

- NOTES:**
- AREA OF PARCEL = 4.473 AC.±
  - ZONING = M-2
  - FLOOR AREA = 76,430 SF.
  - PROPOSED USE - OFFICE & WAREHOUSE.
  - OFF-STREET PARKING: OFFICES - MAX. NO. OF EMPLOYEES = 23; PARKING REQ. 7 PER 10 EMP. = 25; WAREHOUSE - MAX. NO. OF EMPLOYEES = 20; PARKING REQ. 1 PER 2 EMP. = 10; TOTAL PROVIDED = 42.
  - GREEN SPACE PROVIDED = 1.02 AC. ± 24%
  - BUILDING COVERAGE = 38%
  - NO RETAIL SALES PERMITTED.
  - THIS PARCEL IS NOT AFFECTED BY THE 100 YEAR FLOOD PLAIN.
  - ALL HANDICAPPED SPACES SHALL BE CLEARLY MARKED WITH SIGNS AS SHOWN ON SHEET 2 - LOCATION SHOWN.
  - ANY DAMAGE TO THE COUNTY RIGHT OF WAY OR PAVING WILL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
  - ALL MATERIALS AND CONSTRUCTION WILL BE DONE IN ACCORDANCE WITH THE HOWARD CO. ROAD CONSTRUCTION CODE AND STANDARD SPECIFICATIONS.
  - UTILITY LOCATIONS SHOWN HEREON WERE OBTAINED FROM THE BEST INFORMATION AVAILABLE. THE CONTRACTOR SHALL VERIFY THE LOCATIONS TO HIS OWN SATISFACTION PRIOR TO STARTING ANY WORK.

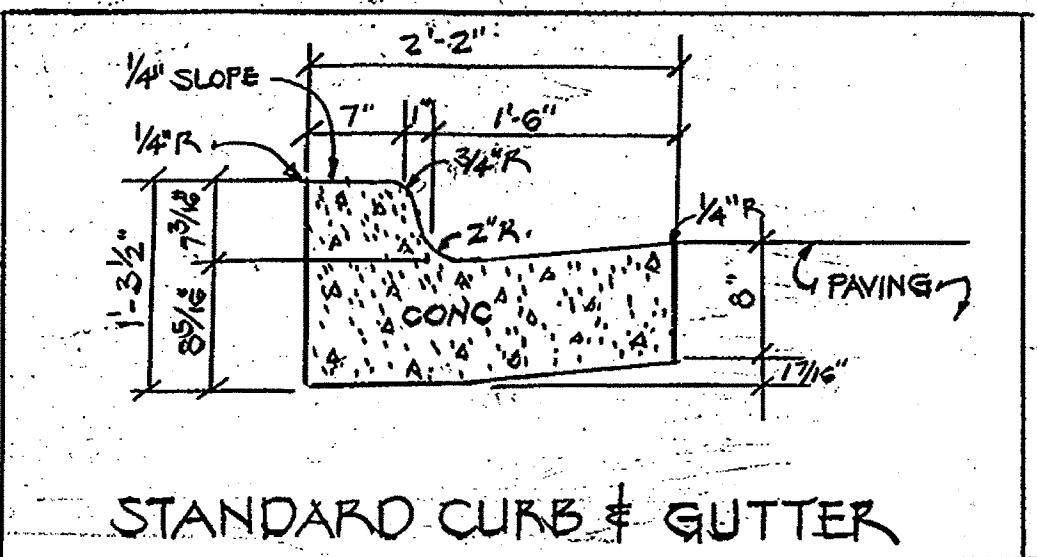
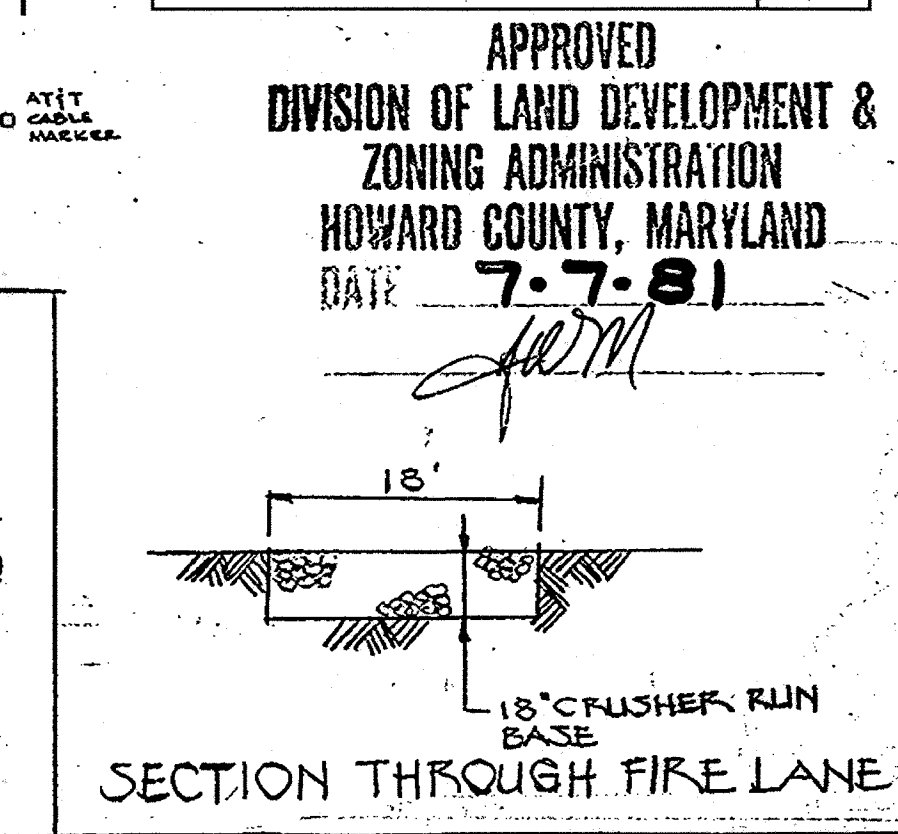
**PARCEL 'D'**

TOTAL NUMBER OF PARKING SPACES REQUIRED = 77,030 SF X 0.75 / 1,000 = 58 PARKING SPACES

TOTAL NUMBER OF PARKING SPACES PROVIDED = 59 SPACES INCLUDING 3 ACCESSIBLE SPACES  
1 VAN ACCESSIBLE SPACE

**DISTURBANCE CHART**

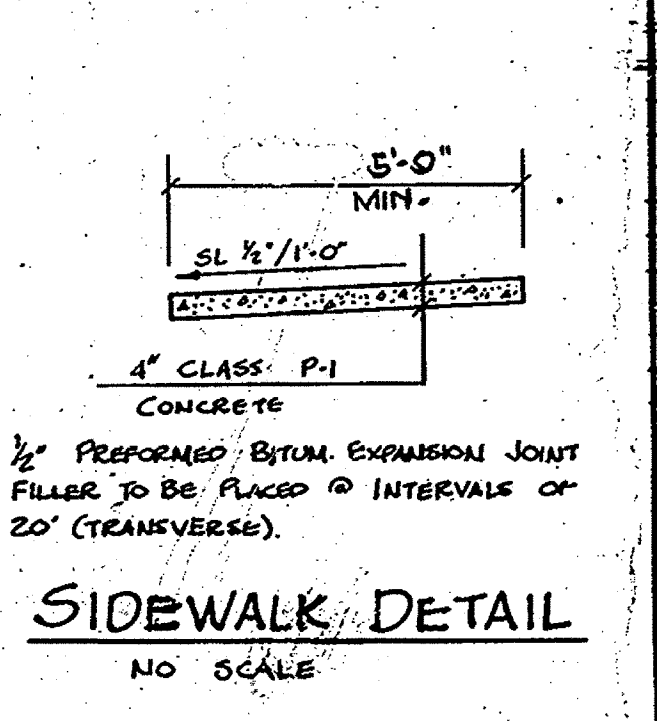
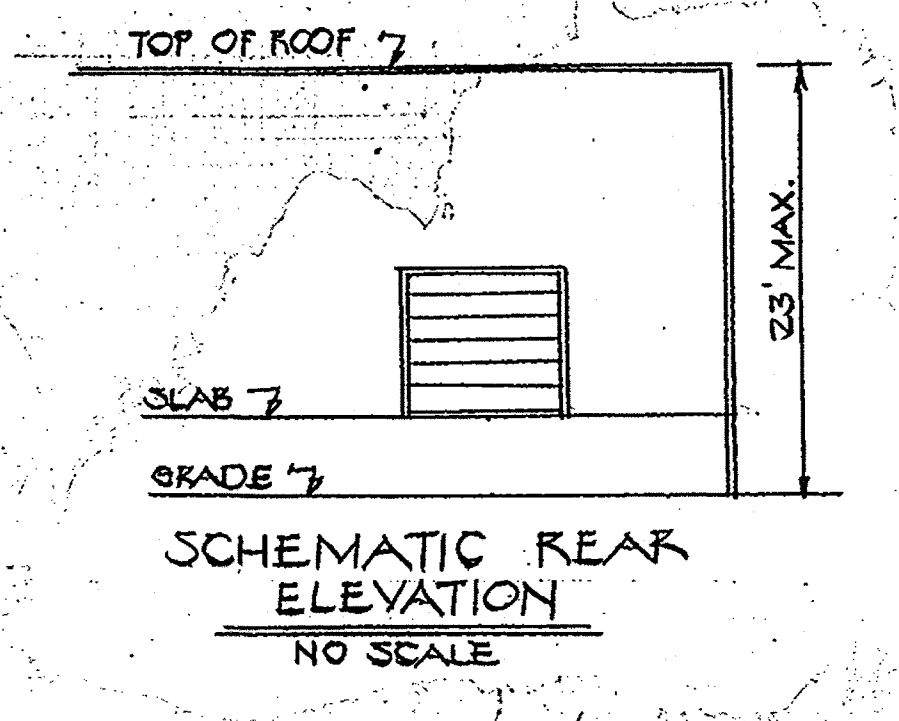
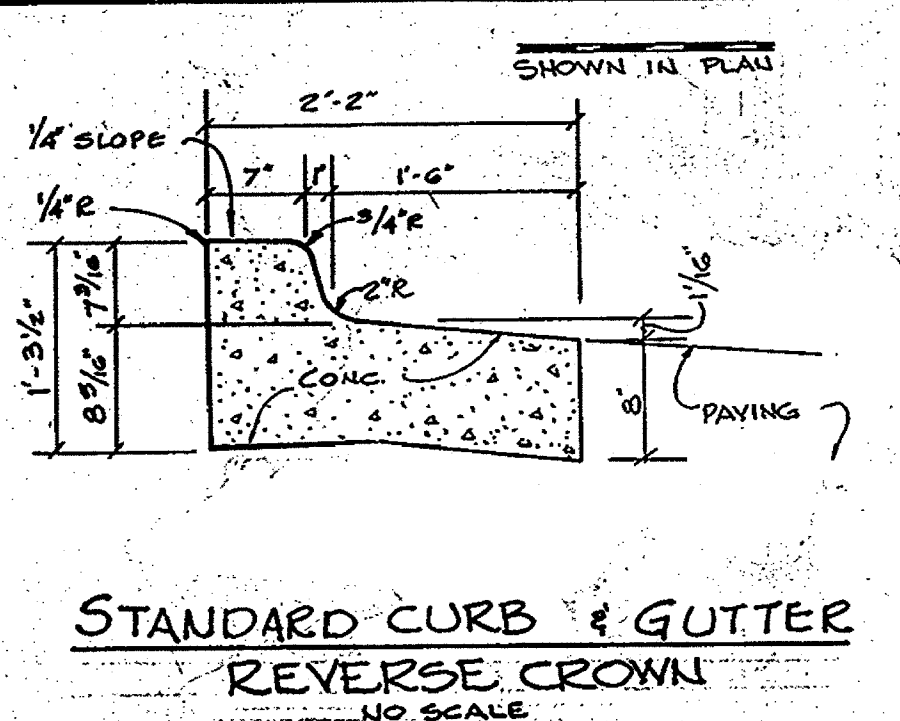
Added 600 sf of mezzanine, revised parking count, add island, LOD = 300 sf	2/16/21



**Professional Certification**  
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.  
License No. 22538  
Expiration Date: 11-24-21

SEAL 22538 FOR REVISION DATED 10-16-21 ONLY  
GOFFREY LIN CINCERO  
No. 22538  
Professional Engineer  
STATE OF MARYLAND

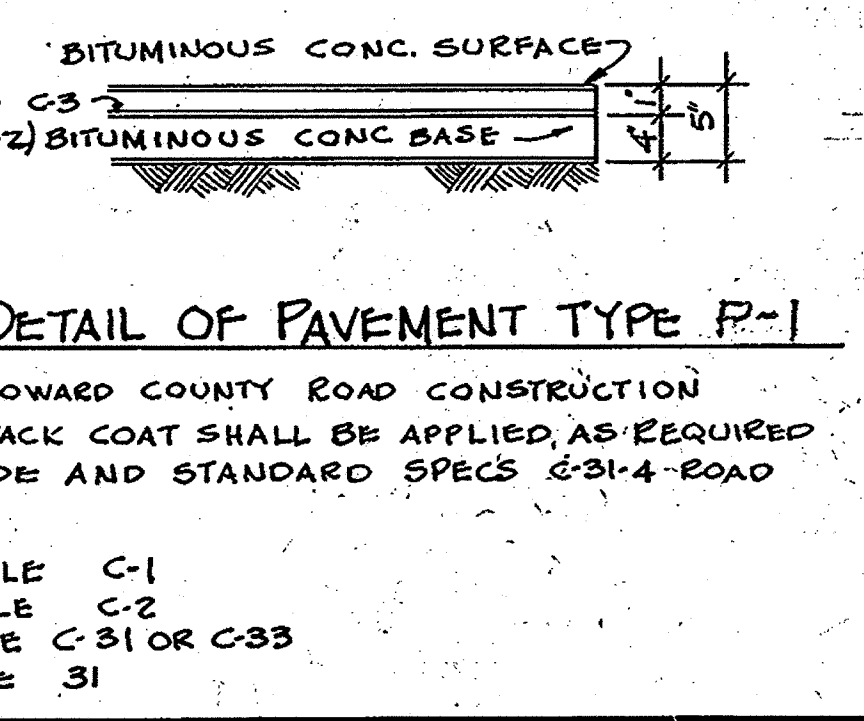
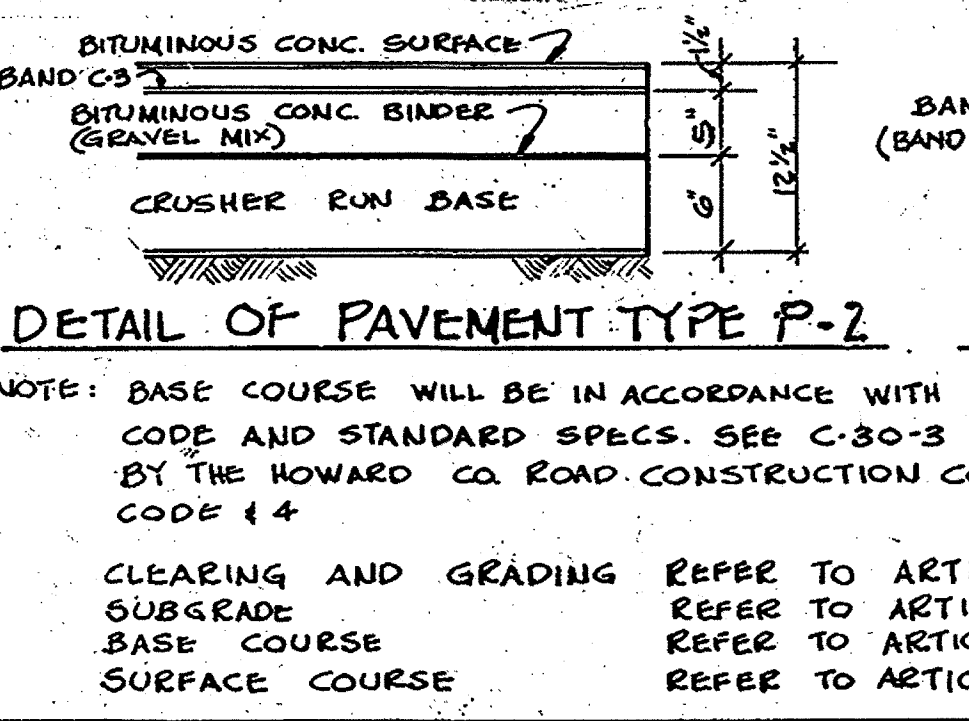
Added 600 sf mezzanine revised parking count 2/16/21



**STRUCTURE SCHEDULE**

NO.	TYPE	IN/IN	OUT/OUT	REMARKS
I-3	SINGLE 'S'	262.89	262.79	SD 4.22
I-4	SINGLE 'S'	264.08	263.56	268.50
I-5	SINGLE 'S'	265.24	265.04	269.59
I-6	SINGLE 'S'	265.91	268.50	SD 4.22
I-7	S COMBINATION	263.82	267.80	SD 4.32
I-8	SINGLE 'S'	266.48	271.20	SD 4.22
M-1	STD. MANHOLE	269.59	269.24	SD 3.01
I-1	S COMBINATION	269.53	269.30	SD 4.32
I-2	SINGLE 'S'	261.91	261.66	268.70

SET IN FIELD  
\* SEE SHEET 2 OF 2 FOR GATE DETAIL



NOTE: BASE COURSE WILL BE IN ACCORDANCE WITH HOWARD COUNTY ROAD CONSTRUCTION CODE AND STANDARD SPECS. SEE C-30-3 TACK COAT SHALL BE APPLIED, AS REQUIRED BY THE HOWARD CO. ROAD CONSTRUCTION CODE AND STANDARD SPECS C-31-4-ROAD CODE 14

CLEARING AND GRADING REFER TO ARTICLE C-1  
SUBGRADE REFER TO ARTICLE C-2  
BASE COURSE REFER TO ARTICLE C-31 OR C-33  
SURFACE COURSE REFER TO ARTICLE 31

ENGINEER: HUDKINS ASSOC., INC.  
101 SHELL BUILDING  
200 E. JOPPA ROAD  
TOWSON, MARYLAND 21204

APPROVED FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPT.  
*Joseph C. Osburn* 7-27-81  
COUNTY HEALTH DEPT. OFFICER DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT  
*William T. Rowe* 7-14-81  
HOWARD S.C.D. DATE

REVIEWED FOR HOWARD S.C.D. AND MEETS TECHNICAL REQUIREMENTS

*James M. Hite* 7-14-81  
U.S. SOIL CONSERVATION SERVICE DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING  
*James M. Hite* 7-28-81  
DIRECTOR DATE

*William T. Rowe* 7-28-81  
CHIEF, DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE & STORM DRAINAGE SYSTEMS & PUBLIC ROADS.  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*William T. Rowe* 7-24-81  
DIRECTOR DATE

*William T. Rowe* 7/24/81  
CHIEF, BUREAU OF ENGINEERING DATE

**DEVELOPER**  
I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN OF DEVELOPMENT AND PLAN FOR EROSION AND SEDIMENT CONTROL & THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT & EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS, AS ARE DEEMED NECESSARY.  
*James M. Hite* 7/24/81  
SIGNATURE DATE

**ENGINEER**  
I CERTIFY THAT THE PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PROFESSIONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT OF THE HOWARD COUNTY, MARYLAND.  
*Howard W. Kolscher* 10/21/79  
SIGNATURE DATE

**DEVELOPER**  
B.W.I.P. INC.  
110 WEST ROAD  
TOWSON MD, 21204

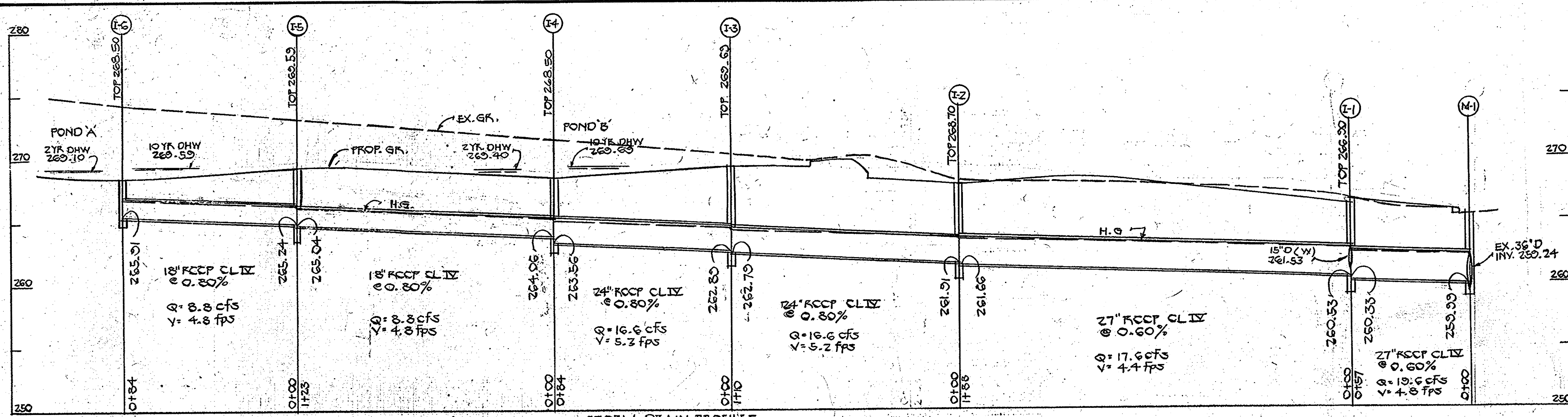
**ARCHITECT**  
ROBERT T. HOFMANN & ASSOCIATES, INC.  
670 OXFORD BUILDING MD, EXECUTIVE PARK  
TOWSON MD., 21204

**OWNER**  
B.W.I.P. INC.  
110 WEST ROAD  
TOWSON MD, 21204

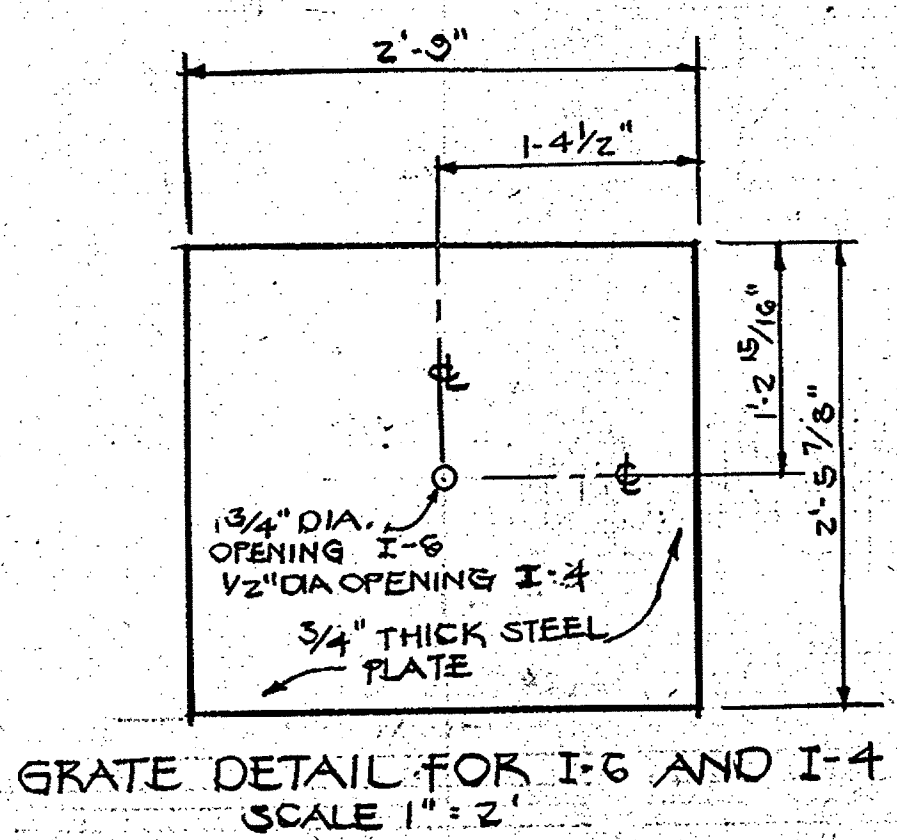
BALTIMORE-WASHINGTON INDUSTRIAL PARK  
SECTION 1-BLOCK X-PARCEL 'C'  
RECORDED AS PLAT # 3491  
ELECTION DISTRICT 6 HOWARD COUNTY, MARYLAND  
SCALE 1" = 30'

SITE DEVELOPMENT PLAN OF 84

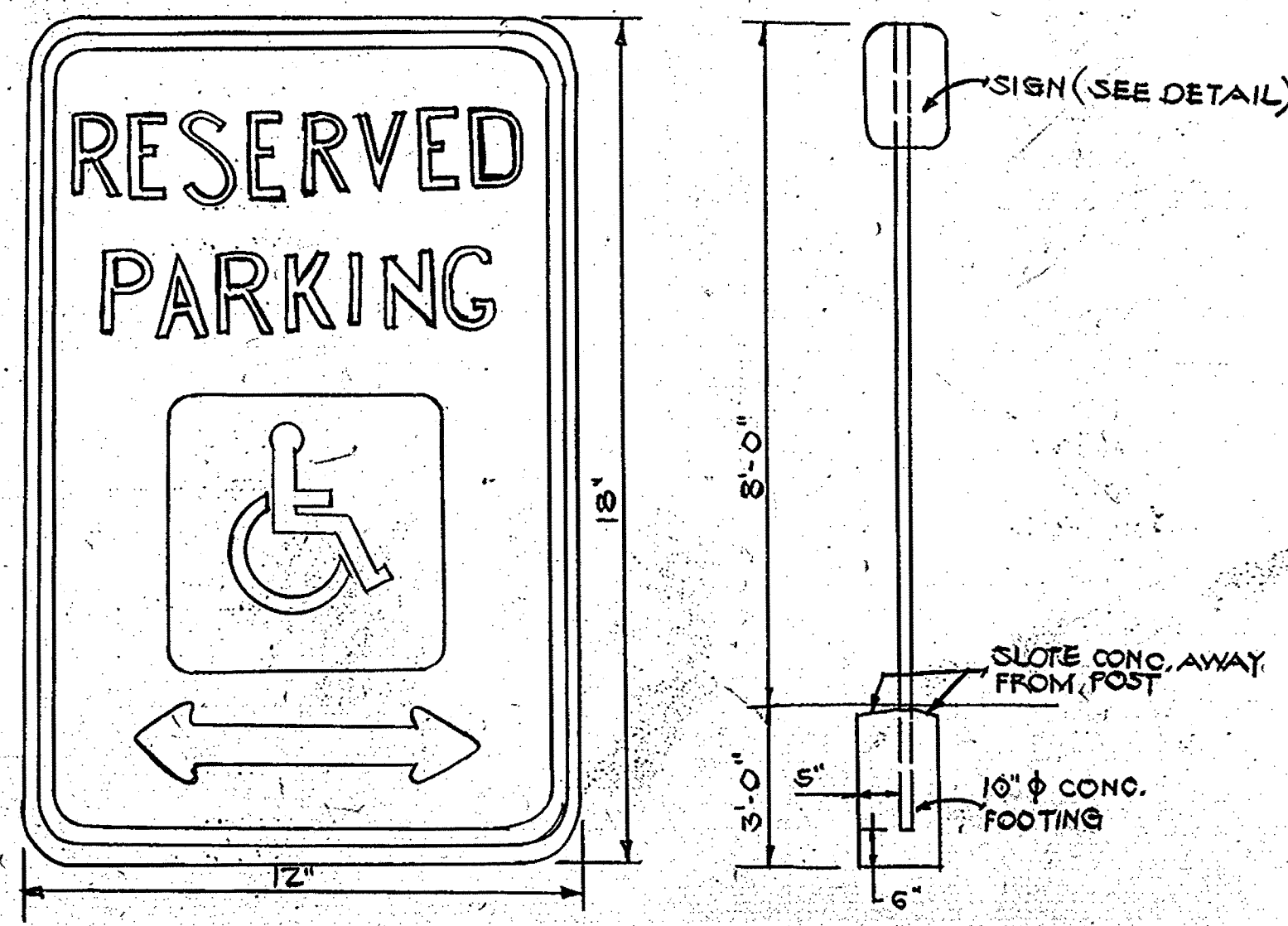
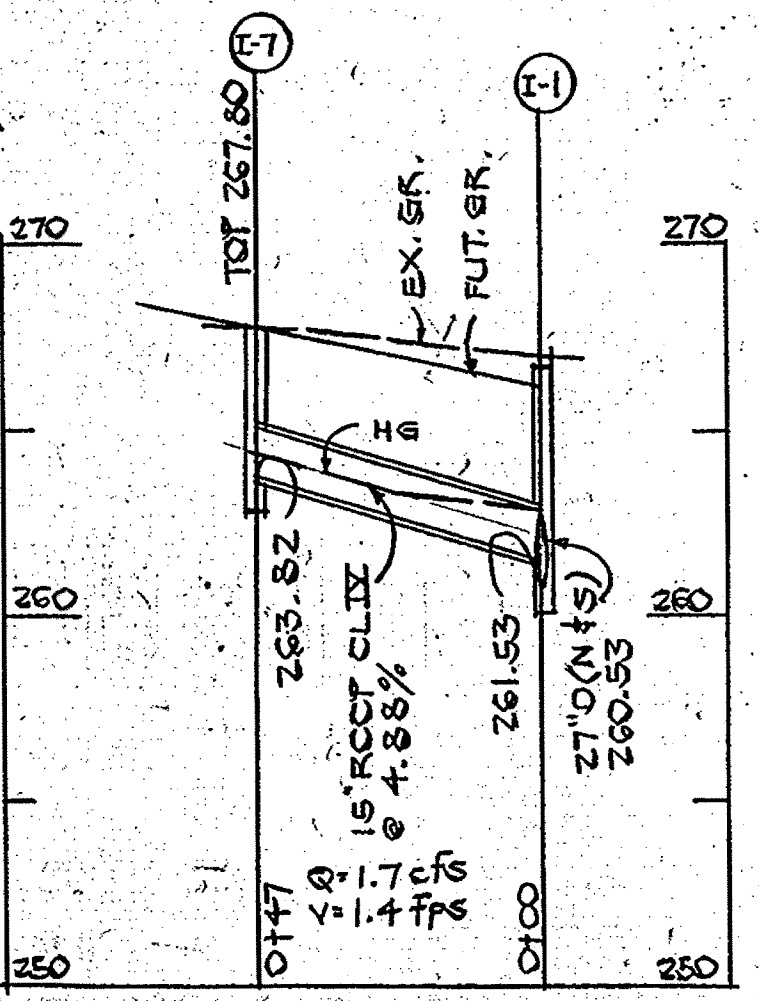




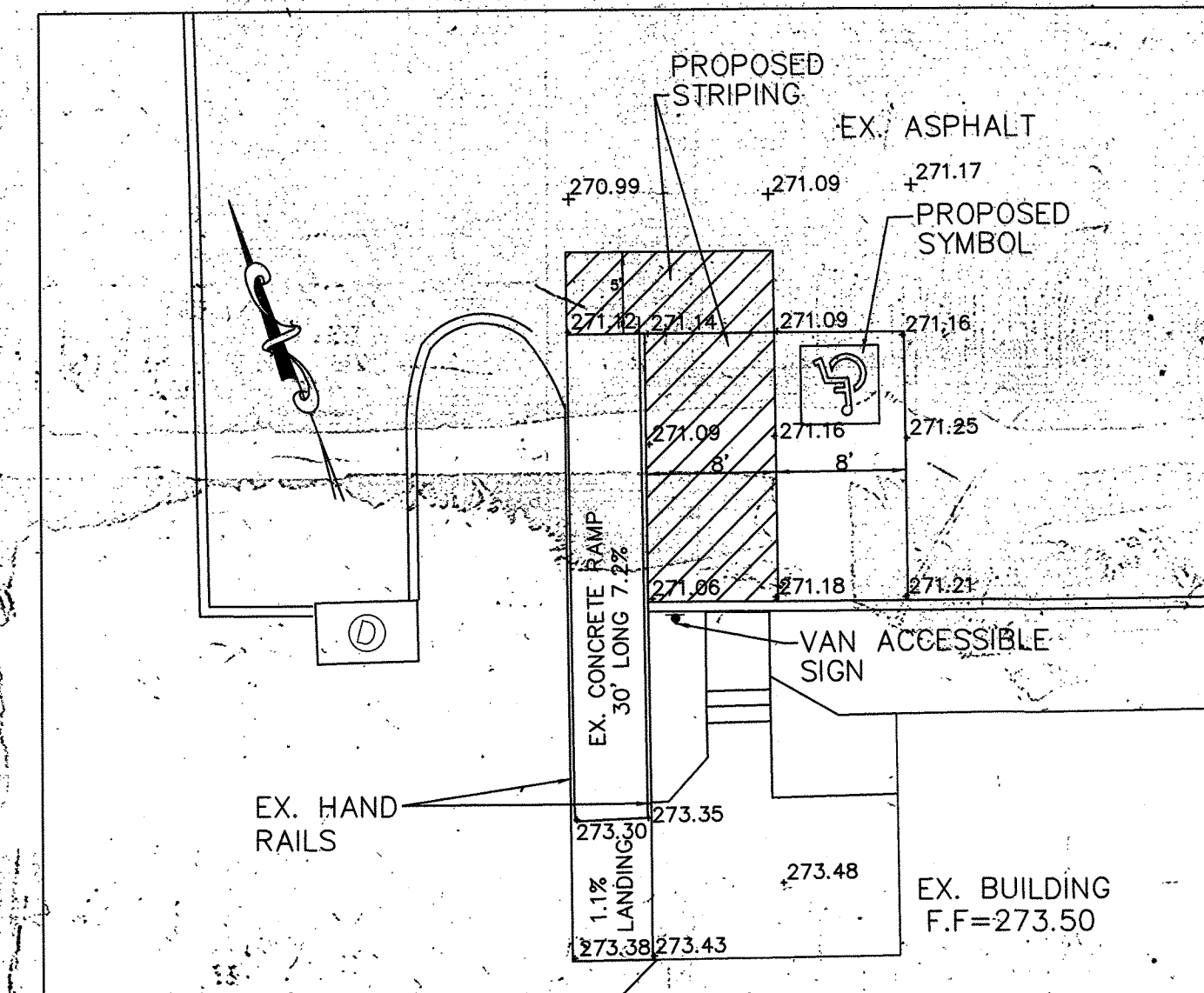
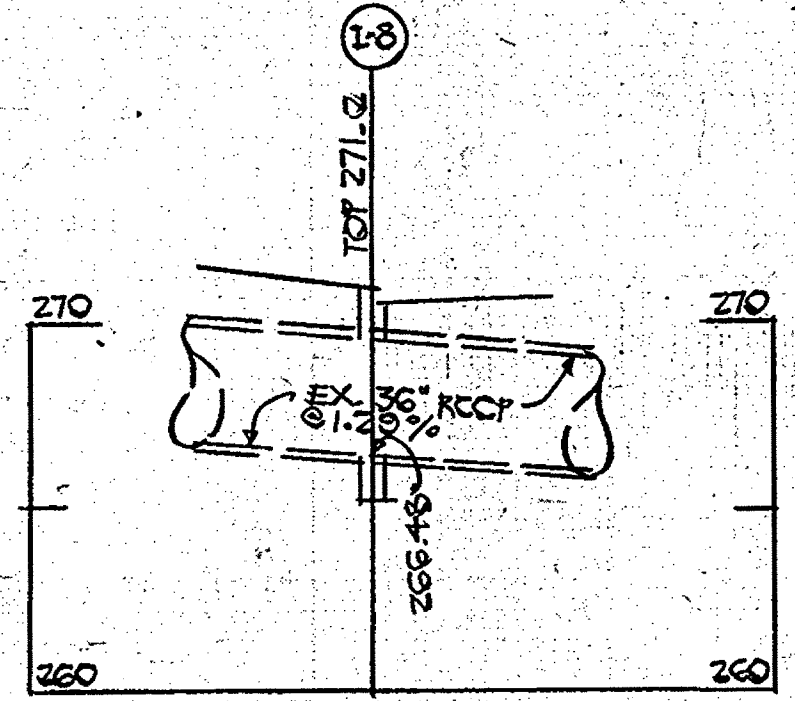
STORM DRAIN PROFILES  
SCALE: VERT 1"=6'  
HORIZ 1"=30'



GRATE DETAIL FOR I-6 AND I-4  
SCALE 1"=2'



HANDICAPPED SIGN DETAIL



INSET 'A-A' SCALE 1"=10'

Professional Certification  
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.  
License No. 22538  
Expiration Date: 11-24-21  
GEOFFREY LIN CINCERO  
No. 22538  
Professional Engineer  
STATE OF MARYLAND  
12/21/21

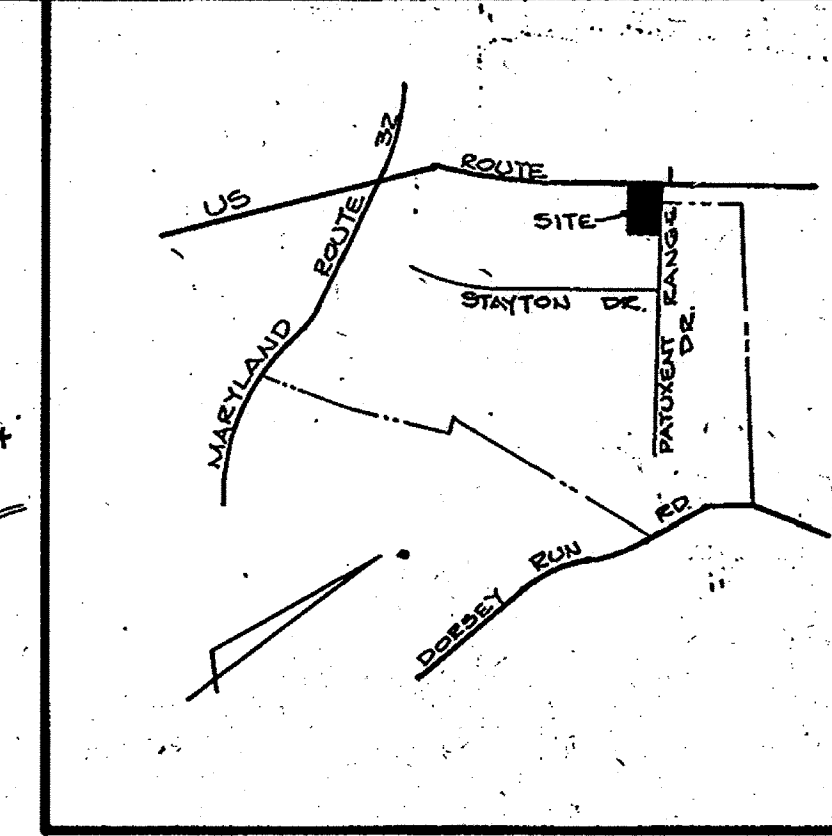
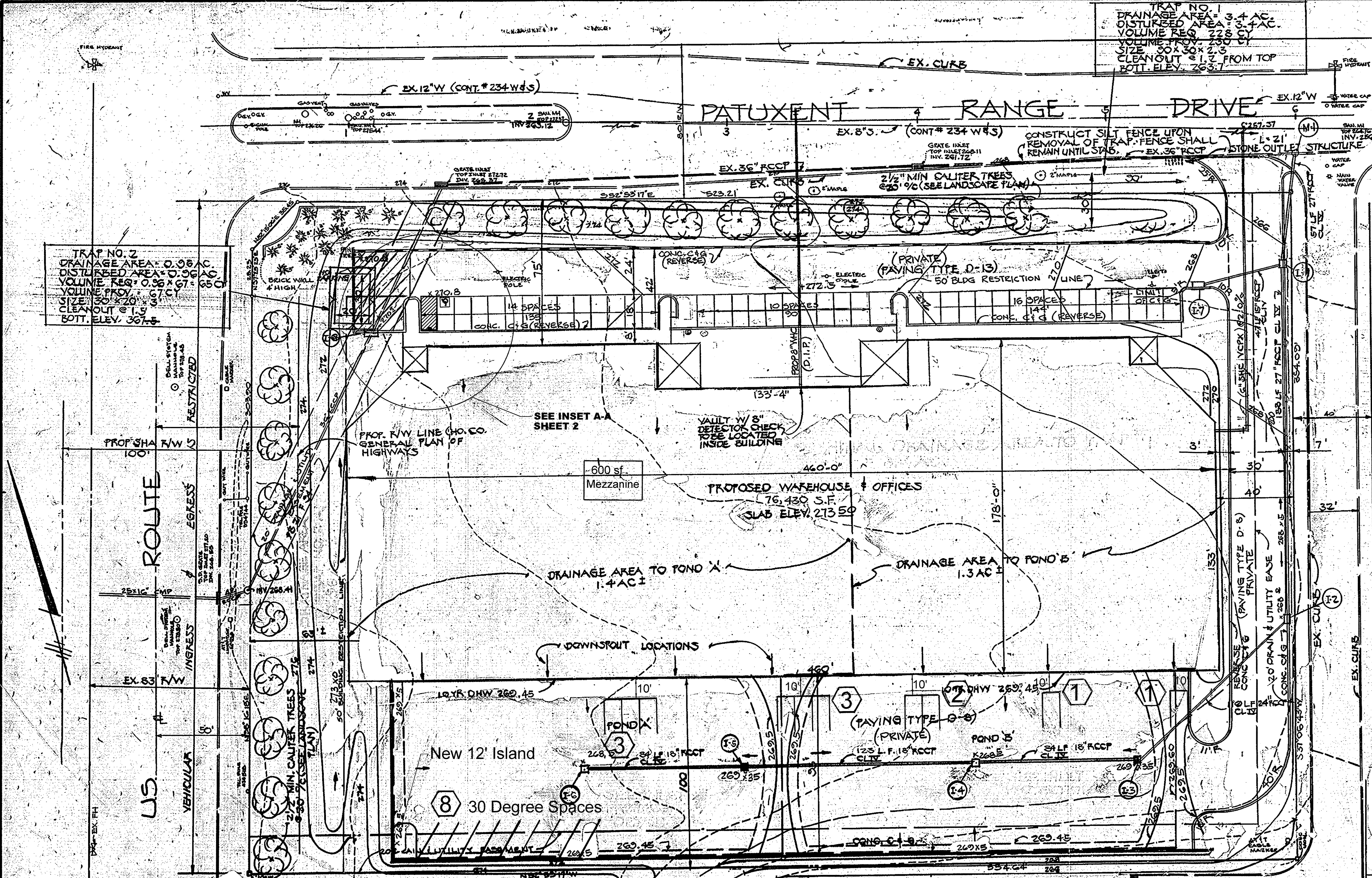
Added Detail for accessible parking space 2/16/21



APPROVED  
DIVISION OF LAND DEVELOPMENT &  
ZONING ADMINISTRATION  
HOWARD COUNTY, MARYLAND  
DATE 7-7-81

ENGINEER:	HUDKINS ASSOC., INC. 101 SHELL BUILDING 200 E. JOPPA ROAD TOWSON, MARYLAND 21204	
APPROVED FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS AND SEDIMENT CONTROL BY THE HOWARD COUNTY HEALTH DEPT.	<i>James Bergman</i> HEALTH DEPT OFFICER	7-27-81 DATE
THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT	<i>William Thome</i> HOWARD S.C.D.	7-19-81 DATE
REVIEWED FOR HOWARD COUNTY AND MEETS TECHNICAL REQUIREMENTS	<i>James M. Albin</i> U.S. SOIL CONSERVATION SERVICE	7-14-81 DATE
APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING	<i>James M. Albin</i> DIRECTOR	7-28-81 DATE
CHIEF, DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION	<i>James M. Albin</i> CHIEF, DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION	7-28-81 DATE
APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE & STORM DRAINAGE SYSTEMS & PUBLIC ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS	<i>James M. Albin</i> DIRECTOR	7-24-81 DATE
CHIEF, BUREAU OF ENGINEERING	<i>James M. Albin</i> CHIEF, BUREAU OF ENGINEERING	7-28-81 DATE
<b>DEVELOPER</b>		
I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN OF DEVELOPMENT AND PLAN FOR EROSION AND SEDIMENT CONTROL & THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT & EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS, AS DEEMED NECESSARY.		
<i>James M. Albin</i> SIGNATURE		7-28-81 DATE
<b>ENGINEER</b>		
I CERTIFY THAT THE PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PROFESSIONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.		
<i>Howard W. Koltscher</i> SIGNATURE		10/31/79 DATE
<b>DEVELOPER</b>		
B.W. IRING, 110 WEST ROAD TOWSON, MD. 21204		
<b>ARCHITECT</b>		
ROBERT T. HOFMANN & ASSOCIATES, INC. 675 OXFORD BUILDING TOWSON, MD. 21204		
<b>OWNER</b>		
B.W. IRING, 110 WEST ROAD TOWSON, MD. 21204		
BALTIMORE-WASHINGTON INDUSTRIAL PARK SECTION I-BLOCK A-PARCEL C RECORDED AS PLAT # 3491 ELECTION DISTRICT 6 HOWARD COUNTY, MARYLAND SCALE AS SHOWN		
SITE DEVELOPMENT PLAN		2 OF 34





- SEQUENCE OF CONSTRUCTION**
- OBTAIN GRADING PERMIT
  - NOTIFY HOWARD CO. DEPT. OF INSPECTION & PERMITS
  - CONSTRUCT SILT FENCE, DIVERSION DIKES & STABILIZED CONSTRUCTION ENTRANCE
  - EXCAVATE TRAP NO. 1 AND CONSTRUCT STONE OUTLET STRUCTURE
  - CONSTRUCT TRAP NO. 2
  - EXCAVATE TRAP NO. 2. SEE DETAIL FOR TRAP
  - ROUGH GRADE SITE
  - INSTALL STORM DRAINS. PROVIDE INLET PROTECTION AS SHOWN ON DETAIL
  - PROCEED WITH BUILDING CONSTRUCTION
  - PLACE SUB-BASE MATERIAL IN AREAS TO BE PAVED
  - PAVE PARKING AREAS AND STABILIZE REMAINING AREAS ACCORDING TO PERMANENT SEEDING PROCEDURES
  - BACKFILL AND STABILIZE TRAPS
- TOTAL NUMBER OF PARKING SPACES REQUIRED = 77,030 SF X 0.75 / 1,000 = 58 PARKING SPACES  
TOTAL NUMBER OF PARKING SPACES PROVIDED = 59 SPACES INCLUDING 3 ACCESSIBLE SPACES  
1 VAN ACCESSIBLE SPACE

**Professional Certification**  
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.  
License No. 22538  
Expiration Date: 11-24-91

**APPROVED**  
DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION  
HOWARD COUNTY, MARYLAND  
DATE 7.7.81

**Professional Certification**  
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland.  
License No. 22538  
Expiration Date: 11-24-91

**ENGINEER:** HUDKINS ASSOC., INC.  
101 SHELL BUILDING  
200 E. JOPPA ROAD  
TOWSON, MARYLAND 21204

APPROVED FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPT.  
*James G. G... 7-27-81*  
DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT  
*William J. R... 7-14-81*  
DATE

REVIEWED FOR HOWARD COUNTY AND MEETS TECHNICAL REQUIREMENTS  
S.C.D.

*James M. H... 7-14-81*  
DATE

APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING  
*James M. H... 7-28-81*  
DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE & STORM DRAINAGE SYSTEMS & PUBLIC ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*John F. N... 7-20-81*  
DATE

*William J. R... 7-24-81*  
DATE

**DEVELOPER**

I HAVE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN OF DEVELOPMENT AND PLAN FOR EROSION AND SEDIMENT CONTROL & THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT & EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS, AS ARE DEEMED NECESSARY.

*William J. R... 7-24-81*  
DATE

**ENGINEER**

I CERTIFY THAT THE PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PROFESSIONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

*William J. R... 10/3/79*  
DATE

**DEVELOPER**  
B.W. IR, INC.  
110 WEST ROAD  
TOWSON, MD. 21204

**ARCHITECT**  
ROBERT T. HOFFMANN & ASSOCIATES, INC.  
670 OXFORD BUILDING, MD. EXECUTIVE PARK  
TOWSON, MD. 21204

**OWNER**  
B.W. IR, INC.  
110 WEST ROAD  
TOWSON, MD. 21204

**BALTIMORE-WASHINGTON INDUSTRIAL PARK**  
SECTION 1-BLOCK X-PARCEL 'C'  
RECORDED AS PLAT # 3491  
ELECTION DISTRICT 6 HOWARD COUNTY, MARYLAND  
SCALE 1" = 30'

**SEDIMENT CONTROL PLAN**

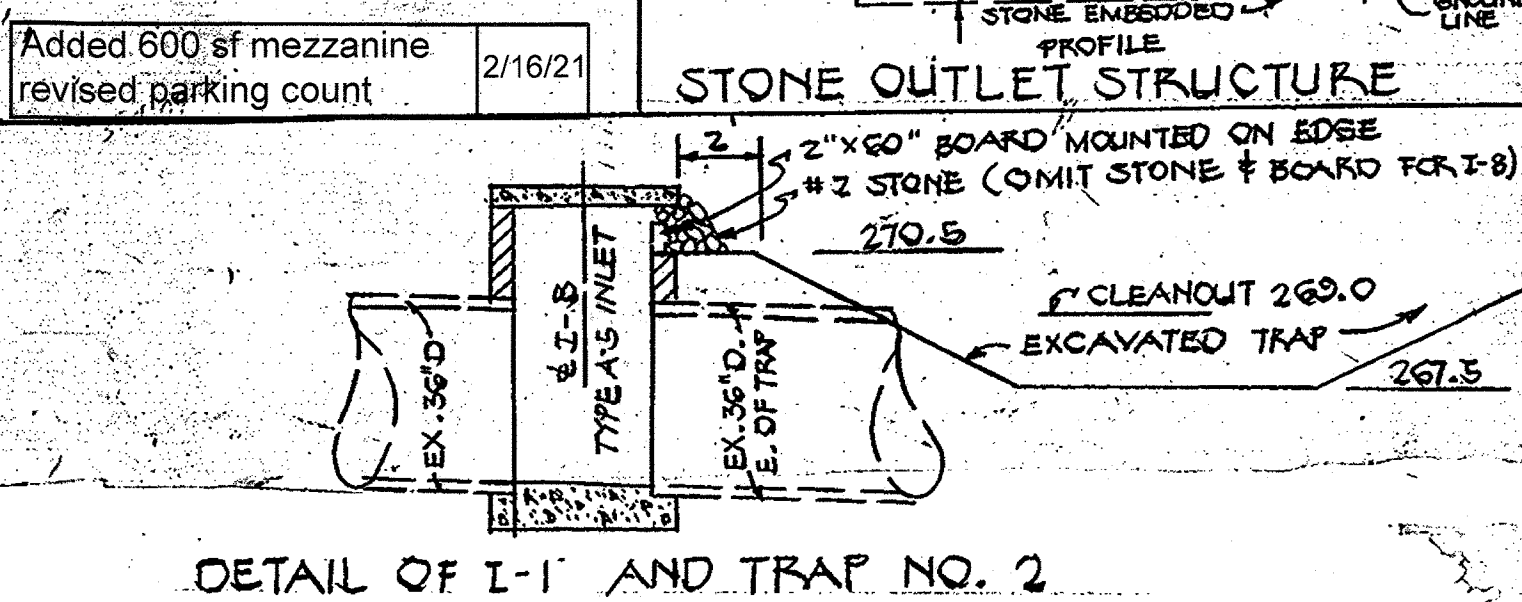
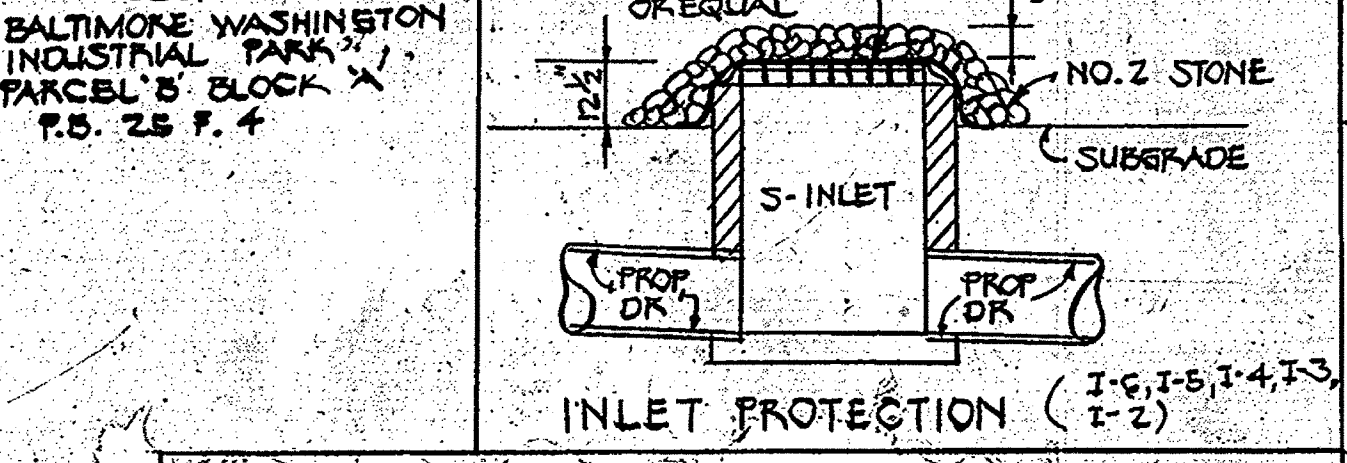
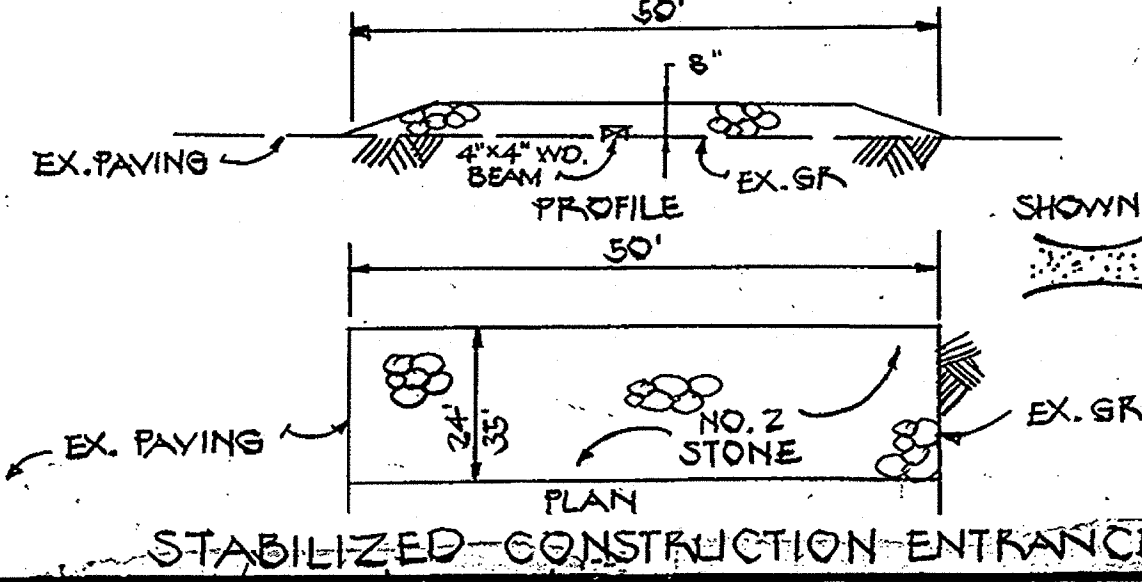
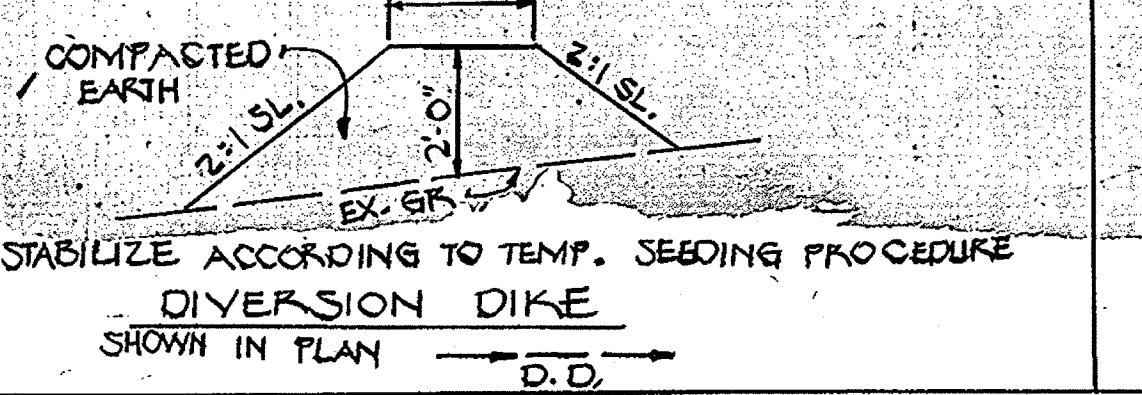
- VEGETATIVE COVER OPTIONS**
- FEB 1 TO MAY 1  
1. SOIL  
2. SEED & MULCH
- MAY 1 TO AUG 15  
1. SOIL  
2. MULCH, ANCHOR, TOOL THEN SEED DURING NEXT SEED PERIOD
- AUG 15 TO NOV 1  
1. SOIL  
2. SEED & MULCH
- NOV 1 TO FEB 1  
1. SOIL DELAY UNTIL NEXT PERIOD IF SPRING IS FROZEN  
2. MULCH, ANCHOR, TOOL THEN SEED DURING NEXT SEED PERIOD.

- PERMANENT SEEDING NOTES**
- APPLY 50 LBS/1000 SF OF LIMESTONE
  - APPLY FERTILIZER @ RATE OF 25 LBS/10X10 PER 1000 SF DEPENDING ON THE SOIL TEST
  - HARROW OR DISC FERTILIZER AND LIMESTONE INTO SOIL TO A DEPTH OF 3 IN.
  - SEED WITH 1/2" TALL FESCUE AT RATE OF 5 LBS/1000 SF OR OTHER SOCS APPROVED GRADING PLAN
  - MULCH WITH SMALL GRAIN STRAW 1.5 TO 2.0 TONS PER ACRE (75% - 90% / 1000 S.F.)
  - ANCHOR MULCH W/ SPRAYED ASPHALT
  - NO SLOPE SHALL EXCEED 2:1

- TEMPORARY SEEDING NOTES**
- SEED IMMEDIATELY UPON CONSTRUCTION WITH 1 LB. RYE GRASS PER 1000 S.F.
  - APPLY 40 LBS / 1000 S.F. OF PULVERIZED DOLOMITIC LIMESTONE AND 15.0 LBS. / 1000 S.F. OF 10X10 OR EQUIVALENT FERTILIZER.
  - HARROW OR DISC LIME AND FERTILIZER INTO THE SOIL TO A DEPTH OF AT LEAST 3 IN. CONTINUE TILLAGE UNTIL A REASONABLY UNIFORM FINE FIRM SEED BED HAS BEEN PREPARED. ON SLOPING LAND THE FINAL HARROWING OR DISCING SHOULD BE ON THE CONTOUR.
  - MULCH WITH STRAW @ 75 LBS. / 1000 S.F.

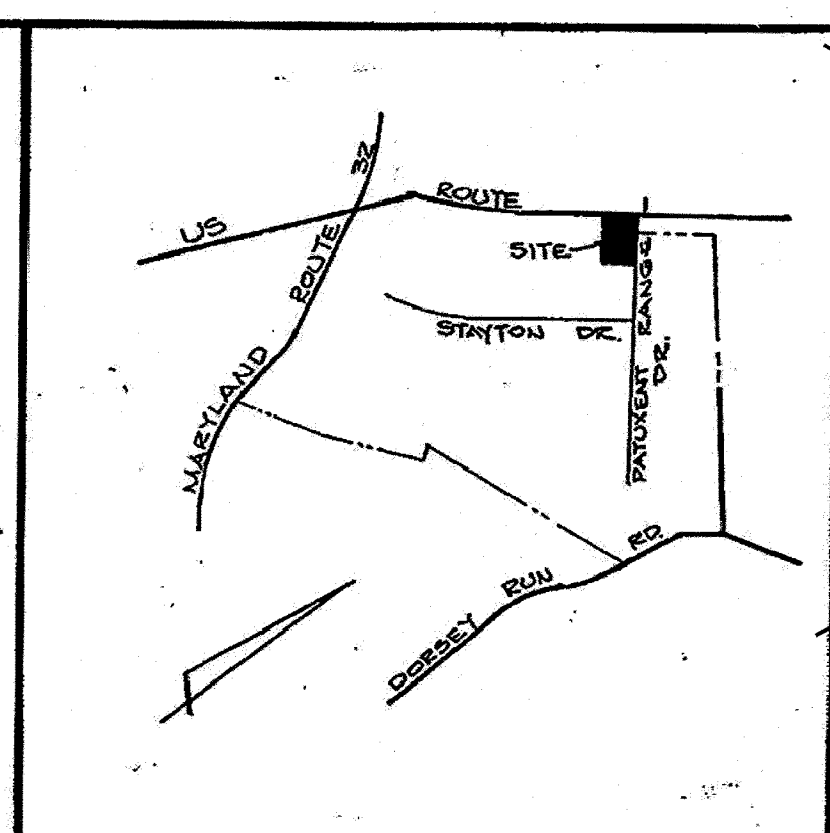
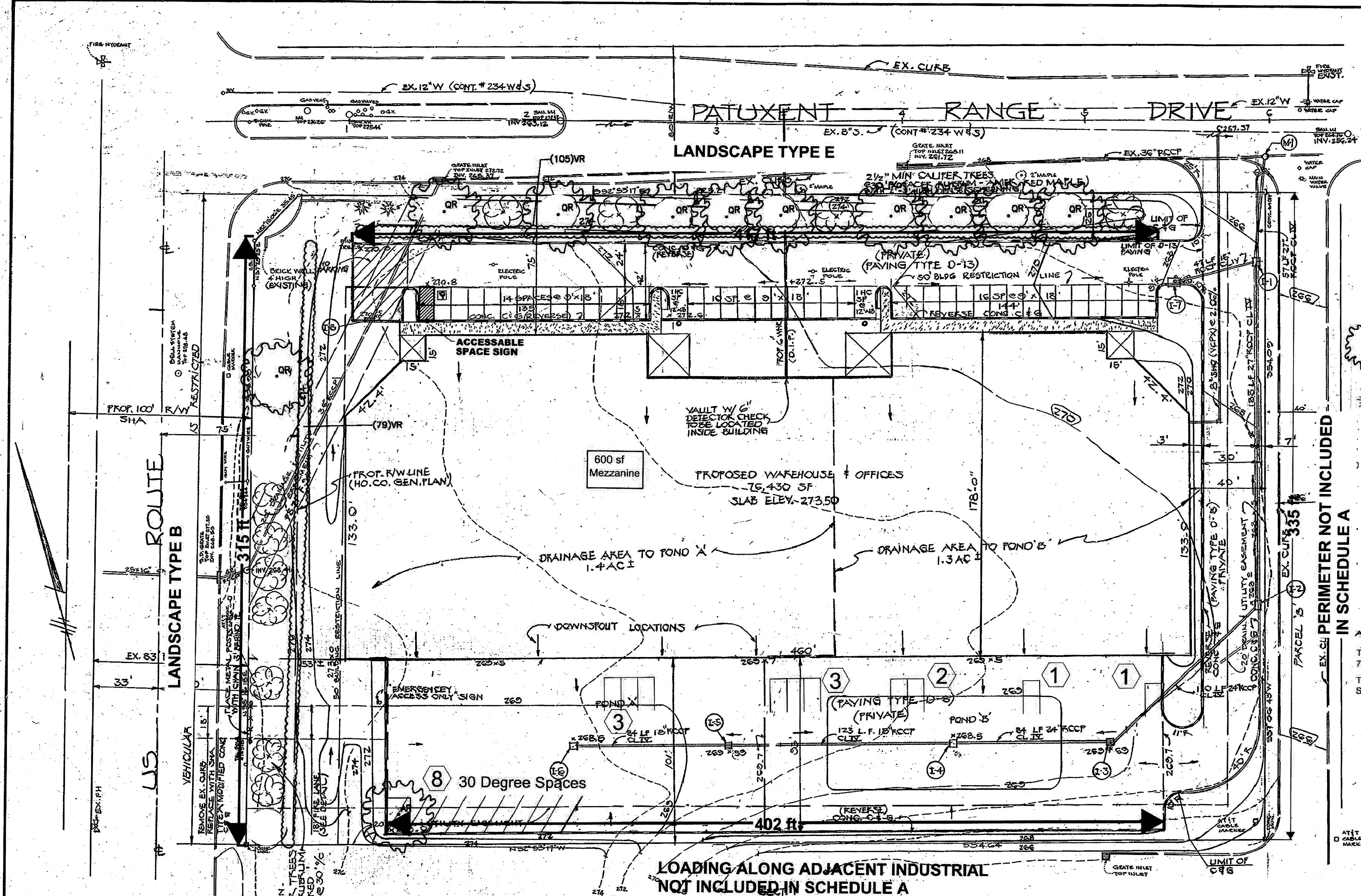
**SITE ANALYSIS**

- SITE AREA: 4.47 AC
- DISTURBED AREA: 4.47 AC
- AREA TO BE PAVED OR ROOFED: 3.6 AC
- AREA TO BE SEEDED OR SCODED: 0.8 AC



- NOTES**
- NOTIFY THE HOWARD CO. BUREAU OF INSPECTION & PERMITS @ LEAST 24 HRS. BEFORE STARTING WORK.
  - ALL SEDIMENT CONTROL DEVICES ARE TO REMAIN IN PLACE UNTIL PERMISSION FOR REMOVAL HAS BEEN OBTAINED FROM THE HOWARD CO. BUREAU OF INSPECTION & PERMITS.
  - STRUCTURAL MEASURES SUCH AS BERMS, DIKES, TRAPS, BASINS, ETC. WILL BE INSTALLED & STABILIZED ACCORDING TO THE PLAN PRIOR TO ANY DISTURBANCE OF THE EXISTING SURFACE OF THE SITE.
  - ON SITE INSPECTION AND MAINTENANCE OF ALL SEDIMENT CONTROL MEASURES, INCLUDING CLEANOUT OF TRAPS AND BERMS AND PROPER ESTABLISHMENT OF ALL PLANNED VEGETATIVE MEASURES WILL BE THE RESPONSIBILITY OF THE DEVELOPER OR HIS REPRESENTATIVE ON THE SITE ON A CONTINUING DAY TO DAY BASIS.





**VICINITY MAP**  
SCALE: 1" = 2,000'

**LEGEND**

PROPOSED CANOPY TREE

PROPOSED EVERGREEN TREE

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR AS APPROVED BY ME AND THAT I AM A DULY LICENSED REGISTERED LANDSCAPE ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.  
LICENSE #: 3310  
EXPIRATION DATE: 9.7.2021

LANDSCAPE ARCHITECT  
STATE OF MARYLAND  
6.15.2021

ENGINEER: HUDKINS ASSOC., INC.  
101 SHELL BUILDING  
200 E. JOPPA ROAD  
TOWSON, MARYLAND 21284

APPROVED FOR PUBLIC WATER & PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPT.  
*William J. Roman* 7-27-81  
COUNTY HEALTH DEPT. OFFICER DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT  
*William J. Roman* 7-19-81  
HOWARD S.C.D. DATE

REVIEWED FOR HOWARD COUNTY AND MEETS TECHNICAL REQUIREMENTS  
*James M. Hinkle* 7-14-81  
U.S. SOIL CONSERVATION SERVICE DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING  
*Thomas J. Smith* 7-28-81  
DIRECTOR DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE & STORM DRAINAGE SYSTEMS & PUBLIC ROADS.  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*John F. Neuma* 7-24-81  
DIRECTOR DATE

APPROVED: DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION  
*Neil Allen* 7/26/21  
OWNER DATE

Developer's/Owner's Certificate  
I/we certify that the landscaping shown on this plan will be done according to the plan, Section 16.124 of the Howard County Code, and the Howard County Landscape Manual. I/we further certify that upon completion, a certification of landscape installation, accompanied by an executed one year guarantee of plant materials, will be submitted to the Department of Planning and Zoning.  
*Neil Allen - Prologis* 7/26/21  
Owner Date

ARCCEL'D

TOTAL NUMBER OF PARKING SPACES REQUIRED = 77,030 SF X 0.75 / 1,000 = 58 PARKING SPACES

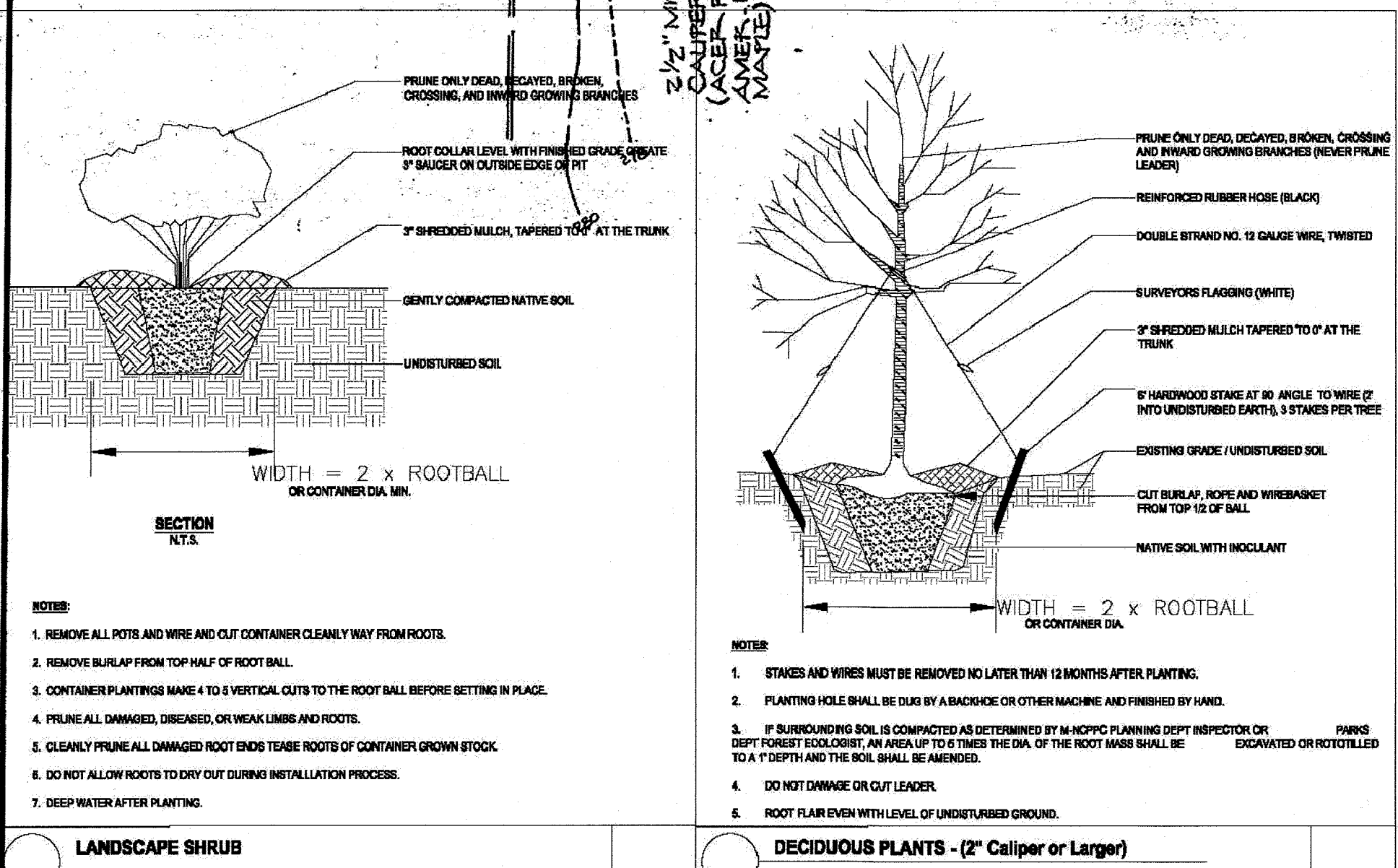
TOTAL NUMBER OF PARKING SPACES PROVIDED = 59 SPACES INCLUDING 3 ACCESSIBLE SPACES  
1 VAN ACCESSIBLE SPACE

APPROVED  
DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION  
HOWARD COUNTY, MARYLAND  
DATE 7-7-81  
*JM*

APPROVED: DEPARTMENT OF PLANNING AND ZONING  
*Neil Allen* 8-9-21  
Chief, Development Engineering Division JP Date

*Neil Allen* 8/16/21  
Chief, Division of Land Development JP Date

*Neil Allen* 7/23/21  
Director Date



**PLANTING SCHEDULE**

TASKS	MONTHS											
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
TRANSPANT OF 2" DBH OR GREATER												
PLANTING SEEDLINGS WHIPS												
MINIMUM MONITORING (IF REQUIRED)	*				*					*		
FERTILIZATION (IF REQUIRED)												
WATER **												
PRUNING												

KEY:  
\* ACTIVITIES DURING THESE MONTHS ARE DEPENDENT UPON GROUND CONDITIONS  
\* GREATLY RECOMMENDED  
\* RECOMMENDED WITH ADDITIONAL CARE  
\* RECOMMENDED  
\* DEPENDENT UPON SITE CONDITIONS  
\*\* DEPENDENT UPON SITE CONDITIONS, WEEKLY WATERING IS GREATLY RECOMMENDED FROM MAY THROUGH OCTOBER UNLESS WEEKLY RAINFALL EQUALS 1"

NOTES:  
The planting and care of trees is most successful when coordinated with the local climatic conditions. The standard summarizes some of the recommended time frames for basic re-vegetation and stress reduction activities.

**LANDSCAPE PLANTING PLAN SCHEDULE**

KEY	BOTANICAL NAME	COMMON NAME	SIZE	FORM	SPACING	QUANTITY/COMMENTS
<b>CANOPY TREES</b>						
AR	<i>Acer rubrum</i>	Red maple	2.5" cal.	B&B	AS SHOWN	1
QR	<i>Quercus rubra</i>	Red oak	2.5" cal.	B&B	AS SHOWN	11
<b>SHRUBS</b>						
VR	<i>Viburnum thymifolium</i>	Leatherleaf Viburnum	30-36" hgt.	CONT.	4' O.C.	184

**SCHEDULE A PERIMETER LANDSCAPING**

Category	Adjacent to Roadways	Adjacent to Perimeter Properties
Landscape Type	H	B
Linear Feet of Roadway Frontage/Perimeter	417	315
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	2-8yg, 4-5hade	7-5hade
Credit for Wall, Fence or Berm (Yes, No, Linear Feet) (Describe below if needed)	No	No
Number of Plants Required	11	8
Shade Trees	0	0
Evergreen Trees	0	0
Shrubs	105	79
Number of Plants Provided		
Shade Trees		
Evergreen Trees		
Other Trees (2:1 substitution) (Describe 1:1 substitution) (Describe plant substitution credits below if needed)		

**SCHEDULE B PARKING LOT INTERNAL LANDSCAPING**

Number of Parking Spaces	13
Number of Trees Required	1
Number of Trees Provided	1
Shade Trees	
Other Trees (2:1 substitution)	

**NORTON LAND DESIGN**  
LANDSCAPE ARCHITECTURE + ENVIRONMENTAL PLANNING  
5148 DORSEY HALL DRIVE, 2ND FLOOR  
P.443.542.9119 ELLICOTT CITY, MD 21042  
WWW.NORTONLANDDESIGN.COM

Revision for landscaping and parking: June 2021

GENERAL NOTE - THIS LANDSCAPE PLAN FOR THE PARKING ADDITION HAS BEEN PREPARED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. FINANCIAL SURETY IN THE AMOUNT OF \$9,120.00 FOR THE 12 REQUIRED SHADE TREES AND 184 SHRUBS SHALL BE PAID WITH THE DPM DEVELOPER AGREEMENT/grading permit.

APPROVED: DEPARTMENT OF PLANNING AND ZONING  
*Neil Allen* 8-9-21  
Chief, Development Engineering Division JP Date

*Neil Allen* 8/16/21  
Chief, Division of Land Development JP Date

*Neil Allen* 7/23/21  
Director Date

**DEVELOPER**  
B.W. IP, INC  
110 WEST ROAD  
TOWSON, MD, 21204

**ARCHITECT**  
ROBERT T. HOFMANN & ASSOCIATES, INC.  
670 OXFORD BUILDING  
MO. EXECUTIVE PARK  
TOWSON, MD. 21204

**OWNER**  
B.W. IP, INC.  
110 WEST ROAD  
TOWSON, MD. 21204

**BALTIMORE WASHINGTON INDUSTRIAL PARK**  
SECTION 1-BLOCK 'A' - PARCEL 'C'  
RECORDED AS PLAT # 3491  
ELECTION DISTRICT 6 HOWARD COUNTY, MARYLAND  
SCALE 1" = 30'

**LANDSCAPE PLAN**

4 of 4