

- GENERAL NOTES:**
- The land included in this plan is zoned: RSC per 8-2-85 Comprehensive Zoning Plan.
 - All coordinates shown on this plan are based on Maryland State Plane Coordinate System.
 - The area covered is located on tax map # 30.
 - The total area of this plan is 4.55 Acres.
 - All roadways are public and existing.
 - Any damage to county owned rights-of-way shall be corrected at the owners expense.
 - Number of Units Shown: 86
 - Number of Parking Spaces provided: 174 ; Spaces required: 172
 - The lots shown are covered by Final Development Plan Phase
 - Parking Tabulation:

Garage Parking	37 spaces
Driveway Parking	37 spaces
Surface Parking	100 spaces
Total Parking	174 spaces
 - Building Unit A: 36.00 x 22 = 792 = (40%) = 1980 sq minimum lot size Coverage
Unit B: 41.60 x 22 = 915.5 = (40%) = 2231.3 sq minimum lot size
 - Garage shall be used for parking purposes only in accordance with Section 123. B. 2. b (18) of Zoning Regulations and Section 98.2 of F.O.P. 181-A-1, Part II
 - Sediment Control for this project to be provided by approved Road Construction Plans F.

- LEGEND:**
- Contour Interval --- 2 Ft.
 - Existing Contour --- 340
 - Proposed Contour --- 340
 - Spot Elevation --- + 40.5
 - Direction of Drainage ---
 - Walk-Out Basement ---
 - Existing Trees to be Saved ---

REVISOR TO ADD PRIVATE EASEMENTS TO C-46 & C-47, ADD STORM DRAIN (SHEET D), UPDATE SHEET NUMBERS AND ADD SHEET INDEX.

ADDRESS CHART

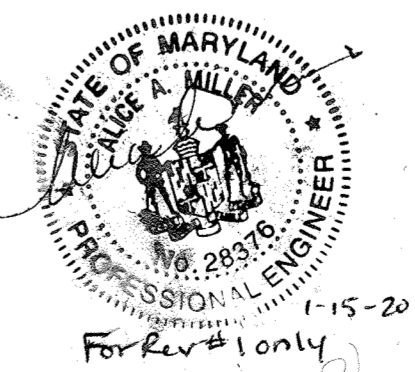
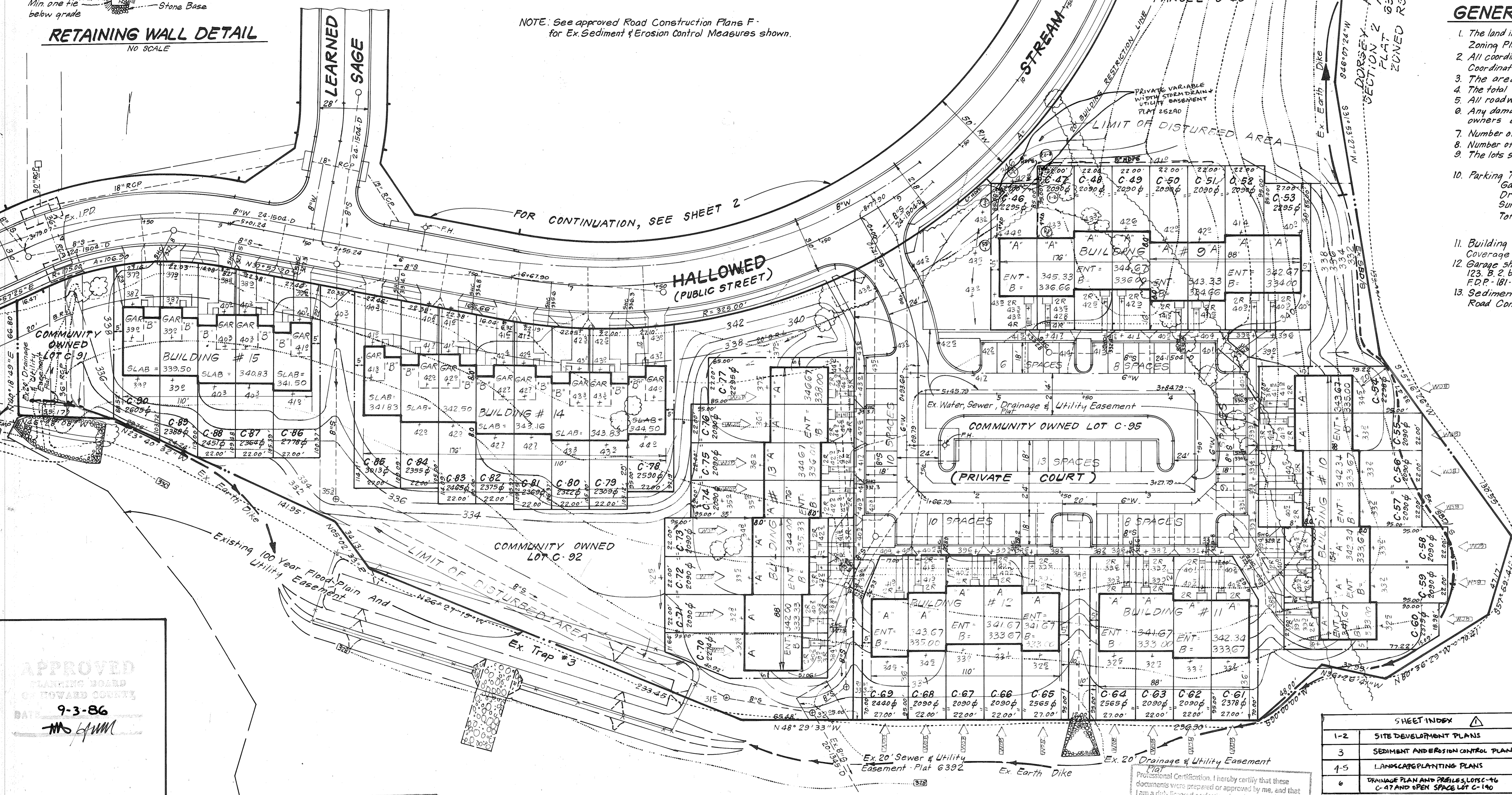
LOT	STREET ADDRESS	LOT	STREET ADDRESS
C-46	4727 HALLOWED STREAM	C-69	4675 HALLOWED STREAM
C-47	4725 " "	C-70	4671 " "
C-48	4723 " "	C-71	4669 " "
C-49	4721 " "	C-72	4667 " "
C-50	4719 " "	C-73	4665 " "
C-51	4717 " "	C-74	4663 " "
C-52	4715 " "	C-75	4661 " "
C-53	4713 " "	C-76	4659 " "
C-54	4709 " "	C-77	4657 " "
C-55	4707 " "	C-78	4651 " "
C-56	4705 " "	C-79	4649 " "
C-57	4703 " "	C-80	4647 " "
C-58	4701 " "	C-81	4645 " "
C-59	4699 " "	C-82	4643 " "
C-60	4697 " "	C-83	4641 " "
C-61	4695 " "	C-84	4639 " "
C-62	4691 " "	C-85	4637 " "
C-63	4689 " "	C-86	4633 " "
C-64	4687 " "	C-87	4631 " "
C-65	4683 " "	C-88	4629 " "
C-66	4681 " "	C-89	4627 " "
C-67	4679 " "	C-90	4625 " "
C-68	4677 " "		

SHEET INDEX

1-2	SITE DEVELOPMENT PLANS
3	SEDIMENT AND EROSION CONTROL PLAN
4-5	LANDSCAPE PLANNING PLANS
6	DRAINAGE PLAN AND PRELIMS, LOTS C-46 C-47 AND OPEN SPACE LOT C-140

PROPERTY INFORMATION

SUBDIVISION NAME	DORSEY HALL	SECT./AREA	2/2	LOT/PARCEL #	C-4, C-42 & C-46-C-99
PLAT #	6055-6057	BLOCK #	4	TAXPAYER MAP #	2ND 6023.01
WATER CODE	F-10	SEWER CODE	5750500		

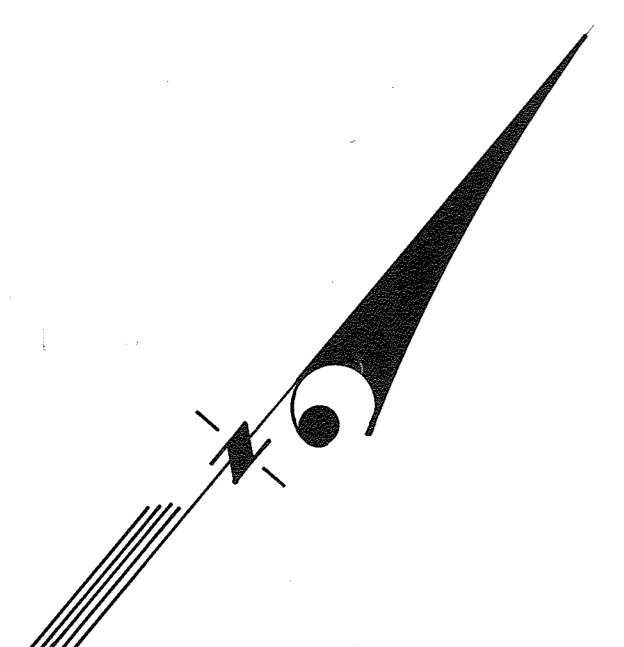


CLARK • FINEFROCK & SACKETT
ENGINEERS • PLANNERS • SURVEYORS

11315 LOCKWOOD DRIVE • SILVER SPRING, MARYLAND 20904 • (301) 593-3400

DESIGNED	BAF	SITE DEVELOPMENT PLAN	SCALE
DRAWN	VLM	LOTS C-4 THRU C-44 & C-46 THRU C-90	1" = 30'
CHECKED	JME	DORSEY HALL	DRAWING
DATE	6-26-86	SECTION 2 AREA 2	1 OF 6
		2ND ELECTION DISTRICT	JOB NO.
		HOWARD COUNTY, MARYLAND	85-101
		FOR: COLUMBIA BUILDERS	FILE NO.
		3 Lakefront North Suite 200	85-101-X
		Columbia, Maryland 21044	

SDP-86-288



NOTE: See approved Road Construction Plans F for Ex. Sediment & Erosion Control Measures shown.

FOR CONTINUATION, SEE SHEET 1 (PUBLIC STREET)

ADDRESS CHART			
LOT	STREET ADDRESS	LOT	STREET ADDRESS
C-4	4601 LEARNED SAGE	C-25	4634 LEARNED SAGE
C-5	4603 " " " "	C-26	4630 " " " "
C-6	4605 " " " "	C-27	4628 " " " "
C-7	4607 " " " "	C-28	4626 " " " "
C-8	4609 " " " "	C-29	4624 " " " "
C-9	4613 " " " "	C-30	4622 " " " "
C-10	4615 " " " "	C-31	4620 " " " "
C-11	4617 " " " "	C-32	4618 " " " "
C-12	4619 " " " "	C-33	4616 " " " "
C-13	4623 " " " "	C-34	4612 " " " "
C-14	4625 " " " "	C-35	4610 " " " "
C-15	4627 " " " "	C-36	4608 " " " "
C-16	4629 " " " "	C-37	4606 " " " "
C-17	4633 " " " "	C-38	4604 " " " "
C-18	4635 " " " "	C-39	4602 " " " "
C-19	4637 " " " "	C-40	4600 " " " "
C-20	4639 " " " "	C-41	4650 HALLOWED STREAM
C-21	4642 " " " "	C-42	4652 " " " "
C-22	4644 " " " "	C-43	4654 " " " "
C-23	4638 " " " "	C-44	4656 " " " "
C-24	4636 " " " "		

APPROVED
PLANNING BOARD
OF HOWARD COUNTY
DATE 9-3-86
J.M. H.M.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS,
HOWARD COUNTY HEALTH DEPARTMENT
[Signature] DATE 11-31-86
COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING
[Signature] DATE 11-3-86
PLANNING DIRECTOR

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE,
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
[Signature] DATE 10-19-86
DIRECTOR

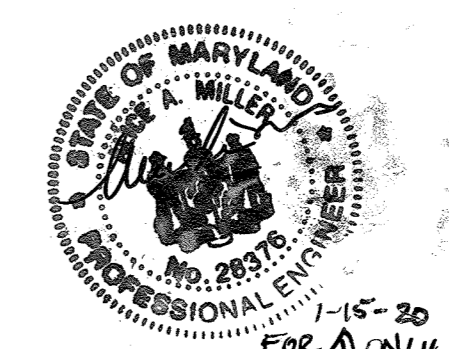
CHIEF BUREAU OF ENGINEERING
[Signature] DATE 10-22-86

Reviewed for HOWARD S.C.D.
Name Howard S.C.D.
and meets technical requirements
[Signature] DATE 10-28-86
Signature Date
U.S. Soil Conservation Service

THIS DEVELOPMENT PLAN IS APPROVED
FOR SOIL EROSION AND SEDIMENT
CONTROL BY THE HOWARD SOIL
CONSERVATION DISTRICT.
[Signature] DATE 10/29/86
Approved Date

DEVELOPER'S/BUILDER'S CERTIFICATE
"I/we certify that all development and construction will be done according to this plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction project will have a Certificate of Attendance at a Dept. of Natural Resources 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 or their authorized agents, as are deemed necessary."
[Signature] DATE 9-30-86
B. James Greenfield

ENGINEER'S CERTIFICATE
I hereby certify that this plan for Erosion and Sediment Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.
[Signature] DATE 10-24-86
G. Nelson Clark



CLARK • FINEFROCK & SACKETT
ENGINEERS • PLANNERS • SURVEYORS
11315 LOCKWOOD DRIVE SILVER SPRING, MARYLAND 20904 (301) 593-3400

DESIGNED: BAF
DRAWN: VLM
CHECKED: JME
DATE: 6-26-86

SITE DEVELOPMENT PLAN
LOTS C-4 THRU C-44 & C-46 THRU C-90
DORSEY HALL
SECTION 2 AREA 2
2ND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

FOR: COLUMBIA BUILDERS
3 Lakefront North Suite 200
Columbia, Maryland 21044

SCALE: 1" = 30'
DRAWING: 2 OF 6
JOB NO.: 85-101
FILE NO.: 85-101-X

SDP-86-288

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. 28376, Expiration Date: 1/1/21

REVISED TO CHANGE SHEET COUNT AND ADD CORRECTIONS.

SUBDIVISION NAME	SECT./AREA	LOT/PARCEL#
DORSEY HALL	2/2	C-4, C-42, C-44, C-30
PLAT#	BLOCK#	ZONE
TAXZONE MAP	ELEC. DIST.	CENSUS TR.
#30	2ND	
WATER CODE	SEWER CODE	
F.10	5750500	

CONSTRUCTION SEQUENCE :

	# OF DAYS
1. Obtain grading permit	2
2. Excavate for foundations and rough grade & temporarily stabilize	60
3. Construct structures, sidewalks and driveways	250
4. Final grade and stabilize in accordance with Stds. & Specs.	15

SEDIMENT CONTROL NOTES

- 1) A minimum of 24 hours notice must be given to the Howard County Office of Inspection and Permits prior to the start of any construction. (992-2437)
- 2) All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
- 3) Following initial soil disturbance or redisturbance, permanent or temporary stabilization shall be completed within: a) 7 calendar days for all perimeter sediment control structures, dikes, perimeter slopes and all slopes greater than 3:1, b) 14 days as to all other disturbed or graded areas on the project site.
- 4) All sediment traps/basins shown must be fenced and warning signs posted around their perimeter in accordance with Vol. 1, Chapter 12, of the HOWARD COUNTY DESIGN MANUAL, Storm Drainage.
- 5) All disturbed areas must be stabilized within the time period specified above in accordance with the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for permanent seedings (Sec. 51) sod (Sec. 54), temporary seeding (Sec. 50) and mulching (Sec. 52.) Temporary stabilization with mulch alone can only be done when recommended seeding dates do not allow for proper germination and establishment of grasses.
- 6) All sediment control structures are to remain in place and are to be maintained in operative condition until permission for their removal has been obtained from the Howard County Sediment Control Inspector
- 7) Site Analysis:

Total Area of Site	6.78 Acres
Area Disturbed	6.62 Acres
Area to be roofed or paved	4.56 Acres
Area to be vegetatively stabilized	2.06 Acres
Total Cut	Cu. yds
Total Fill	Cu. yds
Offsite waste/borrow area location	N/A
- 8) Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
- 9) Additional sediment control must be provided, if deemed necessary by the Howard County DPW sediment control inspector.
- 10) On all sites with disturbed areas in excess of 2 acres, approval of the inspection agency shall be requested upon completion of installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading. Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made.
- 11) If houses are to be constructed on an "As-Sold" basis, at random, Single Lot Sediment Control as shown below shall be implemented.
- 12) All pipes to be blocked at the end of each day (see detail below).
- 13) The total amount of straw bale dikes/silt fence equals _____ L.F.

PERMANENT SEEDING NOTES

Apply to graded or cleared areas not subject to immediate further disturbance where a permanent long-lived vegetative cover is needed.

Seedbed Preparation: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding.

Soil Amendments: In lieu of soil test recommendations, use one of the following schedules

- 1) Preferred - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 square ft) and 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sq ft) before seeding. Harrow or disc into upper three inches of soil. At time of seeding, apply 400 lbs per acre 30-0-0 ureaform fertilizer (9 lbs/1000 sq ft).
- 2) Acceptable - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 sq ft) and 1000 lbs per acre 10-10-10 fertilizer (23 lbs/1000 sq ft) before seeding. Harrow or disc into upper three inches of soil.

Seeding - For the periods March 1 thru April 30, and August 1 thru October 15, seed with 60 lbs per acre (1.4 lbs/1000 sq ft) of Kentucky 31 Tall Fescue. For the period May 1 thru July 31, seed with 60 lbs Kentucky 31 Tall Fescue per acre and 2 lbs per acre (.05 lbs/1000 sq ft) of weeping lovegrass. During the period of October 16 thru February 28, protect site by: Option (1) 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring. Option (2) Use sod. Option (3) Seed with 60 lbs/acre Kentucky 31 Tall Fescue and mulch with 2 tons/acre well anchored straw.

Mulching - Apply 1 1/2 to 2 tons per acre (70 to 90 lbs/1000 sq ft) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gallons per acre (5 gal/1000 sq ft) of emulsified asphalt on flat areas. On slopes 8 feet or higher, use 348 gallons per acre (8 gal/1000 sq ft) for anchoring.

Maintenance - Inspect all seeded areas and make needed repairs, replacements and reseedsings.

TEMPORARY SEEDING NOTES

Apply to graded or cleared areas likely to be redisturbed where a short-term vegetative cover is needed.

Seedbed Preparation: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding.

Soil Amendments: Apply 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sq ft)

Seeding: For periods March 1 thru April 30 and from August 15 thru November 15, seed with 2 1/2 bushel per acre of annual rye (3.2 lbs/1000 sq ft). For the period May 1 thru August 14, seed with 3 lbs per acre of weeping lovegrass (.07 lbs/1000 sq ft). For the period November 16 thru February 28, protect site by applying 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring, or use sod.

Mulching: Apply 1 1/2 to 2 tons per acre (70 to 90 lbs/1000 sq ft) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal per acre (5 gal/1000 sq ft) of emulsified asphalt on flat areas. On slopes, 8 ft or higher, use 348 gal per acre (8 gal/1000 sq ft) for anchoring.

Refer to the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for rate and methods not covered.

APPROVED
PLANNING BOARD
OF HOWARD COUNTY

DATE 9-3-86

Reviewed for Howard S.C.D.
Name
and meets Technical Requirements
[Signature] Date 10-28-86
Signature Date
U.S. Soil Conservation Service

THIS DEVELOPMENT PLAN IS APPROVED
FOR SOIL EROSION AND SEDIMENT
CONTROL BY THE HOWARD SOIL
CONSERVATION DISTRICT.

[Signature] 10-28-86
Approved Date

DEVELOPER'S/BUILDER'S CERTIFICATE

"I/We certify that all development and construction will be done according to this plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction project will have a Certificate of Attendance at a Dept. of Natural Resources 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 or their authorized agents, as are deemed necessary."

[Signature] 6-30-86
Signature of Developer/Builder Date
B. James Greenfield

ENGINEER'S CERTIFICATE

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

[Signature] 6-30-86
Date
G. Nelson Clark

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. 28376 Expiration Date: 11/1/81

SUBDIVISION NAME						SECT./AREA	LOT/PARCEL#
DORSEY HALL						2/2	C-4, C-44 & C-46 C-90
PLAT#	BLOCK#	ZONE	TAXING MAP#	ELEC. DIST	CENSUS TR.		
		RSC	#30	2ND			
WATER CODE				SEWER CODE			

CLARK • FINEFROCK & SACKETT
ENGINEERS • PLANNERS • SURVEYORS
11315 LOCKWOOD DRIVE • SILVER SPRING, MARYLAND 20904 • (301) 593-3400

DESIGNED	BAF	SCALE	1" = 30'
DRAWN	VLM	DRAWING	3 OF 6
CHECKED	JME	JOB NO.	85-101
DATE	6-26-86	FILE NO.	85-101-SE

SEDIMENT AND EROSION CONTROL PLAN
LOTS C-4 THRU C-44 & C-46 THRU C-90

DORSEY HALL
SECTION 2 AREA 2
2ND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

FOR: COLUMBIA BUILDERS
3 Lakefront North Suite 200
Columbia, Maryland 21044

SDP-86-288

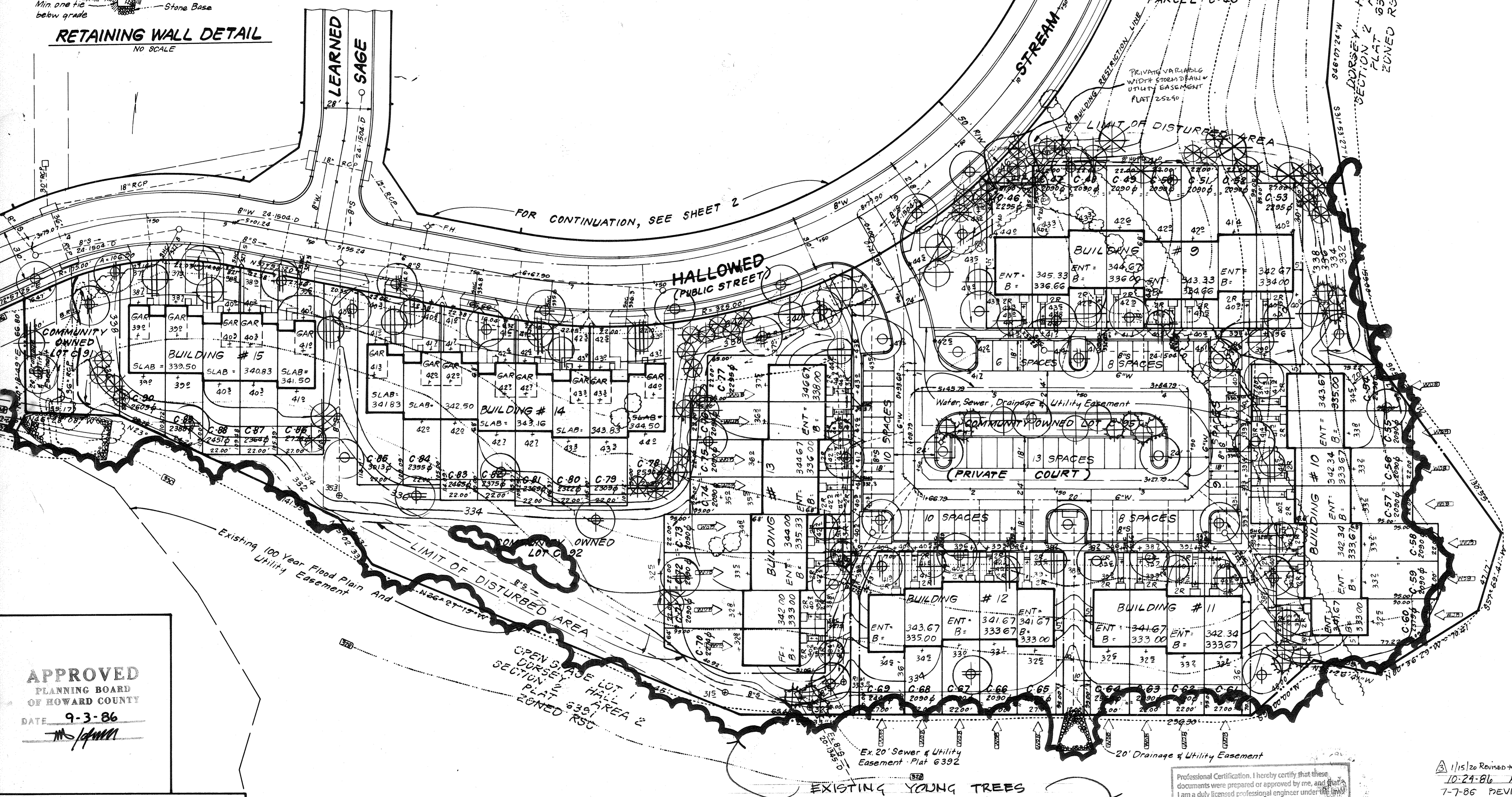
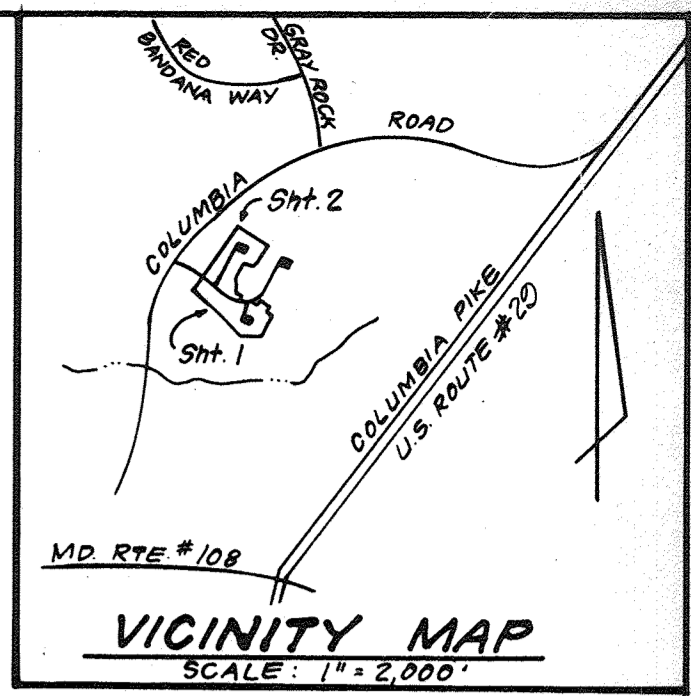
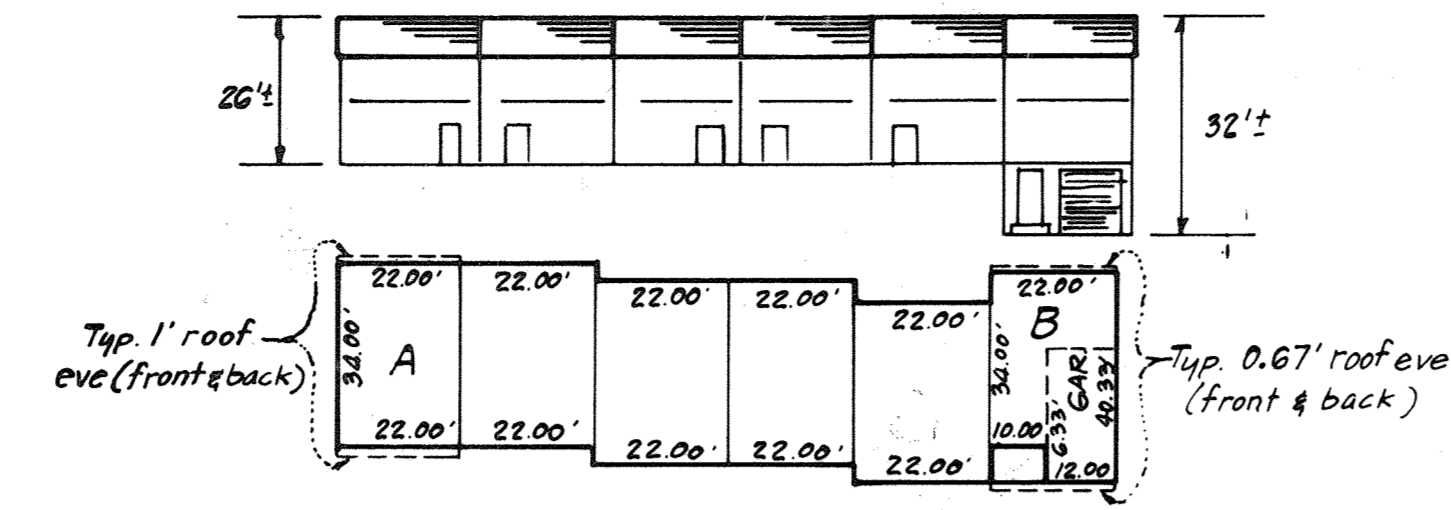
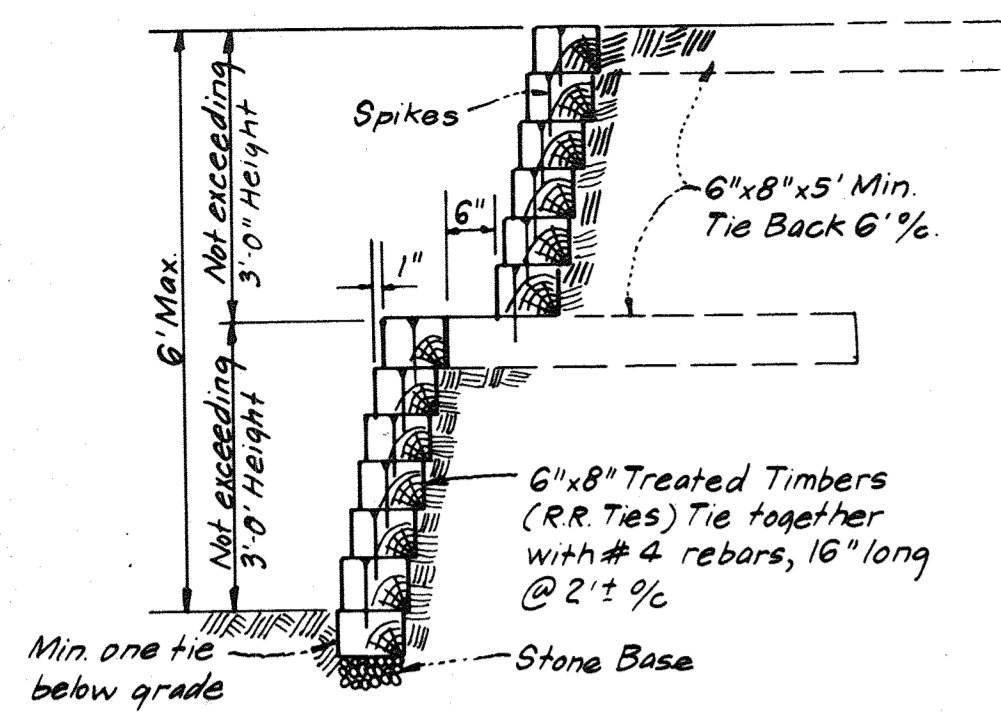
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS,
HOWARD COUNTY HEALTH DEPARTMENT
[Signature] 10-31-86
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING
[Signature] 11-3-86
PLANNING DIRECTOR DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
[Signature] 11-8-86
CHIEF DIVISION OF LAND DEVELOPMENT AND ZONING ADMINISTRATION DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE,
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
[Signature] 10-28-86
DIRECTOR DATE

APPROVED: [Signature] 10-28-86
CHIEF BUREAU OF ENGINEERING DATE



APPROVED
PLANNING BOARD
OF HOWARD COUNTY
DATE: 9-3-86

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS,
HOWARD COUNTY HEALTH DEPARTMENT
DATE: 11-3-86

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING
DATE: 11-3-86

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE,
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DATE: 10-21-86

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. 28376 Expiration Date: 11/12

11/12/86 REVISED TO ADD STREAM DRAINING LOT C-46, C-47, UPDATE SHEET COUNT AND ADJACENT CLIENT.
10-24-86 REVISIONS AS PER CLIENT
7-7-86 DEVISIONS TO MEET H.P.D. REQUIREMENTS.



CLARK • FINEFROCK & SACKETT ENGINEERS • PLANNERS • SURVEYORS 11315 LOCKWOOD DRIVE • SILVER SPRING, MARYLAND 20904 • (301) 593-3400		
DESIGNED KDH	LANDSCAPE PLANTING PLAN LOTS C-4 THRU C-44 & C-46 THRU C-90	SCALE 1" = 30'
DRAWN KDH	DORSEY HALL SECTION 2 AREA 2 2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND	DRAWING 4 OF 6
CHECKED WHT		JOB NO. 85-101
DATE 6-26-86	FOR: COLUMBIA BUILDERS 3 Lakefront North Suite 200 Columbia, Maryland 21044	FILE NO. 85-101-L5

SDP-86-288

PLANT SCHEDULE

KEY	PLANT NAME	SIZE	QUANT	REMARKS
⊕	ACEP FRAXINUS 'RED SUNSET'	2'-3' CAL 12-14' HT.	38	B & B HEAVY HEADS
⊕	ACEP SACCHAPUM 'GP. MOUNTAIN'		41	
⊕	GREEN MT. SUGAR MAPLE			
⊕	QUERCUS PALUSTRIS		25	
⊕	PIN OAK			
⊕	FRAXINUS P. LANCEOLATA		9	
⊕	MARSHALL'S GREEN ASH			
⊕	PRUNUS SEROTINA 'KWANZAN'	2'-2' CAL 8-10' HT.	30	
⊕	KWANZA CHERRY			
⊕	MALUS SNOWCLOUD		32	
⊕	SNOWCLOUD CRABAPPLE			
⊕	AMELANCHIER CANADENSIS		16	
⊕	SHADBLOW SERVICEBERRY			
⊕	CRATAEGUS PHAENOPYLUM		18	
⊕	WASHINGTON HAWTHORN			
⊕	PINUS STROBLIS		76	
⊕	EASTERN WHITE PINE	6-8' HT.		B & B HEAVY
⊕	PINUS THUNDERGILL		27	
⊕	JAPANESE BLACK PINE			



APPROVED
PLANNING BOARD
OF HOWARD COUNTY
DATE 9-3-86
[Signature]

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICER DATE 10-31-86
[Signature]

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING
PLANNING DIRECTOR DATE 11-5-86
[Signature]

CHIEF DIVISION OF LAND DEVELOPMENT
AND ZONING ADMINISTRATION DATE 11-3-86
[Signature]

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE.
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR DATE 10-24-86
[Signature]

CHIEF BUREAU OF ENGINEERING DATE 10-22-86
[Signature]

- TOT LOT**
- APPARATUS BY LANDSCAPE STRUCTURES CATALOG 12 - PLAYSTRUCTURE #12 CR. DELANO, MINN. LOCAL CONTACT: 202-583-9594
 - (1) 6" BENCH BY LANDSCAPE STRUCTURES SITE FURNISHINGS CATALOG #076 OR EQUAL
 - PROVIDE 6" DEEP OAK BARK MULCH - OPTIONAL EDGING WITH 6x6 TREATED TIMBERS, (NO CREOSOTE OR PENTA PRODUCTS).
 - PROVIDE LEVEL AREA FOR APPARATUS
 - MAINTAIN POSITIVE DRAINAGE
 - FINAL LOCATION TO BE DETERMINED IN FIELD TO SITE APPARATUS AMONG EXISTING TREES.

NOTE:

- CONTRACTOR SHALL VERIFY LOCATION OF UNDERGROUND UTILITIES PRIOR TO DIGGING.
- ALL PLANTING SHALL BE DONE IN ACCORDANCE WITH COLUMBIA H.P.D. PLANTING SPECIFICATIONS.
- SUBSTITUTIONS MAY BE PERMITTED WITH THE APPROVAL OF THE LANDSCAPE ARCHITECT, 593-3400.
- THIS PLAN SUPERSEDES THE CONSTRUCTION PLAN 85-101-D FOR STREET TREES ONLY.

1/15/86 REVISED SHEET COUNT AND CURRENT CLIENT.
10-29-86 REVISIONS AS PER CLIENT
8-19-86 REVISIONS: ADDED TOT LOT
7-7-86 REVISIONS TO MEET H.P.D. REQUIREMENTS.

CLARK • FINEFROCK & SACKETT
ENGINEERS • PLANNERS • SURVEYORS
11315 LOCKWOOD DRIVE SILVER SPRING, MARYLAND 20904 (301) 593 3400

DESIGNED: MBM
DRAWN: MBM
CHECKED: WHT
DATE: 6-26-86

LANDSCAPE PLANTING PLAN
LOTS C-4 THRU C-44 & C-46 THRU C-90
DOPSEY HALL
SECTION 2 AREA 2
2ND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1"=30'
DRAWING: 5 OF 6
JOB NO.: 85-101
FILE NO.: 85-101LS

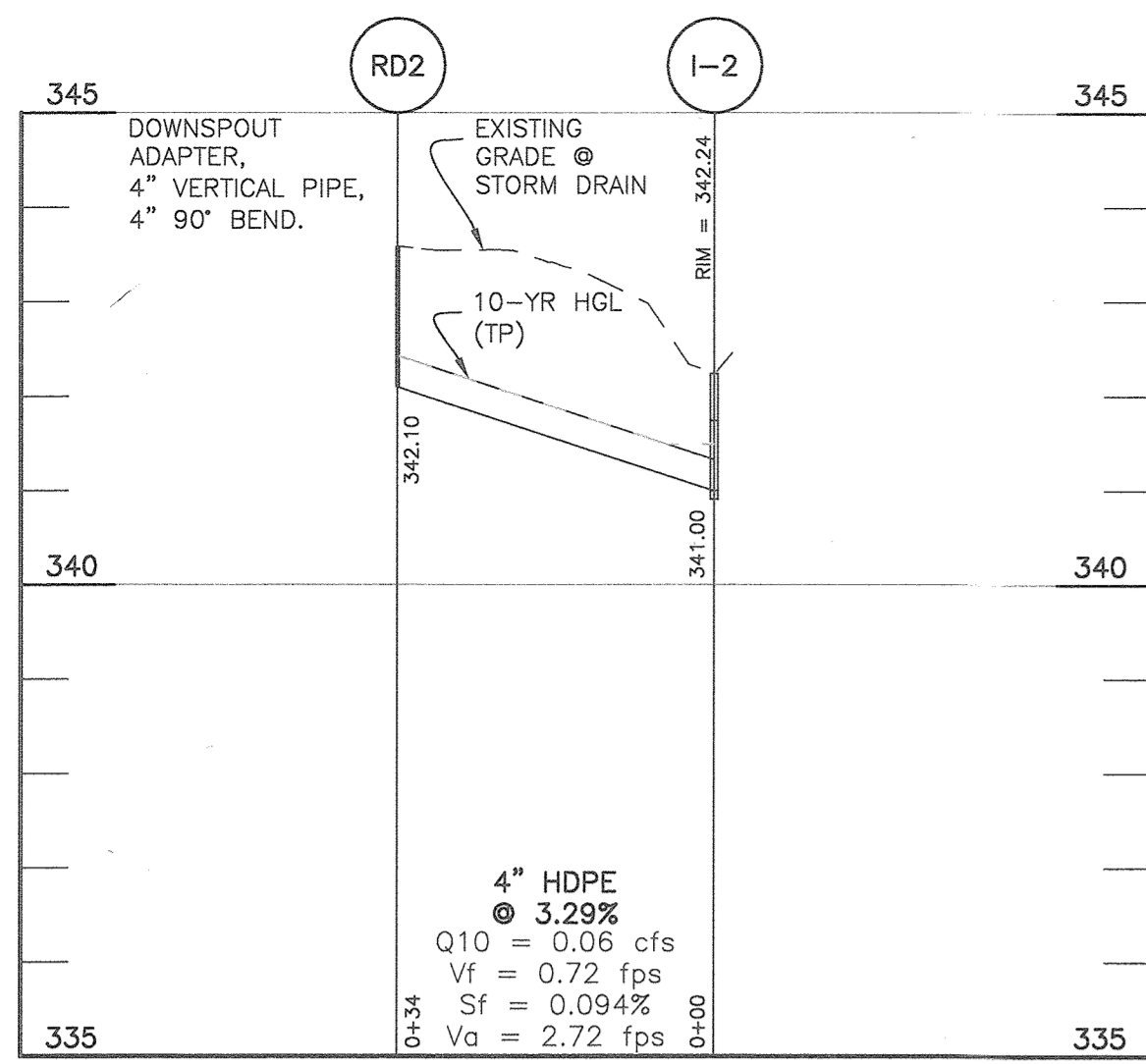
FOR: COLUMBIA BUILDERS
3 LAPEL POINT NORTH
COLUMBIA, MARYLAND
SUITE 200
21094

SDP-86-288



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. 28376 Expiration Date: 1/1/82

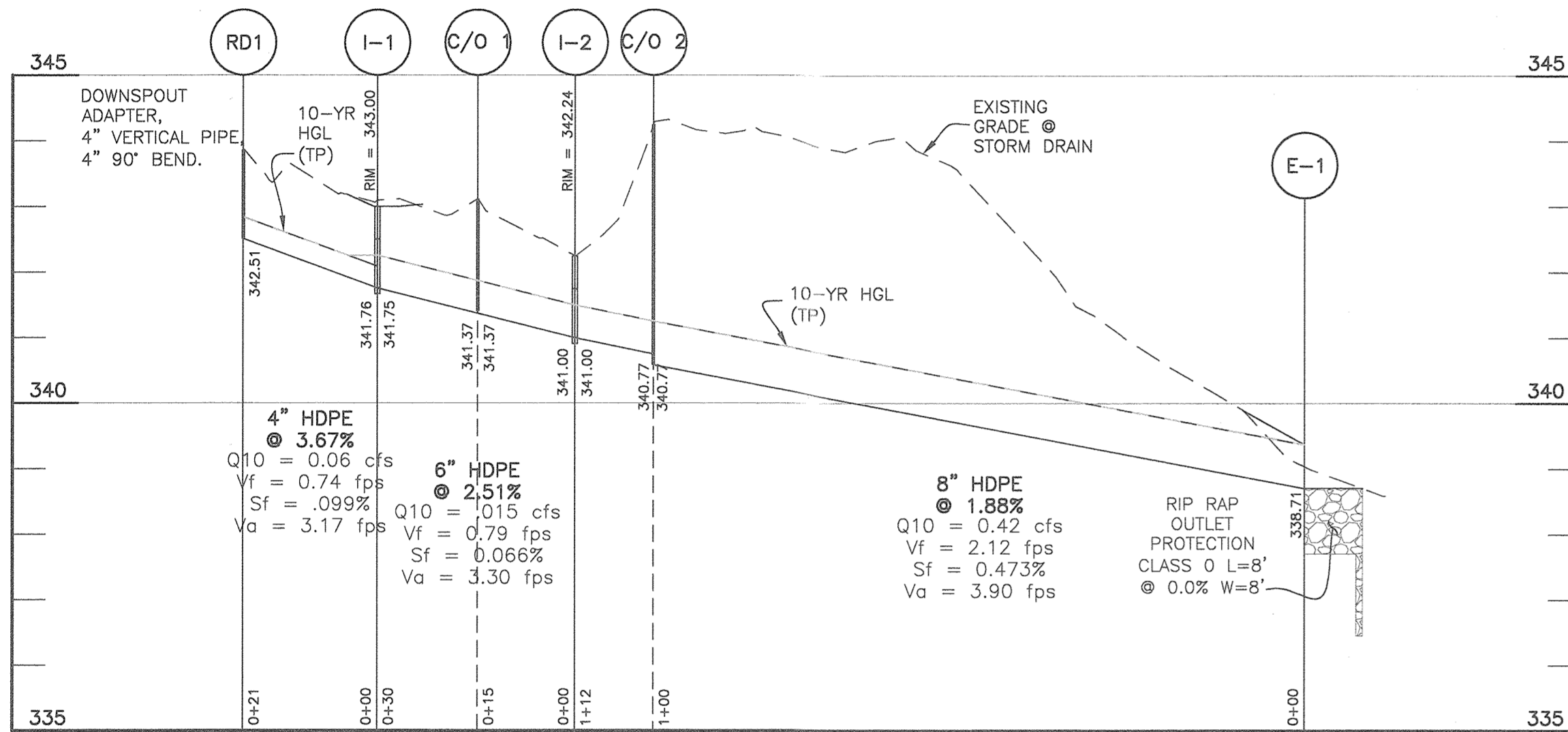
FOR: DORSEY'S CHOICE
TOWNHOUSE ASSOCIATION, INC.
3706 CROOKS LANE, SUITE 105
OWING MILLS, MD 21117
443-548-0191



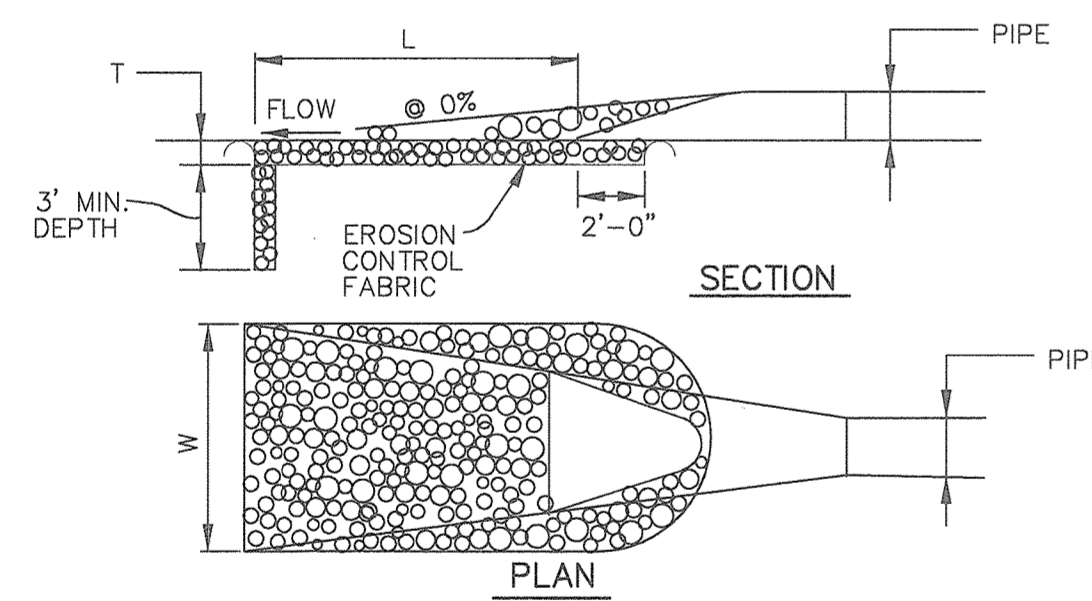
SIZE	LENGTH	TYPE & CLASS	OWNER
4"	21'	SMOOTH WALL HDPE	4727
4"	34'	SMOOTH WALL HDPE	4725
6"	141'	SMOOTH WALL HDPE	HOA

INLETS SHALL BE NDS 900-4 (OR EQUAL) AND ONE RISER (NDS PART NO 916), WITH OUTLETS (NDS PART NO. 1266), ADAPTER PLUGS (NDS PART NO. 1206) AND GRATE (NDS PART NO 980). FLOW CAPACITY OF ANY SUBSTITUTED GRATE SHALL BE A MINIMUM OF 90 GPM. FLOW CAPACITY OF ANY SUBSTITUTED INTERNAL PART OR OUTLET SHALL BE A MINIMUM OF 200 GPM.

RD-2
SCALE: 1"=20' HORIZ., 1"=2' VERT.



RD-1 TO E-1
SCALE: 1"=20' HORIZ., 1"=2' VERT.



- CONSTRUCTION SPECIFICATIONS
- THE SUBGRADE FOR THE FILTER, RIP-RAP, OR GABION SHALL BE PREPARED TO THE REQUIRED LINES AND GRADES. ANY FILL REQUIRED IN THE SUBGRADE SHALL BE COMPACTED TO A DENSITY OF APPROXIMATELY THAT OF THE SURROUNDING UNDISTURBED MATERIAL.
 - THE ROCK OR GRAVEL SHALL CONFORM TO THE SPECIFIED GRADING LIMITS WHEN INSTALLED RESPECTIVELY IN THE RIP-RAP OR FILTER.
 - GEOTEXTILE CLASS C28 OR BETTER SHALL BE PROTECTED FROM PUNCHING, CUTTING, OR TEARING. ANY DAMAGE OTHER THAN AN OCCASIONAL SMALL HOLE SHALL BE REPAIRED BY PLACING ANOTHER PIECE OF GEOTEXTILE FABRIC OVER THE DAMAGED PART OR BY COMPLETELY REPLACING THE GEOTEXTILE FABRIC. ALL OVERLAPS WHETHER FOR REPAIRS OR FOR JOINING TWO PIECES OF GEOTEXTILE FABRIC SHALL BE A MINIMUM OF ONE FOOT.
 - STONE FOR THE RIP-RAP OR GABION OUTLETS MAY BE PLACED BY EQUIPMENT. THEY SHALL BE CONSTRUCTED TO THE FULL COURSE THICKNESS IN ONE OPERATION AND IN SUCH A MANNER AS TO AVOID DISPLACEMENT OF UNDERLYING MATERIALS. THE STONE FOR THE RIP-RAP OR GABION OUTLETS SHALL BE DELIVERED AND PLACED IN A MANNER THAT WILL ENSURE THAT IT IS REASONABLY HOMOGENEOUS WITH THE SMALLER STONES AND SPALLS FILLING THE VOIDS BETWEEN THE LARGER STONES. RIP-RAP SHALL BE PLACED IN A MANNER TO PREVENT DAMAGE TO THE FILTER BLANKET OR GEOTEXTILE FABRIC. HAND PLACEMENT WILL BE REQUIRED TO THE EXTENT NECESSARY TO PREVENT DAMAGE TO THE PERMANENT WORKS.
 - THE STONE SHALL BE PLACED SO THAT IT BLENDS IN WITH THE EXISTING GROUND. IF THE STONE IS PLACED TOO HIGH THEN THE FLOW WILL BE FORCED OUT OF THE CHANNEL AND SCOUR ADJACENT TO THE STONE WILL OCCUR.

STRUCTURE	D-S	LENGTH (L)	WIDTH (W)	THICKNESS (T)	SHA CLASS
E-1	6.0"	8'	4'	12"	0

OUTLET PROTECTION DETAIL
NOT TO SCALE

Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
900BLKIT	9" x 9" Catch Basin Kit	Black Grate	4	4.90	10ND	9" x 9" tapered Catch Basin, Polypropylene.
900GRKIT	9" x 9" Catch Basin Kit	Green Grate	4	4.90	10ND	
900KITDISP	9" x 9" Catch Basin Kit	Black Grate	8	39.2	10ND	Kits include 2-opening Catch Basin, Grate, Screws, 2 Outlets and 1 Plug.
900	9" x 9" Catch Basin 2-opening	Black	4	2.18	10ND	
900-4	9" x 9" Catch Basin 4-opening	Black	4	2.00	10ND	

Requires either #1206, #1242, #1243, #1245 or #1286 Universal Outlet to connect pipe to basin. (see page 33)
DISP includes display box.

Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
916	9" x 9" Catch Basin Riser	Black	4	1.75	10ND	8" Riser for 9" x 9" Catch Basin, Styrene.

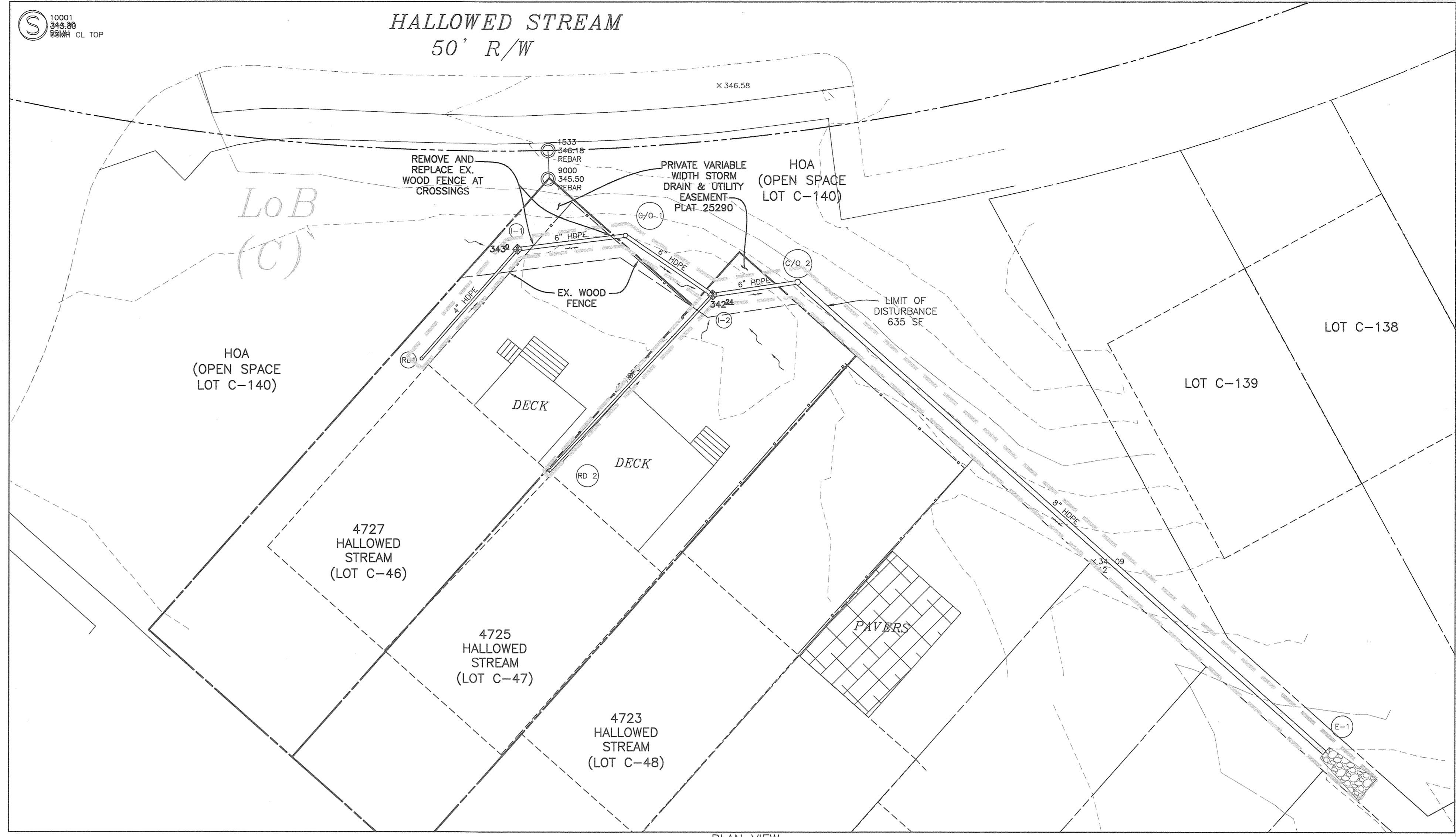
Use with 9" x 9" Catch Basin Series. Stacks on top of 9" catch basins to add up to 6" to top of basin.
Can be cut to size.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

[Signature] 1-23-20
CHIEF, DEPARTMENT OF PLANNING AND ZONING

[Signature] 2/16/20
CHIEF, DIVISION OF LAND DEVELOPMENT

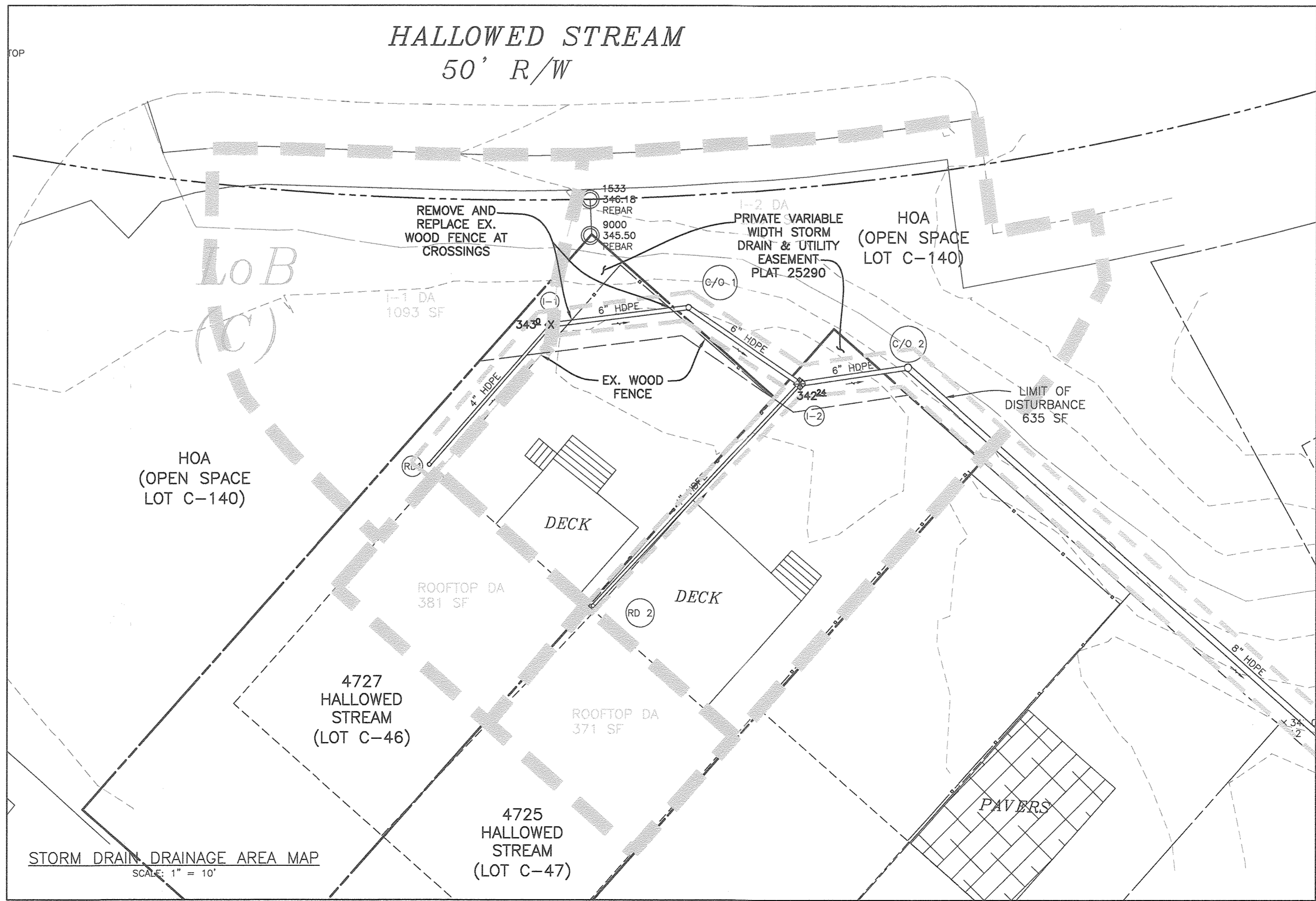
[Signature] 2-11-20
DIRECTOR



PLAN VIEW
SCALE: 1" = 10'

SOILS LEGEND		
SYMBOL	NAME/DESCRIPTION	GROUP
LoB	LEGORE-MONTALTO-URBAN LAND COMPLEX, 0 TO 8 PERCENT SLOPES	C

OBTAINED FROM USDA NRCS WEB SOIL NATIONAL COOPERATIVE SOIL SURVEY, MAY, 2019.



STORM DRAIN DRAINAGE AREA MAP
SCALE: 1" = 10'

THE PURPOSE OF THIS ADDITIONAL SHEET IS TO ADD STORMDRAINS TO SOLVE A DRAINAGE ISSUE ON LOTS C-46 & C-47.

NO.	DATE	REVISION

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. 28376, Expiration Date: 1-1-2021.

BENCHMARK ENGINEERING, INC.
8480 BALTIMORE NATIONAL PIKE SUITE 315 A ELICOTT CITY, MARYLAND 21043
(P) 410-465-8105 (F) 410-465-6644
WWW.BE-CIVILENGINEERING.COM

CLIENT: DORSEY'S CHOICE TOWNHOUSE ASSOCIATION, INC. 3708 CRODALL LANE, SUITE 105 OWINGS MILLS, MD 21117 443-548-0191

DORSEY HALL
REVISED SITE DEVELOPMENT PLAN
LOTS C-4 THRU C-44 & C-46 THRU C-90
SECTION 2 - AREA 2

TAX MAP: 30 GRID: 04 PARCEL: 396
ZONED: R-5C
ELECTION DISTRICT NO. 2 HOWARD COUNTY, MARYLAND

DRAINAGE PLAN AND PROFILES
LOTS C-46 AND C-47, OPEN SPACE C-140

DATE: JAN 2020 BEI PROJECT NO. 2958
SCALE: AS SHOWN SHEET 6 OF 6

DESIGN: AAM CHECK: CAM