

**GENERAL NOTES**

- 1 Subject property zoned R-20 per Comprehensive Zoning Plan dated 8-2-85
- 2 The coordinates shown herein are based on the Maryland State Grid System and derived from the following Howard County Control Stations: 284501 and 284302
- 3 Total Area included is 3.04 Acres
- 4 Total Number of Lots is 10
- 5 All roads are public and existing. Any damage to county owned right of way to be corrected at the developer's expense.
- 6 The contractor or developer shall contact the Inspection/Survey Division, 24 hrs in advance of commencement of work at 7:30 A.M.
- 7 Existing topography was furnished by Clark Finkler & Sackett, Inc. on 10/12/89
- 8 Reference Plat No. 800, P. 55-51
- 9 Minimum Lot Coverage - 30%

No.	REVISIONS	Date
1	Rev. hse. & grad lot 213	3-7-91
2	Rev. hse. & grad lots 206 & 212	5-29-91
3	Rev. hse. & grad lot 207, 216	7-16-91

**SPECIAL NOTES**

- 1 Approved Road Construction Plans shall be used for all public utilities.
- 2 Public water and sewer shown for reference only. For more detailed information see approved plat 284683-D.
- 3 The water and sewer house connections shall be in accordance with the County Plumbing Code. The on-site water shall be copper and the S.W.C. shall be 4" iron.

Lot #	25% Slope or greater	Total Buildable Area	Lot #	STREET ADDRESS
206		14,487.0	206	5014 Middleamer Court
216		16,046.0	207	5016
208		16,783.7	208	5006
			209	4488 Brampton Parkway
			210	4484
			212	4464
			213	4401 Brampton
			214	4405
			215	4415
			216	4425

PLAT No.	BLOCK#	ZONE	TAX MAP No.	ELEC DIST	GENS. TR.
8001	12-116	R-20	30 & 31	2ND	6623.02

WATER CODE	SEWER CODE
302	5760553

**CLARK • FINEFROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS

DESIGNED: VHL  
DRAWN: KIWM, VLM  
CHECKED: VHL  
DATE: 4-27-89

**SITE DEVELOPMENT PLAN**  
LOTS 206-210 & 212-216  
SECTION 4 AREA 3  
**BRAMPTON HILLS**  
1ST ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

FOR: GRAYSON HOMES, INC.  
2025 Chevrolet Drive, Suite K  
Ellicott City, Md. 21043

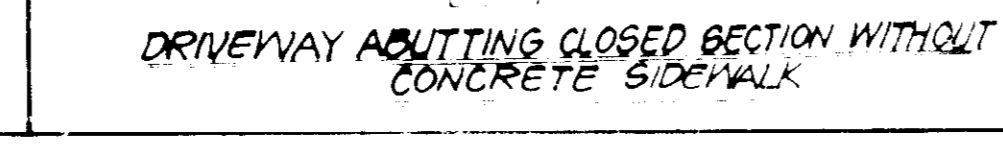
SCALE: 1" = 20'  
DRAWING: 1 OF 3  
JOB NO.: 89-024  
FILE NO.: 89-024 X

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPARTMENT

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS AND PUBLIC ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

DATE: 8-9-89  
DATE: 8/18/89  
DATE: 7/14/89  
DATE: 7/13/89  
DATE: 8-3-89



**LEGEND**

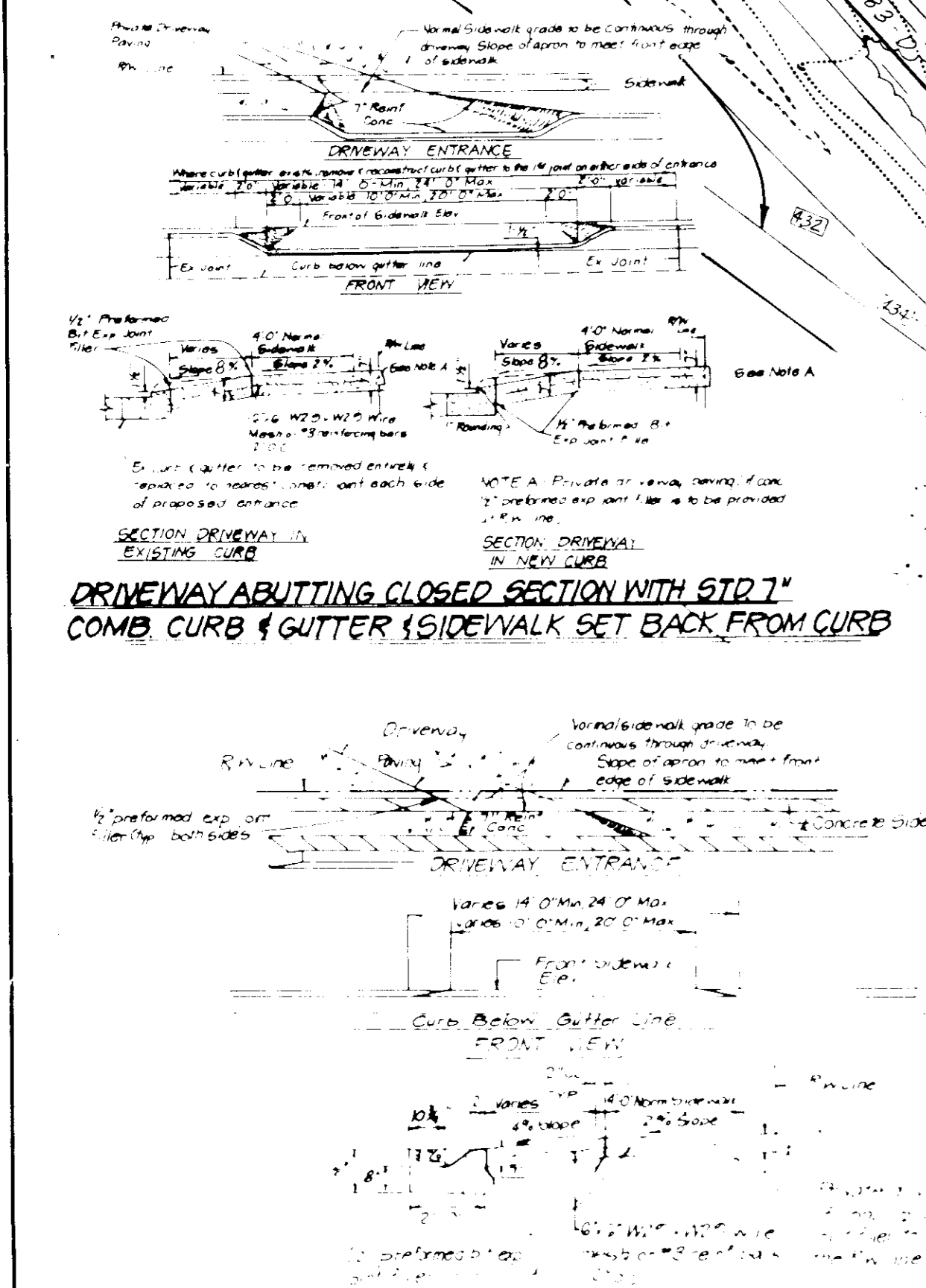
- 1 Contour Interval 2 Ft
- 2 Existing contour
- 3 Proposed contour
- 4 Spot Elevation
- 5 Direction of Drainage
- 6 Existing Trees to be Saved
- 7 Retaining Wall

**DRIVEWAY ABUTTING CLOSED SECTION WITH STD 1" COMB. CURB & GUTTER (SIDEWALK SET BACK FROM CURB)**

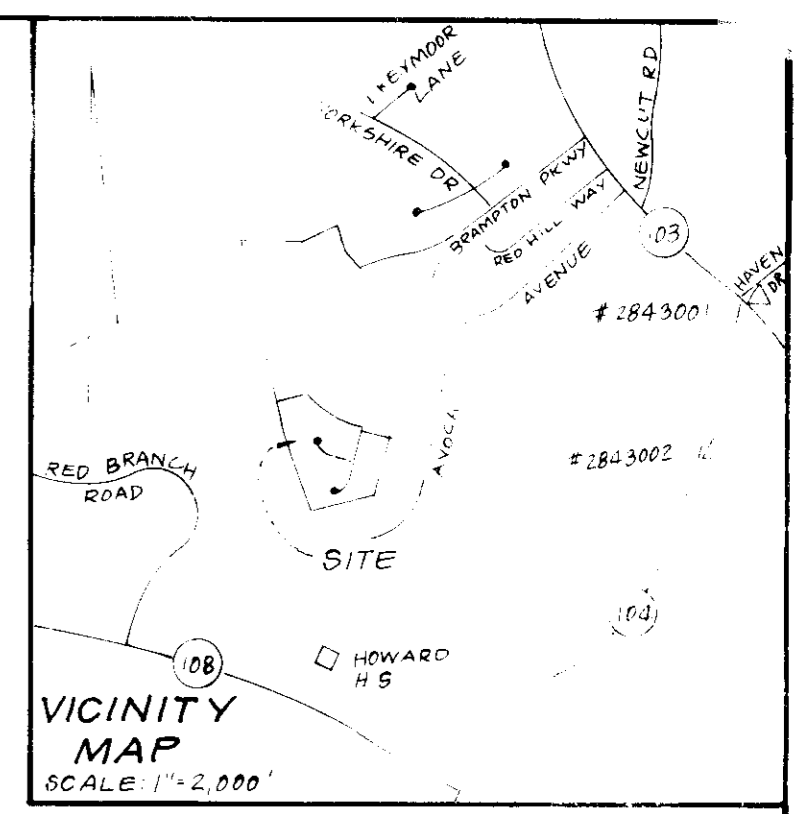
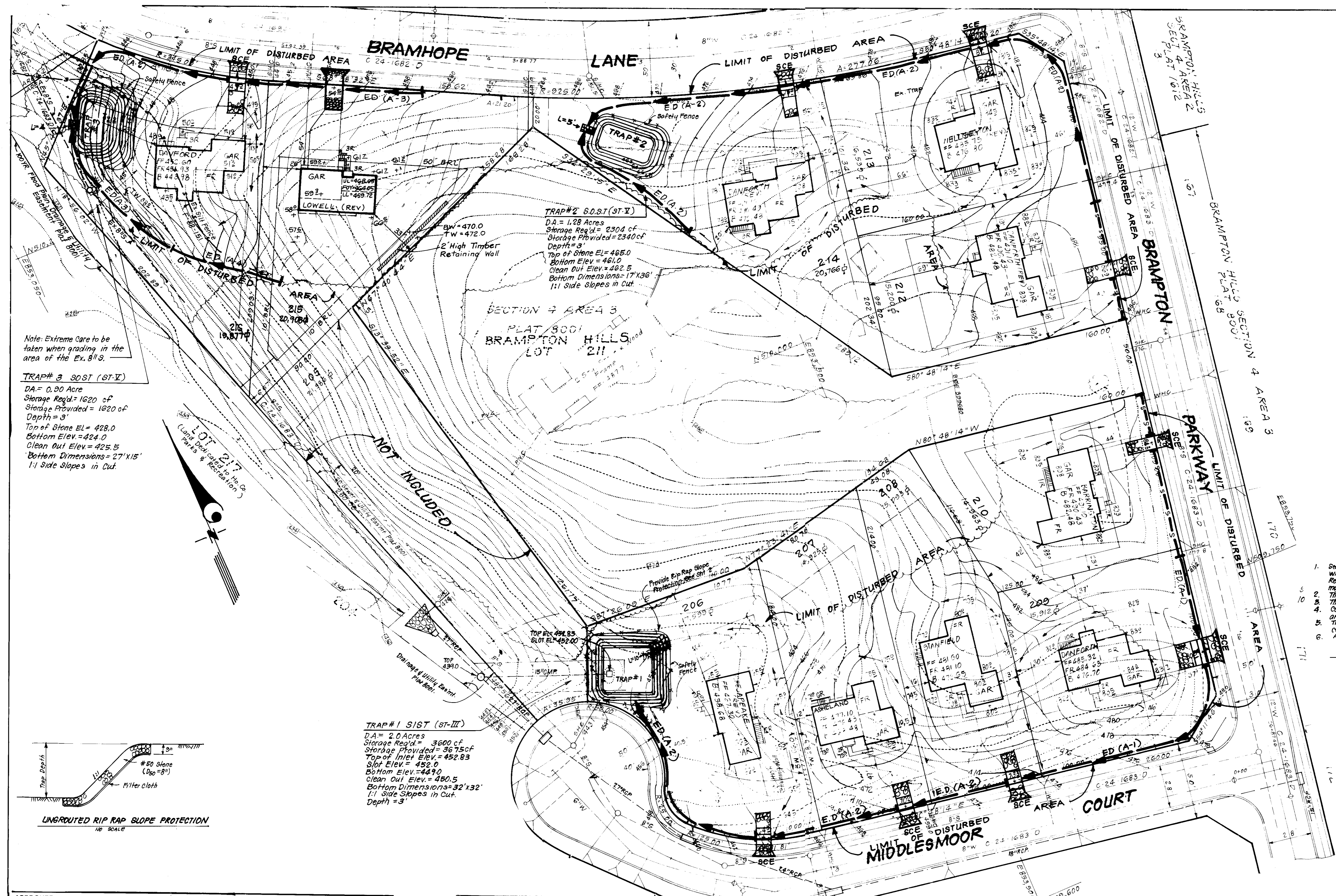
**DRIVEWAY ABUTTING CLOSED SECTION WITH MODIFIED COMB. CURB & GUTTER & SIDEWALK**

LOT 217  
Land Dedicated to Howard Co Parks & Recreation

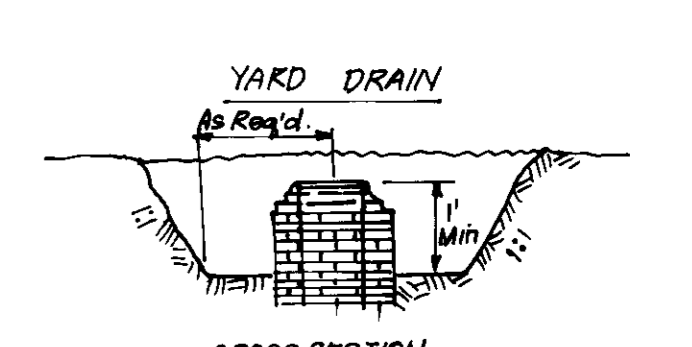
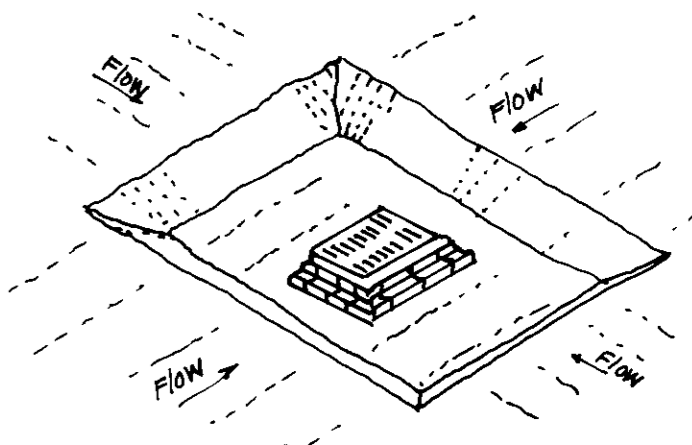
**NOT INCLUDED**







- LEGEND:**
- 1. Contour Interval 2 FT.
  - 2. Existing Contour - - - - -
  - 3. Proposed Contour - - - - -
  - 4. Spot Elevation +105
  - 5. Direction of Drainage - - - - -
  - 6. Ex. Trees to be saved
  - 7. 81H Fence
  - 8. Earth Dike
  - 9. Stabilized construction Entrance



- CONSTRUCTION SPECIFICATIONS FOR ST-III**
1. Sediment shall be removed and the trap restored to its original dimensions when the sediment has accumulated to 1/2 the design depth of the trap. Removed sediment shall be deposited in a suitable area and in such a manner that it will not erode.
  2. The volume of sediment storage shall be 1800 c.f. of contributory drainage.
  3. The structure shall be inspected after each rain and repairs made as needed.
  4. Construction operations shall be carried out in such a manner that erosion and water pollution shall be minimized.
  5. The sediment trap shall be removed and the area stabilized when the constructed D.A. has been properly stabilized.
  6. All cut slopes shall be 1:1 or flatter.

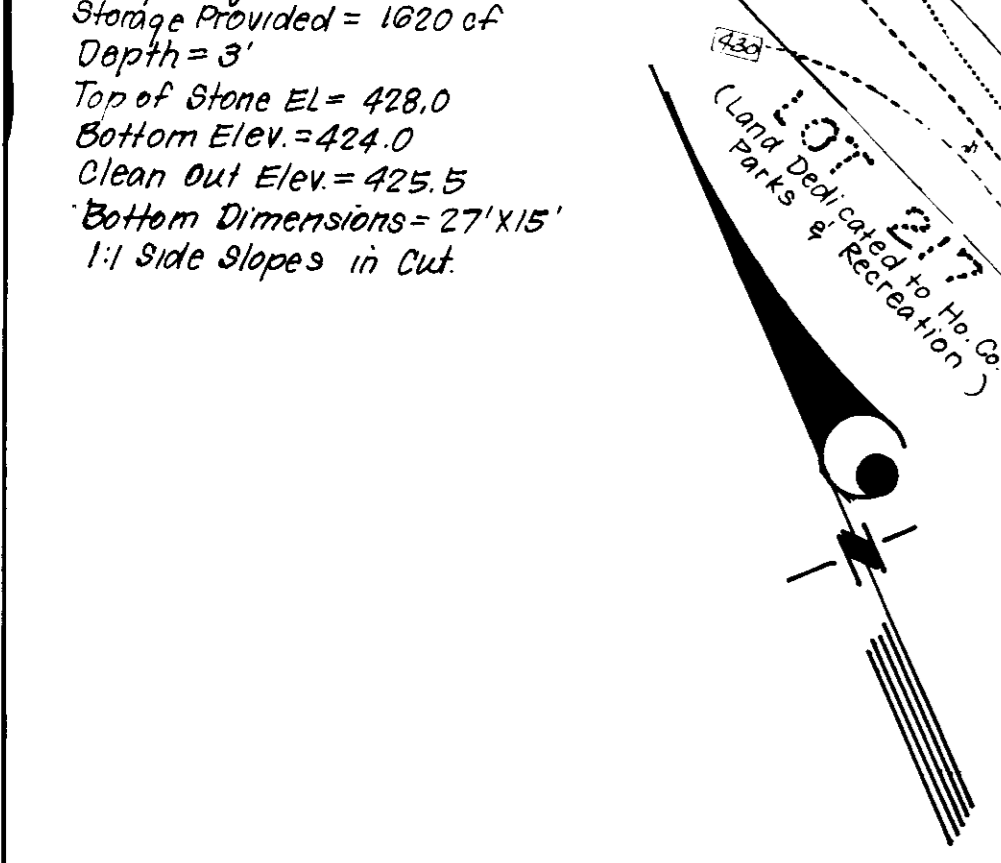
**STORM INLET SEDIMENT TRAP (ST-III)**  
NO SCALE

OWNER: CELTA CORPORATION  
101 CHESTNUT STREET  
GATHERSBURG, MD 20871

DEVELOPER/DEVELOPMENT CONSULTANTS  
GROUP INC.  
17904 GEORGIA AVE. #102  
OLNEY MD 20832

Note: Extreme Care to be taken when grading in the area of the Ex. 8" S.

**TRAP # 3 SOST (ST-V)**  
DA = 0.90 Acre  
Storage Req'd = 1620 c.f.  
Storage Provided = 1620 c.f.  
Depth = 3'  
Top of Stone EL = 428.0  
Bottom Elev = 424.0  
Clean Out Elev = 425.5  
Bottom Dimensions = 27' x 15'  
1:1 Side Slopes in Cut.



**TRAP # 1 SIST (ST-III)**  
DA = 2.0 Acres  
Storage Req'd = 3600 c.f.  
Storage Provided = 3675 c.f.  
Top of Inlet Elev = 452.83  
Slop Elev = 452.0  
Bottom Elev = 449.0  
Clean Out Elev = 450.5  
Bottom Dimensions = 32' x 32'  
1:1 Side Slopes in Cut.  
Depth = 3'

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS  
HOWARD COUNTY HEALTH DEPARTMENT

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE  
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

Reviewed for Howard County S.C.D.  
Name: *John N. Schaefer*  
Signature: *John N. Schaefer*  
Date: 7/27/89  
U.S. Soil Conservation Service

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

Approved: *John N. Schaefer* 7/27/89  
Date

DEVELOPER'S/BUILDER'S CERTIFICATE

I hereby certify that all construction and construction will be done in accordance with the plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction of this project have a Certificate of Attendance at a Dept. of Natural Resources Approved Training Program for the Control of Sediment and Erosion and in signing this project. I also authorize periodic on-site inspections by the Howard County Conservation District or their authorized agents as may be deemed necessary.

Signature of Developer/Builder: *John N. Schaefer* 4/28/89  
Date



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 County Conservation District.

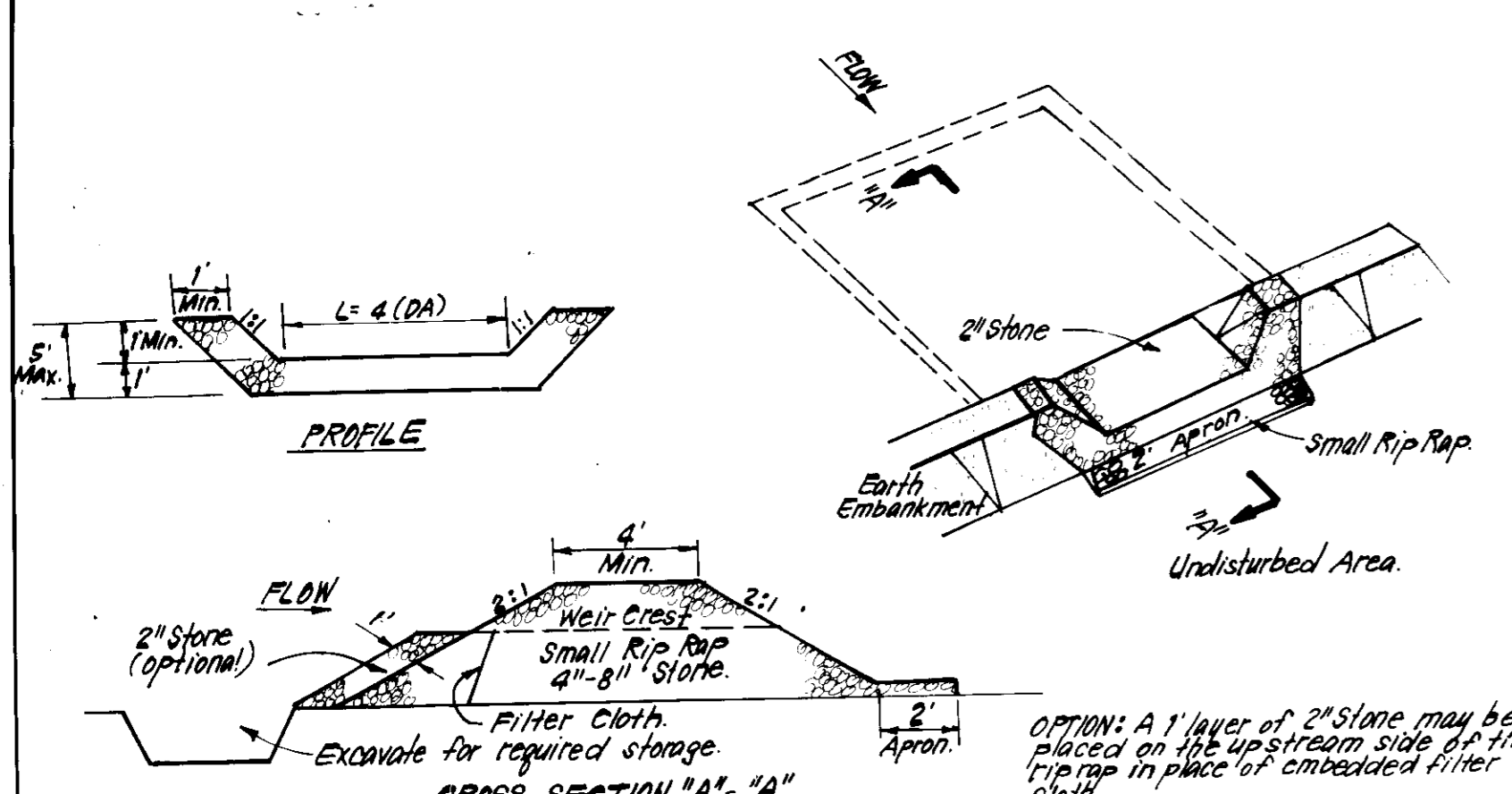
Signature: *G. Nelson Clark* 4-28-89  
Date

SUBDIVISION NAME BRAMPTON HILLS		SECT./AREA 4/3	LOTS 206, 210, 212, 216
PLAT No 8001	BLOCK # 12-18	ZONE R 20	TAX MAP No 30-31
ELEC DIST 2ND		CENSUS TR G023.02	
WATER CODE 902	SEWER CODE 575A653		

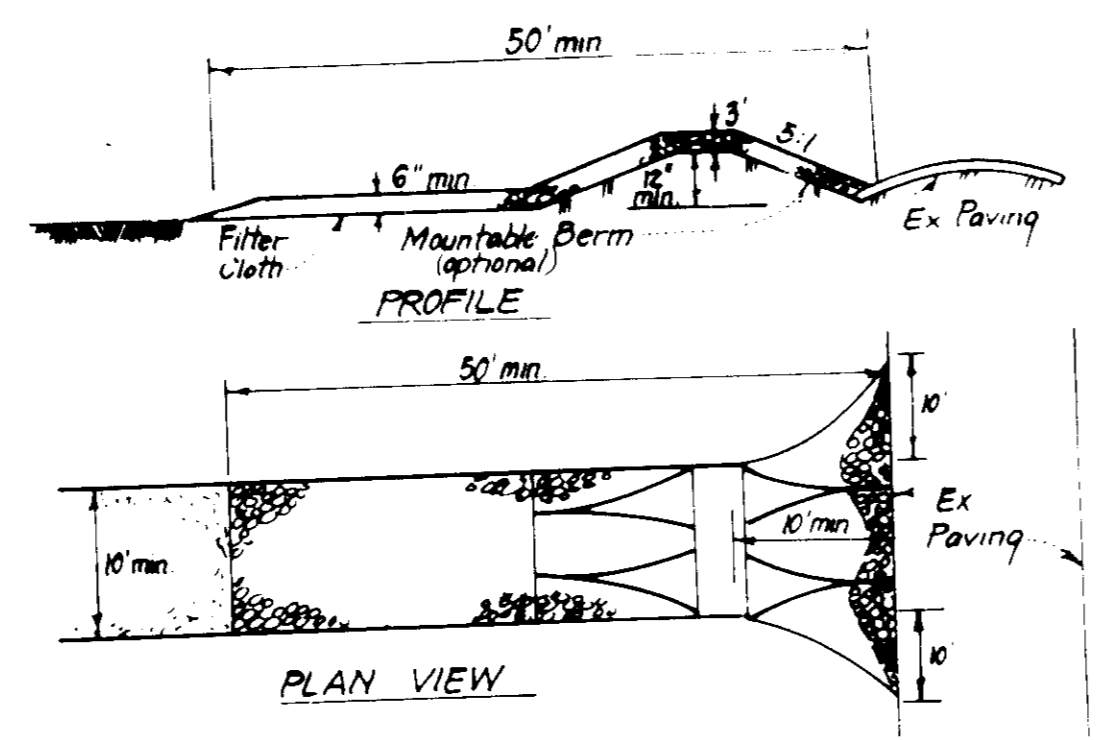
DESIGNED KI/WM	<b>SEDIMENT &amp; EROSION CONTROL PLAN</b> LOTS 206-210 & 212-216 SECTION 4 AREA 3 <b>BRAMPTON HILLS</b> 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND FOR GRAYSON HOMES, INC. 3025 Chevrolet Drive, Suite K Ellicott City, Md. 21043	SCALE 1" = 30'
DRAWN KI/WM		2 OF 3
CHECKED KI/WM		JOB NO 89 024
DATE April, 1989		FILE NO 19 0' 18E





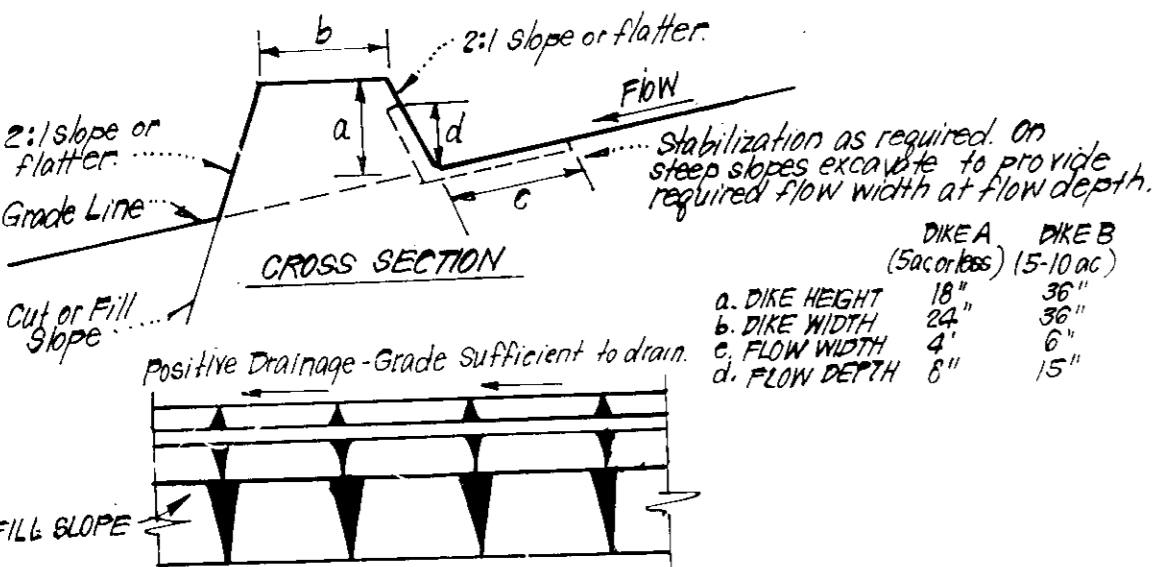
- CONSTRUCTION SPECIFICATIONS:**
- Area under embankment shall be cleared, grubbed and stripped of any vegetation and root mat. The soil area shall be cleared.
  - The fill material for the embankment shall be free of roots and other woody vegetation as well as oversized stones, rocks, organic material or other objectionable material. The embankment shall be compacted by traversing with equipment while it is being constructed.
  - All cut and fill slopes shall be 2:1 or flatter.
  - 4" stone used in the outlet shall be small rip-rap 4"-8" along with 1" thickness of 2" aggregate placed on the up-grade side on the small rip-rap or embedded filter cloth in the rip-rap.
  - Sediment shall be removed and trap restored to its original dimensions when the sediment has accumulated to 1/2 the design depth of the trap.
  - The structure shall be inspected after each rain and repairs made as needed.
  - Construction operations shall be carried out in such a manner that erosion and water pollution is minimized.
  - The structure shall be removed and the area stabilized when the drainage area has been properly stabilized.

**STONE OUTLET SEDIMENT TRAP (S.O.ST.) ST.V.**  
NO SCALE



- CONSTRUCTION SPECIFICATIONS:**
- Stone size - Use 2" stone or reclaimed or recycled concrete equivalent.
  - Length - As required, but not less than 50 feet (except on a single residence lot where a 30 foot minimum length would apply).
  - Thickness - Not less than six (6) inches.
  - Width - Ten (10) foot minimum, but not less than the full width at points where ingress or egress occurs.
  - Filter Cloth - Will be placed over the entire area prior to placing of stone. Filter will not be required on a single family residence lot.
  - Surface Water - All surface water flowing or diverted toward construction entrances shall be piped across the entrance. If piping is impractical, a mountable berm with 5:1 slopes will be permitted.
  - Maintenance - The entrance shall be maintained in a condition which will prevent tracking or flowing of sediment onto public rights-of-way. This may require periodic top dressing with additional stone as conditions demand and repair and/or cleanout of any measures used to trap sediment. All sediment spilled, dropped, tracked or tracked onto public rights-of-way must be removed immediately.
  - Washing - Wheels shall be cleaned to remove sediment prior to entrance onto public rights-of-way. When washing is required, it shall be done on an area stabilized with stone and which drains into an approved sediment trapping device.
  - Periodic inspection and needed maintenance shall be provided after each rain.

**STABILIZED CONSTRUCTION ENTRANCE (SCE)**  
NO SCALE

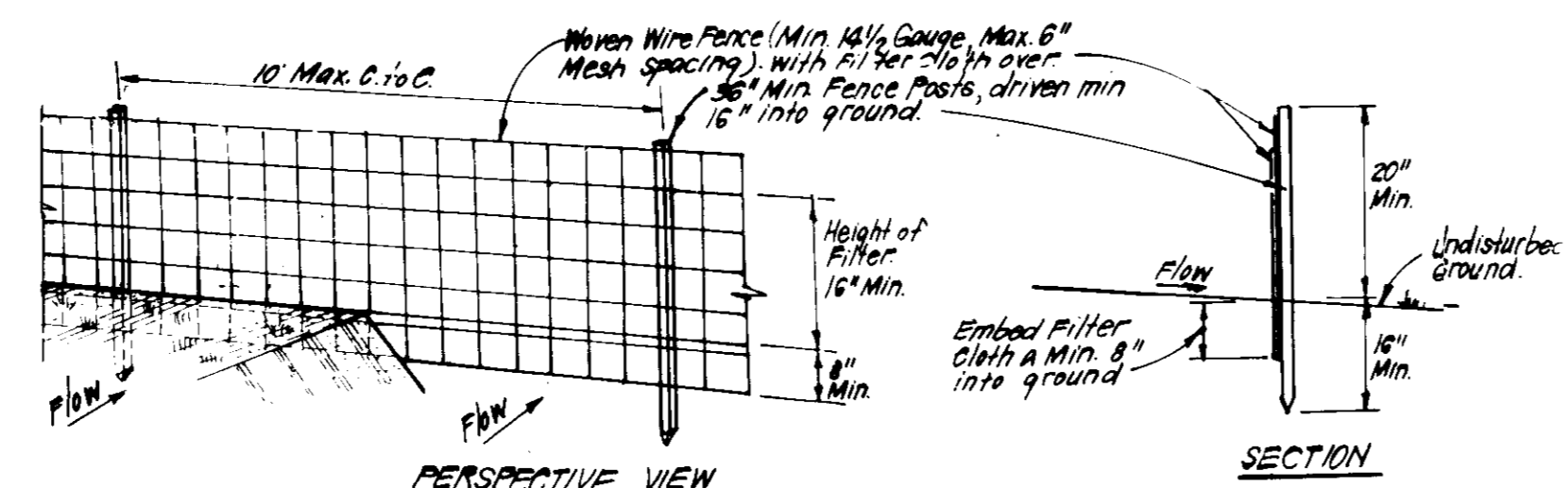


- CONSTRUCTION SPECIFICATIONS:**
- All dikes shall be compacted by earth-moving equipment.
  - All dikes shall have positive drainage to an outlet.
  - Top width may be wider and side slopes may be flatter if desired, to facilitate crossing by construction traffic.
  - Field location should be adjusted as needed to utilize a stabilized safe outlet.
  - Earth dikes shall have an outlet that functions with a minimum of erosion. Runoff shall be conveyed to a permanent trapping device such as a sediment trap or sediment basin where either the dike channel or the drainage area above the dike are not adequately stabilized.
  - Stabilization shall be: (A) in accordance with standard specifications for seed and straw mulch or straw mulch if not in seeding season, (B) flow channel as per chart below.

TYPE OF TREATMENT	CHANNEL GRADE	DIKE A	DIKE B
1	0.5 - 3.0%	Seed or Straw Mulch	Seed or Straw Mulch
2	3.1 - 5.0%	Seed or Straw Mulch	Seed or Straw Mulch, or Excelsior, Sod, 2" Stone
3	5.1 - 8.0%	Seed or Straw Mulch	Lined Rip-Rap 4"-8" Stone
4	8.1 - 20.0%	Lined Rip-Rap 4"-8" Stone	Engineering Design

A. Stone to be 2" Stone, or recycled concrete equivalent, in a layer at least 3" thick and be pressed into soil with construction equipment.  
B. Rip-Rap to be 4"-8" in a layer at least 8" thick, pressed into soil.  
C. Approved equivalents can be substituted for any of the above materials.

**EARTH DIKE DETAIL (E.D.)**  
NO SCALE

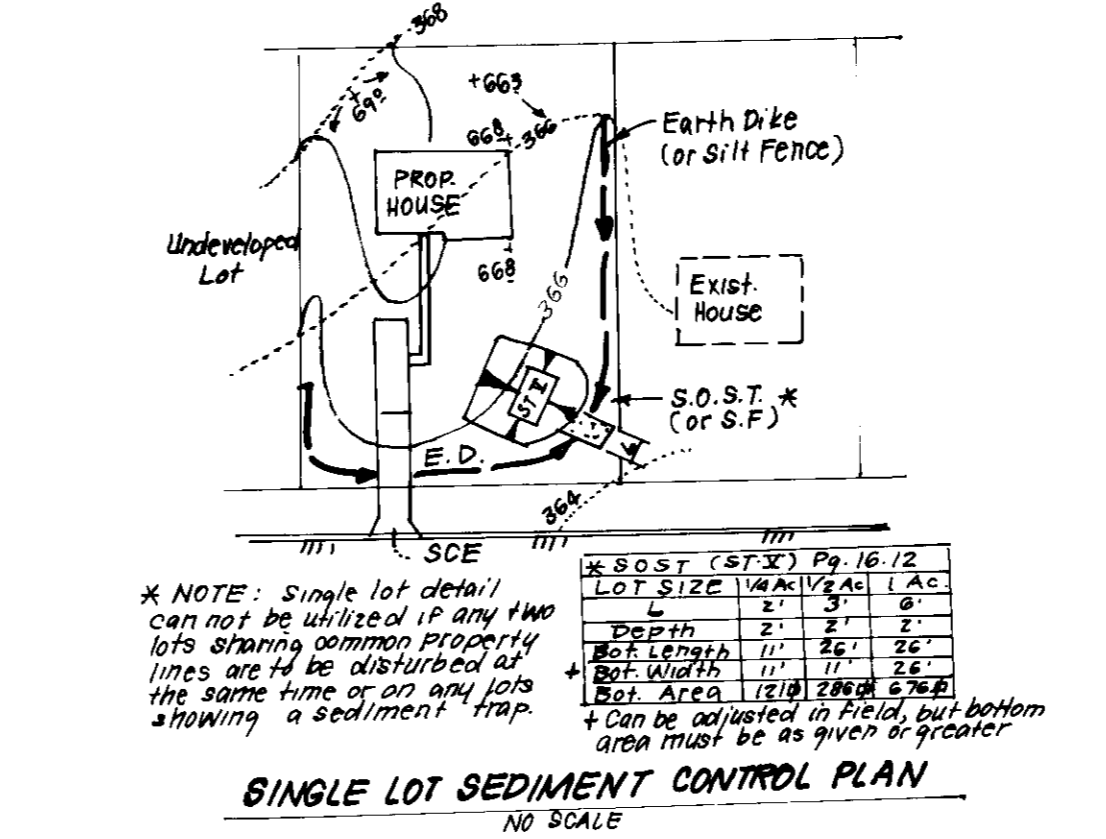


- CONSTRUCTION SPECIFICATIONS:**
- Woven wire fence to be fastened securely to fence posts with wire ties or staples.
  - Filter cloth to be fastened securely to woven wire fence with ties spaced every 24" at top and mid-section.
  - When 2 sections of filter cloth adjoin each other they shall be overlapped by 6" and stapled.
  - Maintenance shall be performed as needed and material removed when "bulges" develop in silt fence.

**SILT FENCE DETAIL (S)**  
NO SCALE

- PERMANENT SEEDING NOTES**
- 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)
  - 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.
  - Following initial soil disturbance or redistribution, 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, 5:1 14 days as to all other disturbed or graded areas on the project site.
  - 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.
  - 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.
  - 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.
  - Site Analysis:
 

Total Area of Site	3.94 Acres
Area Disturbed	3.34 Acres
Area to be roofed or paved	0.62 Acres
Area to be vegetatively stabilized	2.72 Acres
Total Cut	5611 Cu. yds.
Total Fill	12,155 Cu. yds.
Offsite waste/borrow area location	N/A
  - Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
  - Additional sediment control must be provided, if deemed necessary by the Howard County DPM sediment control inspector.
  - 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.
  - If basins are to be constructed on an "As-Sold" basis, at Random, Single Lot Sediment Control as shown below shall be implemented.
  - All pipes to be blocked at the end of each day (see detail below). N/A
  - The total amount of straw bale dikes/silt fence equals 170 L.F.



**SINGLE LOT SEDIMENT CONTROL PLAN**  
NO SCALE

- 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, if not previously loosened.
- Soil Amendments:** In lieu of soil test recommendations, use one of the following schedules:
- Preferred - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 sq 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).
  - 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.
- Inspection -** Inspect all seeded areas and make needed repairs, replacements and reseeds.
- 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, if not previously loosened.
- 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 24 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.

**CONSTRUCTION SEQUENCE:**

CONSTRUCTION SEQUENCE:	NO. OF DAYS
A. Obtain Grading Permit and Install Sediment and Erosion Control Devices and Stabilize.	7
B. Excavate for Foundations and Rough Grade & Temporarily Stabilize.	10
C. Construct Structures, Sidewalks and Driveways.	30
D. Final Grade and stabilize in accordance with Stds. & Specs.	30
E. Upon approval of the sediment control inspector, remove sediment and erosion controls and stabilize.	7

OWNER: DELTA CORPORATION  
101 CHESTNUT STREET  
GAITHERSBURG, MD 20877

DEVELOPER: DEVELOPMENT CONSULTANTS  
GROUP INC.  
1704 GEORGIA AVE #102  
OLNEY, MD 20832

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS,  
HOWARD COUNTY HEALTH DEPARTMENT

APPROVED FOR HOWARD COUNTY DEPT. OF PLANNING & ZONING

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE,  
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

Reviewed for Howard County S.C.D.  
Name: [Signature]  
Signature: [Signature]  
Date: 7/27/89  
U.S. Soil Conservation Service

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

DEVELOPER'S/BUILDER'S CERTIFICATE

I hereby certify that all development and construction will be done in accordance with 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 is deemed necessary.

Signature of Developer/Builder: [Signature]  
Date: 4/28/89



ENGINEER'S CERTIFICATE

I hereby certify that I am a duly licensed Professional Engineer and that I am qualified to design and supervise the construction and workable construction of the site and that the construction of the site will be in accordance with the approved plan of development and plan for erosion and sediment control.

Signature: [Signature]  
Date: 4-26-89  
G. Nelson Clark

**CLARK • FINEROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS  
7155 MONSTREL WAY • COLUMBIA, MD 21045 • (301) 381-7500 BALTO • (301) 214-9300 WASH

DESIGNED: K/WM  
DRAWN: K/WM  
CHECKED: K/WM

**SEDIMENT & EROSION CONTROL PLAN**  
LOTS 206-210 & 212-216  
SECTION 4 AREA 3  
**BRAMPTON HILLS**  
1ST ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

SCALE: 1" = 30'  
DRAWING: 3 OF 3  
JOB NO: 89 024  
FILE NO: 89 024 SE

DATE: April, 1989  
FOR: GRAYSON HOMES, INC.  
9225 Chevrolet Drive Suite K  
Ellicott City, Md. 21043