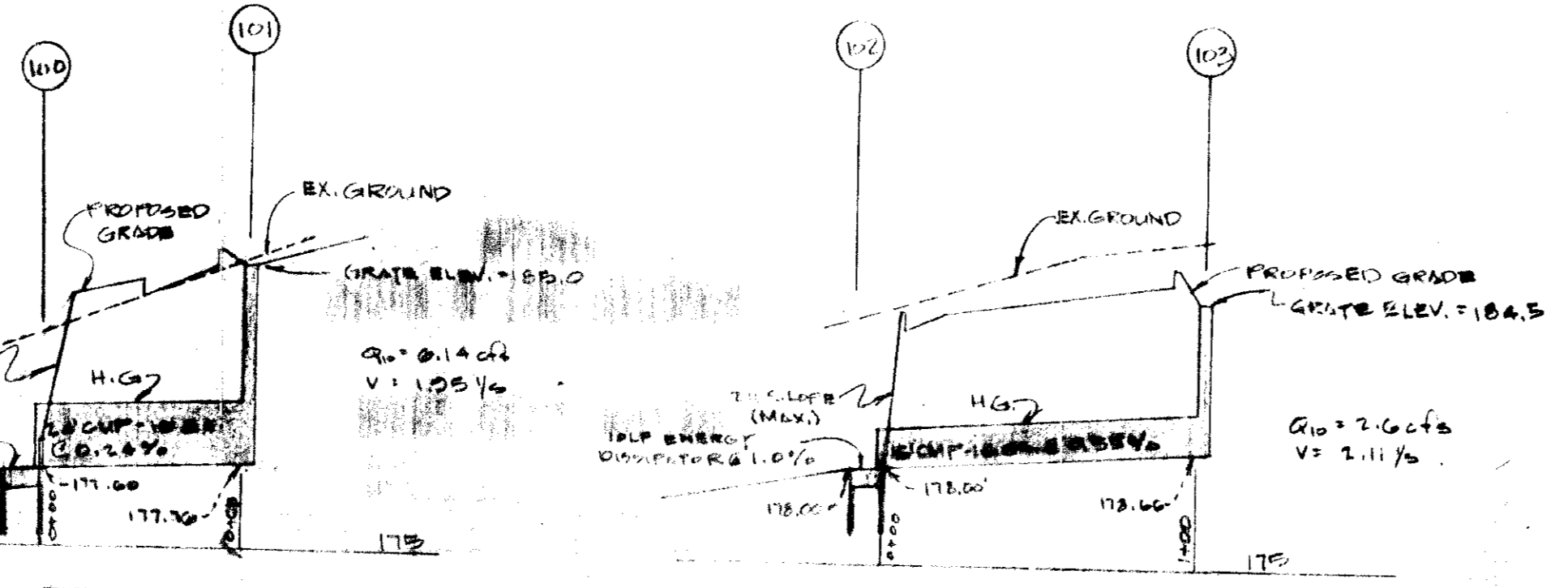
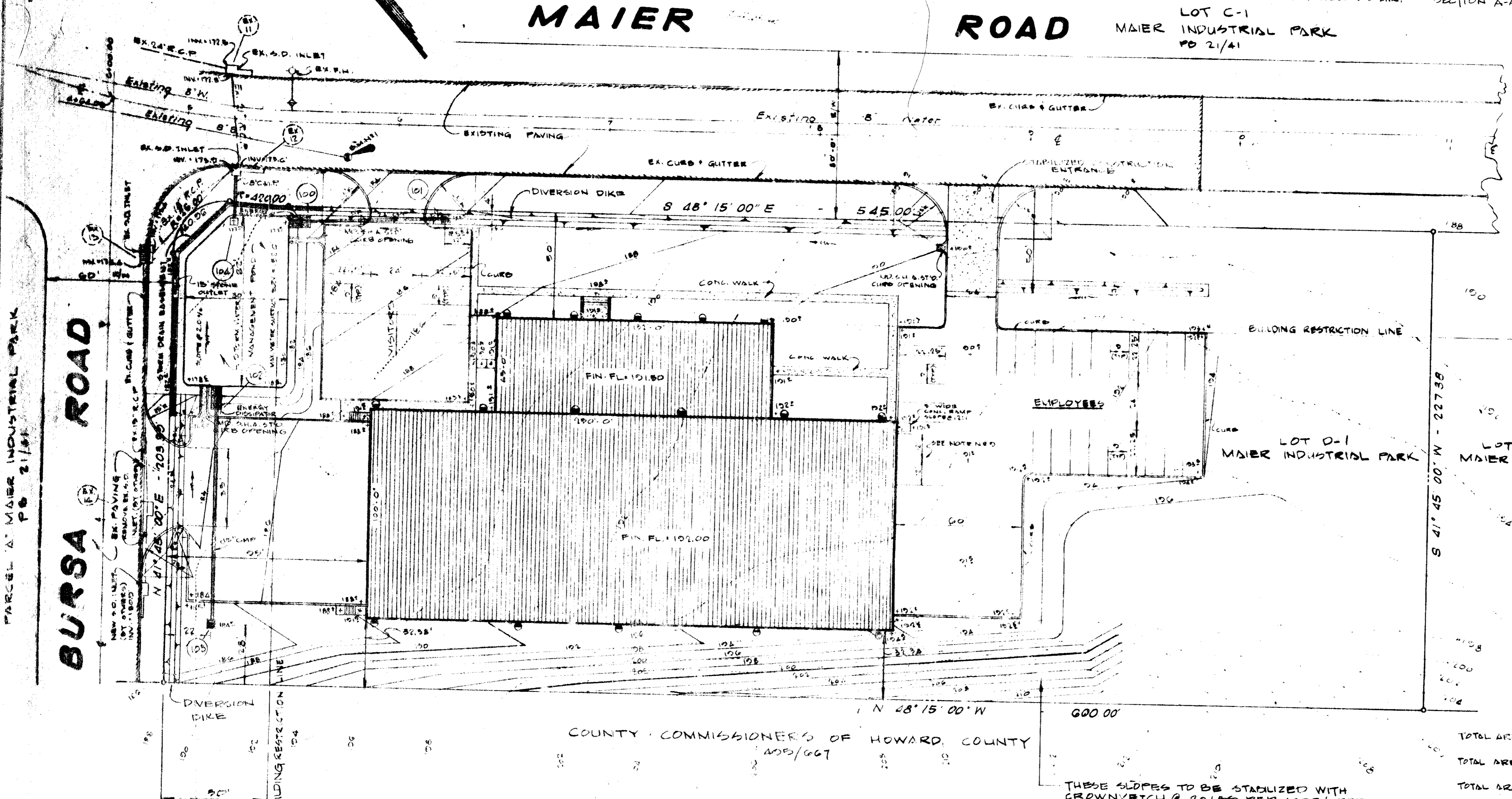
HOWARD COUNTY, MARYLAND  
DATE 11-9-76

OWNER: HOWARD COUNTY JOINT VENTURE  
4700 ANNAPOLIS ROAD  
BLADENSBURG, MARYLAND 20780  
301-927-8300

**PIPE SCHEDULE**

SIZE	TYPE	LENGTH
12"	C.M.P. - 16 GA.	20'
18"	C.M.P. - 16 GA.	100'
24"	C.M.P. - 16 GA.	65'

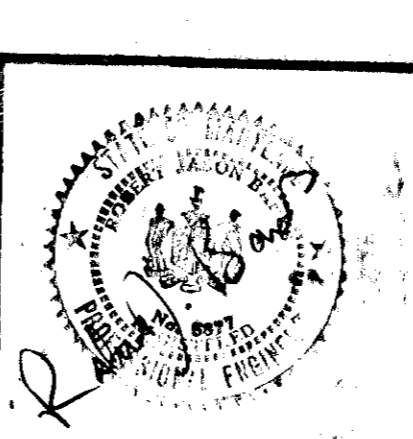
**SITE PLAN**  
SCALE 1"=80'



NO.	DATE	REVISIONS

ENGINEERS PLANNERS SURVEYORS

**Robert J. Banks & Associates**  
3810 RHODE ISLAND AVENUE • MT. VIEW, MARYLAND 20882 • PHONE 773-3100



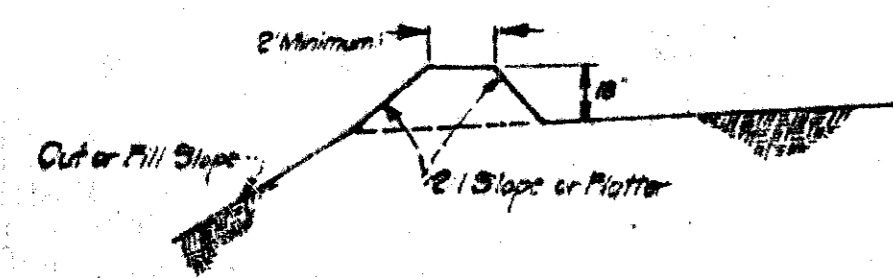
EROSION & SEDIMENT CONTROL PLAN

OFFICES AND MANUFACTURING FACILITY  
**JANCO GREENHOUSES**  
SECTION ONE LOT D-1  
MAIER INDUSTRIAL PARK  
SIXTH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

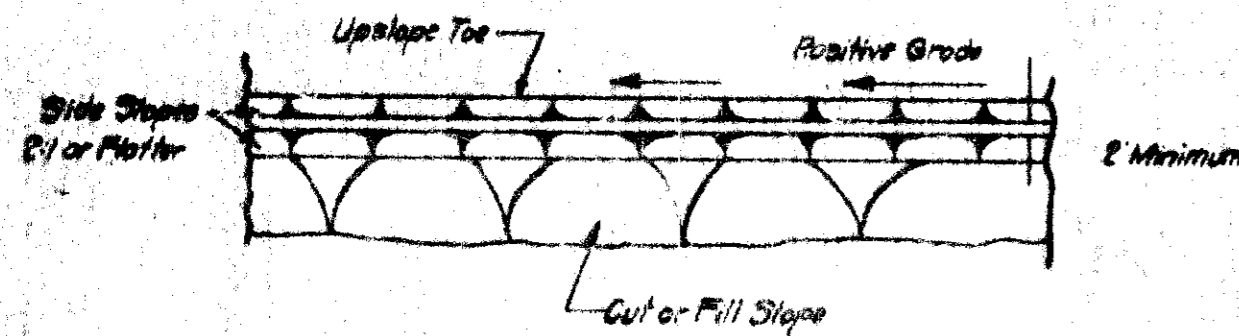
January, 1976

SDP-76-90

Sheet 1 of 3

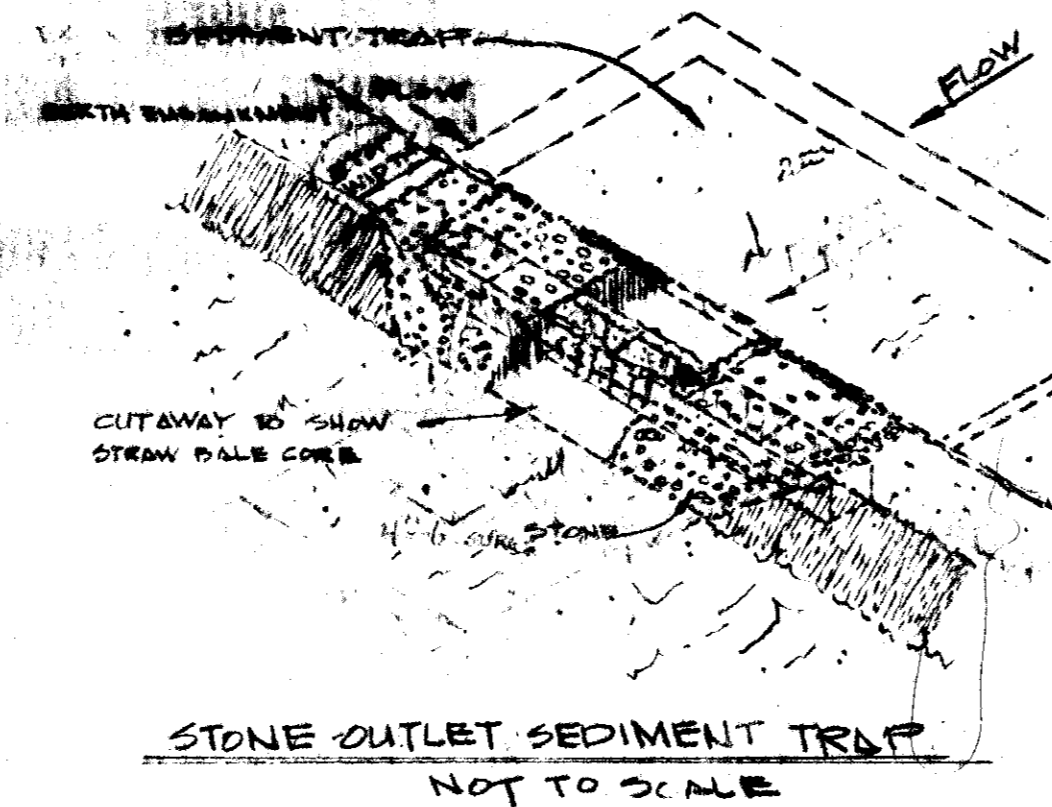


Cross Section

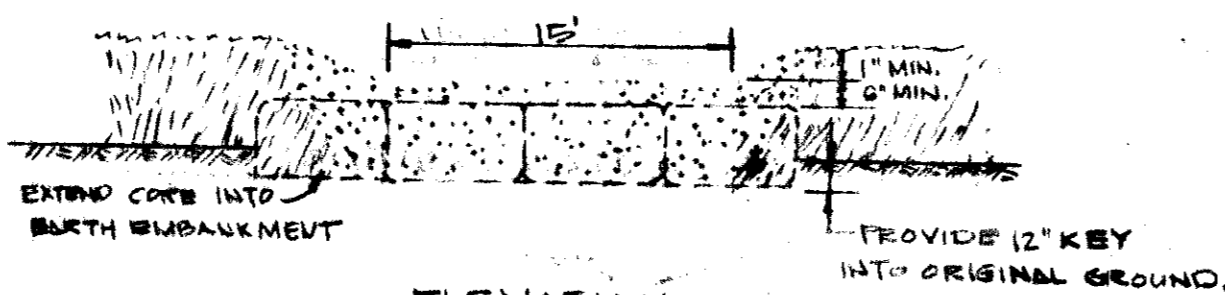


Plan View

DIVERSION DIKE  
Not to Scale



STONE OUTLET SEDIMENT TRAP  
NOT TO SCALE



ELEVATION  
NOT TO SCALE

NOTE: 1. USE THEIR STONE TO MEET AASHO DESIGNATION M43, SIZE NO. 4 OR NO. 4A OR NO. 4B (MINIMUM). 2. ALL STONE SHALL BE CLEAN AND FREE OF ALL ORGANIC MATTER. 3. CRUSHED STONE IS NOT ACCEPTABLE.  
USE 4" - 6" SURGE STONE  
2. SEE USDA SCS STG. DWG. NO. ST-2

TEMPORARY SEEDING NOTES

- ALL AREAS DISTURBED BY ONSITE GRADING THAT WILL NOT BE CONSTRUCTED UPON WITHIN 6 MONTHS ARE TO BE STABILIZED WITH A TEMPORARY SEEDING AND MULCHING IN ACCORDANCE WITH THE FOLLOWING PROCEDURE:
  - LIME IS TO BE APPLIED AT THE RATE OF 40 LBS. PER 1000 SQ. FT.
  - FERTILIZER SHALL BE 10-10-10 AND APPLIED AT THE RATE OF FROM 115 TO 154 LBS. PER 1000 SQ. FT.
  - SEED SHALL BE SPRING OATS APPLIED AT THE RATE OF 2 1/2 BU./AC.
  - MULCH MATERIALS SHALL BE UNWEATHERED, UNCHOPPED, SMALL GRAIN STRAW (PREFERABLY WHEAT) AT THE RATE OF 1 1/2 TO 2 TONS PER ACRE.

- ALL AREAS DISTURBED BY ONSITE GRADING THAT WILL NOT BE CONSTRUCTED UPON WITHIN 12 MONTHS ARE TO BE STABILIZED WITH A SEMI-PERMANENT TYPE SEEDING AND MULCHING IN ACCORDANCE WITH THE FOLLOWING PROCEDURE:
  - LIME IS TO BE APPLIED AT THE RATE OF 40 LBS. PER 1000 SQ. FT.
  - SUPERPHOSPHATE SHALL BE 0-20-0 AND APPLIED AT THE RATE OF FROM 115 TO 154 LBS. PER 1000 SQ. FT.
  - FERTILIZER SHALL BE 10-10-10 AND APPLIED AT THE RATE OF 25 LBS. PER 1000 SQ. FT.
  - SEED SHALL BE KENTUCKY 31 TALL FESCUE APPLIED AT THE RATE OF 60 LBS. PER ACRE.
  - IMMEDIATELY AFTER SEEDING UNIFORMLY MULCH THESE AREAS WITH UNWEATHERED, SMALL GRAIN STRAW (PREFERABLY WHEAT) AT THE RATE OF 1 1/2 TO 2 TONS PER ACRE.

- ALL AREAS DISTURBED BY ONSITE GRADING ON WHICH PERMANENT OR SEMI-PERMANENT SEEDING (AFTER OCTOBER 15) OR TEMPORARY SEEDING (AFTER NOVEMBER 15) CANNOT BE MADE, WILL BE TREATED BY MULCHING IN ACCORDANCE WITH THE FOLLOWING PROCEDURE:
  - MULCH MATERIALS SHALL BE UNWEATHERED, UNCHOPPED, SMALL GRAIN STRAW, SPREAD AT THE RATE OF 1 1/2 TO 2 TONS PER ACRE.
  - ANCHOR MULCH WITH ASPHALT, FEG AND TWINE, PLASTIC NETTING, OR BY A MULCH ANCHORING TOOL.

APPROVED  
DIVISION OF LAND DEVELOPMENT

OWNER: HOWARD COUNTY JOINT VENTURE  
4700 ANNAPOLIS ROAD  
BLADENBURG, MARYLAND 20780  
301-927-8200

HOWARD COUNTY, MARYLAND  
DATE 11-9-76

*[Signature]*

ENGINEER'S CERTIFICATE

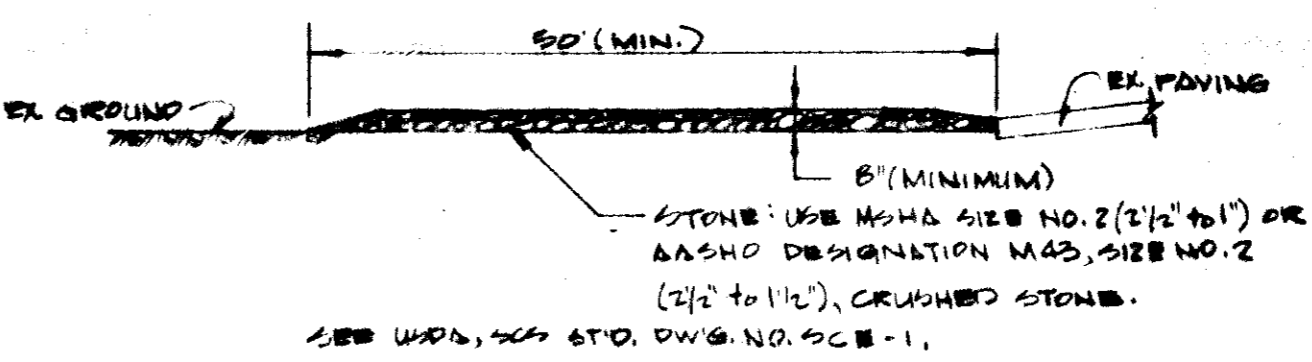
I certify that this plan for erosion and sediment control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard County Soil Conservation District.

JULY 16, 1976 DATE  
*[Signature]*  
Robert J. Banks

DEVELOPER'S CERTIFICATE

I certify that all development and/or construction will be done according to this plan for erosion and sediment control and I authorize periodic onsite inspection by the Howard County Soil Conservation District or their authorized agents, as are deemed necessary.

JULY 16, 1976 DATE  
*[Signature]*  
Robert Nearing



STABILIZED CONSTRUCTION ENTRANCE  
NOT TO SCALE

GENERAL NOTES

- The Sediment Trap will be built prior to all other grading in this plan. It will be built and maintained in accordance with the "Standards and Specifications for Soil Erosion and Sediment Control in Developing Areas". The Sediment Traps will not be removed until disturbed areas are stable. After drainage areas are stabilized all Sediment Traps will be filled, graded and stabilized.
- Temporary erosion control devices (dikes, flumes, etc.) shall be placed, prior to grading. Diversion dikes shall be placed so as to prevent water flow over the graded fill slopes.
- During the layout of the sediment control devices shown on this plan, field adjustments can and will be made to insure that proper placement has been made to arrest and control any sediment that could leave the construction site.
- Permanent stabilization of all banks will be accomplished within 30 days completion by sodding in accordance with the above ref. "Standards and Spec.", 5A.01.
- Permanent stabilization of all areas not to be sodded or paved to be accomplished by seeding and mulching in accordance with the above ref. "Standards and Spec.", 5A.01. See Note 11, below.
- All sediment basins and traps will be cleaned out when sediment reaches the clean out level as shown in the design on the sediment control plan.
- Mulch shall be placed over the open end of any unfinished storm drain at the end of each working day.
- Any streams of water involved in this project will be constantly protected by berms, dikes or other approved sediment control methods.
- The developer shall provide safety fencing and clear safety signs for all sediment basins and traps within the construction project.
- Written permission will be obtained from adjacent property owners for offset drainage easements, grading, clearing of stream runoff, and other structures, necessary for the implementation of the sediment control plan.
- All outfalls are to be protected from erosive velocities.
- Public roads and other right of ways will be kept free of sediment deposits left from heavy truck traffic leaving the construction site.
- Immediately after final grades are obtained, all areas to be paved, will be paved within 30 working days.
- The builder will be liable for any sediment damage caused from sediment leaving the site.
- Retaining walls to be constructed prior to grading.
- All sediment control devices will be remain in operation until the construction project is fully stabilized and free from sediment runoff.
- Periodic inspection and maintenance of all sediment control structures must be provided to insure intended purpose is accomplished.
- All surface runoff from the construction site will be diverted to approved sediment control devices before it is allowed to leave the site.
- Seeding: Prepare soil with 25 lbs. per 1000 sq. ft. of 10-10-10 fertilizer or its equivalent and 40 lbs. per 1000 sq. ft. of 1/2" a. Barrow or disc fertilizer and lime into the soil to a depth of 2 to 3 inches. Apply seed, 1.87 lbs. per 1000 sq. ft. Kentucky 31, tall fescue. Mulching to be placed immediately after seeding, uniformly with unweathered small grain straw at a rate of 60 to 70 lbs. per 1000 sq. ft. Mulch shall be anchored with Asphalt, Feg and Twine, Plastic Netting or by a mulch anchoring tool.
- Contractor handling the above shall obtain and follow the standards and specifications for soil erosion in developing areas as distributed by Howard County Soil Conservation District, 9281 Baltimore National Pike, Bellicott City, Maryland 21043.
- Notify the Howard County Soil Conservation District at least 24 hours prior to commencement of any work. Telephone 405-5180 or 465-5000 Ext. 525.

RECORDED: SECTION ONE, LOT D-1  
MAIER INDUSTRIAL PARK  
REFERENCE NUMBER: 354G  
TAX MAP: A7

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY DEPARTMENT OF HEALTH  
*[Signature]* 12-23-76 DATE

APPROVED HOWARD COUNTY OFFICE OF PLANNING AND ZONING  
*[Signature]* 12-23-76 DATE  
PLANNING DIRECTOR  
*[Signature]* 12/22/76 DATE  
CHIEF, DIVISION OF LAND DEVELOPMENT

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE AND STORM DRAINAGE SYSTEMS AND ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*[Signature]* 12-17-76 DATE  
DIRECTOR  
*[Signature]* 12/16/76 DATE  
CHIEF, DIVISION OF HIGHWAYS

REVIEWED FOR HOWARD COUNTY SOIL CONSERVATION DISTRICT AND METS TECHNICAL REQUIREMENTS  
*[Signature]* DATE  
US SOIL CONSERVATION SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY  
HOWARD COUNTY SOIL CONSERVATION DISTRICT  
*[Signature]* 12/16/76 DATE  
HOWARD SOIL CONSERVATION DISTRICT

SEQUENCE OF CONSTRUCTION

	COMPLETION DATE
1. SEDIMENT TRAP AND PERIMETER DIKES INSTALLED:	DECEMBER, 1976
2. SEDIMENT TRAP AND PERIMETER DIKES TO BE SEED:	DECEMBER, 1976
3. STRIPPING:	JANUARY, 1977
4. ROUGH GRADING:	JANUARY, 1977
5. STABILIZATION OF SLOPES:	JANUARY, 1977
6. CONSTRUCTION OF BUILDING:	MAY, 1977
7. PAVING:	JUNE, 1977
8. PERMANENT STABILIZATION:	JUNE, 1977
9. REMOVAL OF SEDIMENT TRAP AND PERIMETER DIKES:	JULY, 1977

NOTE: THE ABOVE COMPLETION DATES ARE APPROXIMATE ONLY, AND ARE DEPENDANT UPON ISSUANCE OF BUILDING PERMIT AND WEATHER CONDITIONS

NO.	DATE	REVISIONS

ENGINEERS PLANNERS SURVEYORS

**Robert J. Banks & Associates**  
3510 HOOB ISLAND AVENUE • MT. RAINIER, MARYLAND 20826 • PHONE 778-1180

OFFICES AND MANUFACTURING FACILITY  
**JANCO GREENHOUSES**  
SECTION ONE LOT D-1  
MAIER INDUSTRIAL PARK  
SIXTH ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

January, 1976

Project No 79-03  
SDP-76-90 Sheet No 3 of 3