

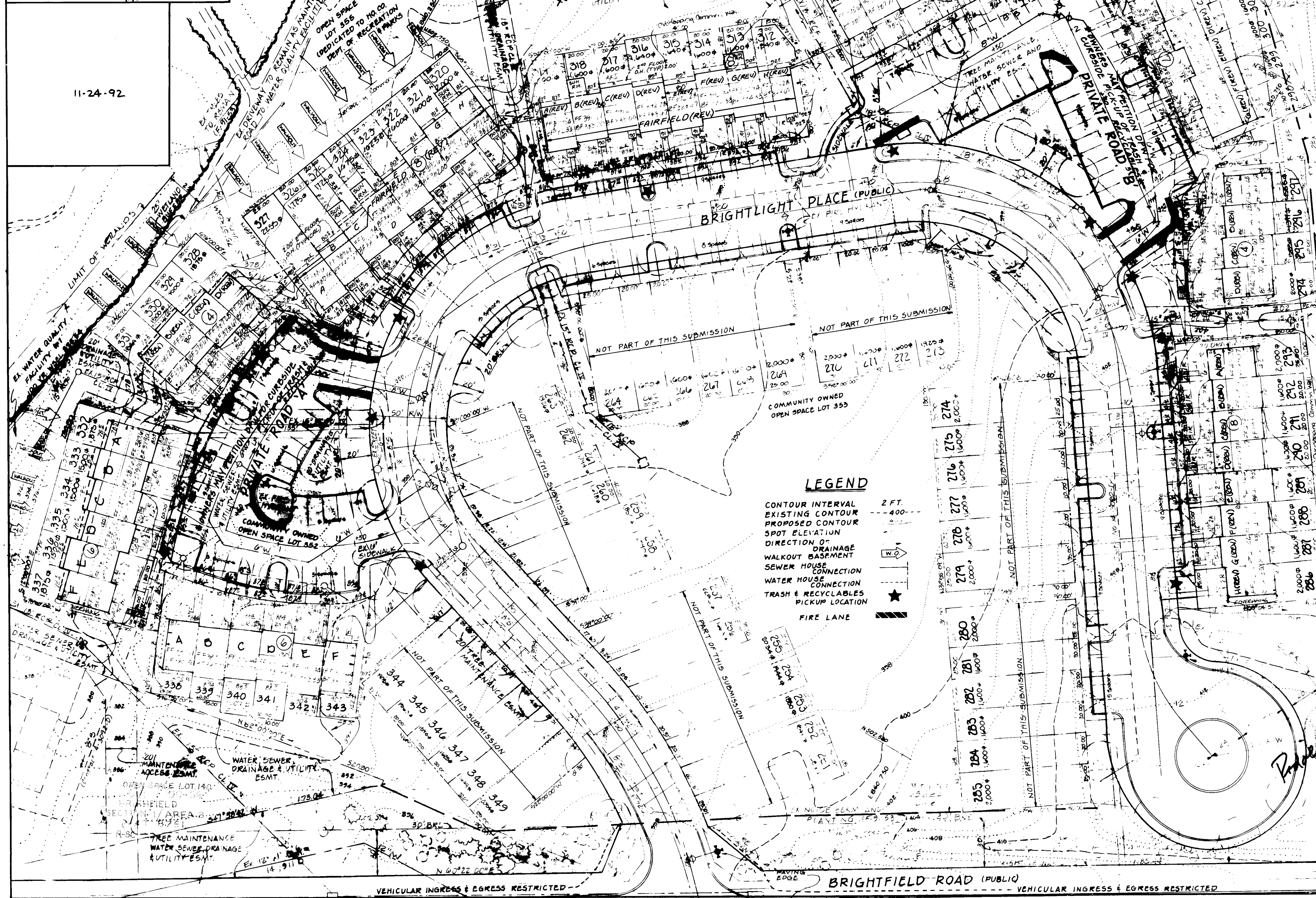
APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT  
 COUNTY HEALTH OFFICER  
 1-25-93  
 APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING  
 1/2/93  
 APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS; HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
 1-20-93  
 1-18-93

REVISION	DATE
BY LDE	REVISION UNITS 312-319, 320-327 FAIRFIELD MODEL 6-7-93

**SHEET INDEX**

SHEET 1 SITE DEVELOPMENT PLAN  
 SHEET 2 SEDIMENT AND EROSION CONTROL PLAN  
 SHEET 3 SEDIMENT AND EROSION CONTROL & SITE DETAILS

**VICINITY MAP**  
 SCALE 1" = 2000'



**LEGEND**

CONTOUR INTERVAL 2 FT.

EXISTING CONTOUR ---

PROPOSED CONTOUR - - -

SPOT ELEVATION \*

DIRECTION OF DRAINAGE →

WALKOUT BASEMENT SEWER HOUSE CONNECTION

WATER HOUSE CONNECTION

TRASH & RECYCLABLES PICKUP LOCATION

FIRE LANE

- GENERAL NOTES**
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF CONSTRUCTION INSPECTION (410) 792-7772 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
  - THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK.
  - FINAL PLAN F-91-53 APPROVED SEPT. 3, 1991
  - SUBJECT PROPERTY ZONED RSC PER 8-2-85 COMPREHENSIVE ZONING PLAN AND ZB CASE #468.
  - THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM AND DERIVED FROM THE FOLLOWING HOWARD COUNTY CONTROL STATIONS NO. 2644004 AND NO. 2644005. (MAD 27)
  - ANY DAMAGE TO COUNTY OWNED RIGHTS-OF-WAY TO BE CORRECTED AT THE BUILDER'S EXPENSE.
  - REFERENCE FILE NOS. S-89-02, P-88-56, F-89-19, F-89-93, F-89-196, P.B. CASE #15 210, 245 AND ZB CASE #846M AND VP-87-46, P-90-15, F-91-53, SDP-91-70, SDP-92-99, SDP-93-29, SDP-93-33, WP 91-33, WP 91-75
  - EXISTING UTILITIES: CONTRACT 14-2092-D.
  - THE ARTICLES OF INCORPORATION IDENTIFICATION NO. 27814 FOR BRIGHTFIELD ASSOCIATION IS DATED 1-16-87.
  - STORMWATER MANAGEMENT PROVIDED IN CENTRAL FACILITY UNDER P-90-15 AND F-91-53.
  - TOPOGRAPHY BASED UPON F-91-53. (AERIAL SURVEY, 2 FOOT CONTOUR INTERVAL).
  - LOTS CREATED BY PLAT NUMBERS 10337-10341 RECORDED 5-29-92.
  - ALL SIDEWALKS APPROVED PER FINAL CONSTRUCTION PLANS F-91-53.
  - VP 91-31 Waive section 16.119A approved November 13, 1990 subject to county council action to abandon Montgomery Rd. west of outside main. Waive Section 16.11.A.1. Dated November 19, 1990.
  - VP 91-55 Waive section 16.129 (sidewalks) approved 12-7-92 and 12-29-92 except portion of Mt. Rt. 185 denied.
- SITE ANALYSIS**
- Area of parcel (Section 2): 21.66 Acres Total
  - Limit of Submission: 2.2537 Ac.
  - Present zoning: R-SC (Residential-Single Cluster)
  - Proposed use of structures: Residential/Single Family Attached
  - Total number of units allowed (Section 2): 134
  - Total number of units provided (Section 2): 134
  - Total number of units provided (this submission): 58
  - Minimum square foot floor area of SFA unit: 706.60 s.f.
  - Number of parking spaces required: 116 (this submission)
  - Number of parking spaces provided: 126
  - Open space (green area) to remain on site (Section 2): 11.8 acres or 54.5% of net area.
  - Building coverage of site: Building area: 35,33' x 20' = 706.60 s.f. x 58 units = 40,982.80 s.f.
  - Gross area of Lots: 2,2537 Ac.
  - Percent coverage: 40,982.80 s.f. / 2,2537 Ac. = 42%
  - (Maximum permitted = 58%)
  - Smallest lot building coverage: 706.6 = 51%
  - Largest lot building coverage: 706.6 = 31%

PLAT	LOT	ACRES
6026	BRIGHTFIELD PLACE	79.08
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**DESIGNED** LM  
**DRAWN** JL/LM  
**CHECKED** RM  
**DATE** 9-92

**SUBMISSION NAME** BRIGHTFIELD  
**PLAT NO.** 10337-10341  
**WATER CODE** DOS

**SECTION** 2  
**LOT** 286-343  
**SECTION DISTRICT** 1ST  
**LOT** 6011

**DESIGNER** LAND DESIGN ENGINEERING, INC.  
 10620 Guilford Road - Suite 110 - Jessup - Maryland 20794  
 (301) 604-6264 (Wash.) (410) 880-0034 (Balt.) (301) 604-6735 (Fax)

**SCALE:** 1" = 30'  
**DRAWING:** 10x3  
**JOB NO:** 90-4037  
**FILE NO:**

**DEVELOPER/CONTRACT PURCHASER:** HOWARD COUNTY  
**OWNER:** HOWARD COUNTY PARTNERSHIP  
 10620 Guilford Rd., Suite 110  
 Jessup, MD 20794  
 Tel: 410-880-0034

**SDP-93-29**



APPROVED: *John M. Boyle* 1-20-93  
 Director, Public Works Department

APPROVED: *James M. Hill* 2/1/93  
 Director, Planning & Zoning Department

APPROVED: *James M. Hill* 2/4/93  
 Director, Planning & Zoning Department

APPROVED: *James M. Hill* 1/20/93  
 Director, Public Works Department

APPROVED: *James M. Hill* 1-19-93  
 Chief, Bureau of Engineering

Reviewed by HOWARD S.O.D. and meets Technical Requirements

By the Developer:  
 "I/we certify that all development and construction will be done according to this plan, and that any 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."

*Robert M. May* 12/19/92  
 Signature of Developer Date

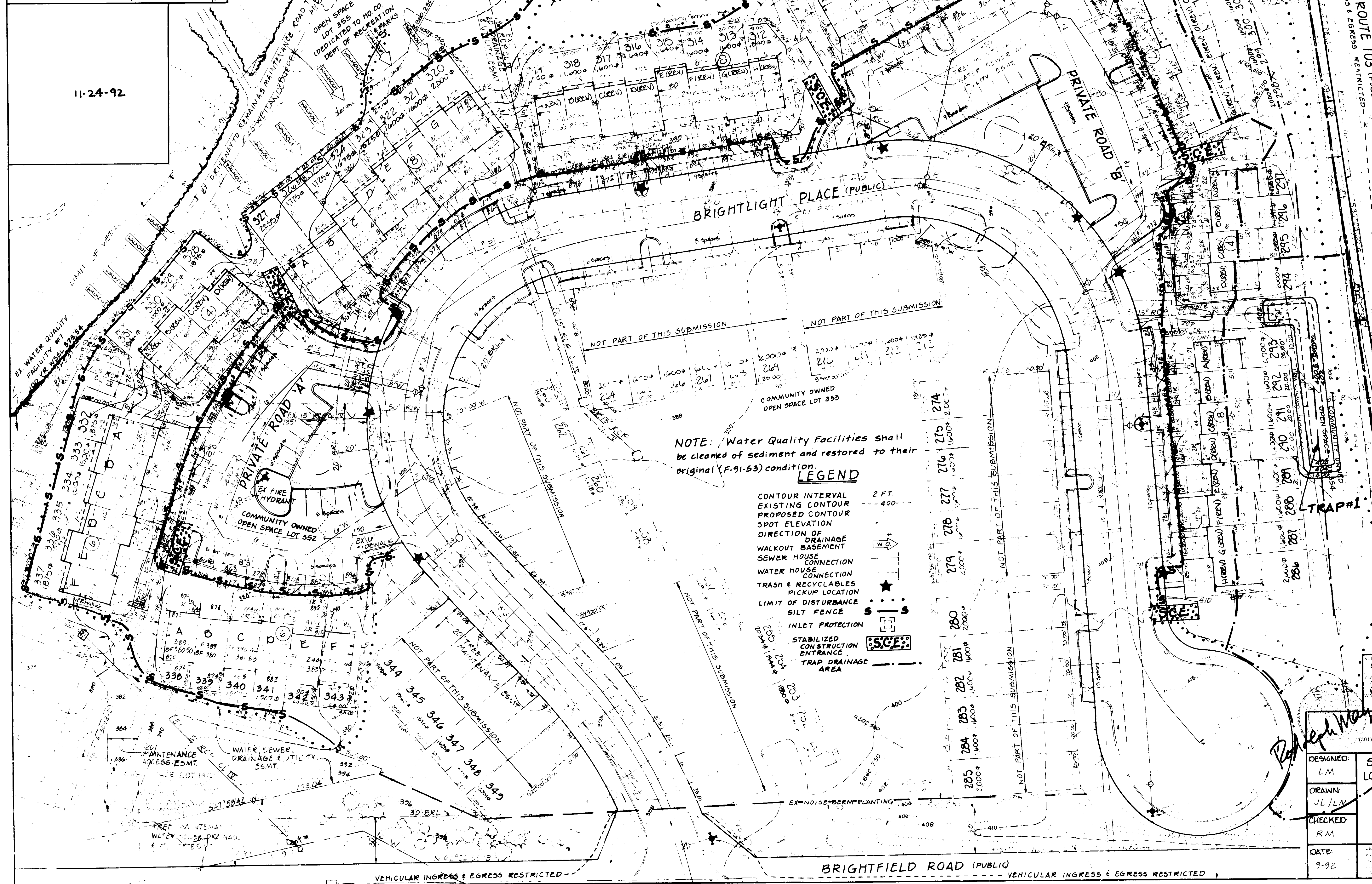
By the Engineer:  
 "I certify that this plan for erosion and sediment control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District."

*Robert M. May* 9-28-92  
 Signature of Engineer Date

SHEET INDEX

SHEET 1 SITE DEVELOPMENT PLAN  
 SHEET 2 SEDIMENT AND EROSION CONTROL PLAN  
 SHEET 3 SEDIMENT AND EROSION CONTROL & SITE DETAILS

VICINITY MAP  
 SCALE: 1" = 2000'



- GENERAL NOTES
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF CONSTRUCTION INSPECTION 4100 MONTGOMERY ROAD AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
  - THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-777-7277 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK.
  - FINAL PLAN F-91-53 APPROVED SEPT. 3, 1991
  - SUBJECT PROPERTY ZONED RSC PER 8-2-85 COMPREHENSIVE ZONING PLAN AND ZB CASE 846R.
  - THE COORDINATES SHOWN HEREIN ARE BASED ON THE MARYLAND STATE GRID SYSTEM AND DERIVED FROM THE FORT MONMOUTH COUNTY CONTROL STATIONS NG. 2644004 AND NG. 2644003 (NAI 27).
  - ANY DAMAGE TO COUNTY OWNED RIGHTS-OF-WAY TO BE CORRECTED AT THE BUYER'S EXPENSE.
  - REFERENCE FILE NOS. S-89-02, P-88-56, F-89-19, F-89-19A, P-89-19, CASE #S 210, 245 AND ZB CASE #846R AND P-87-46, F-87-53, P-88-15, S-88-70.
  - EXISTING UTILITIES: CONTRACT 14-3092-D.
  - THE ARTICLES OF INCORPORATION IDENTIFICATION NO. 27814 FOR BRIGHTFIELD ASSOCIATION IS DATED 1-16-87.
  - SEWER/WATER MANAGEMENT PROVIDED IN CENTRAL FACILITY UNDER P-88-15 AND F-91-53.
  - TOPOGRAPHY BASED UPON F-91-53. (AERIAL SURVEY, 2 FOOT CONTOUR INTERVAL).
  - LOTS CREATED BY PLAT NUMBERS 18337-18343 RECORDED 5-29-92.
  - ALL SIDEWALKS APPROVED PER FINAL CONSTRUCTION PLANS F-91-53.
  - IT IS UNDERSTOOD THAT THE DEVELOPER WILL OBTAIN COUNCIL RESOLUTION ON THE RELEVANT CLOSING OF SECTIONS OF OLD MONTGOMERY ROAD AND MONTGOMERY ROAD PROPS TO PROJECT APPROVAL BY THE DEPARTMENT OF PUBLIC WORKS, OR HE MUST PROVIDE ANOTHER SATISFACTORY DESIGN WITHOUT SUCH CLOSING.
- NOTE: Water Quality Facilities shall be cleaned of sediment and restored to their original (F-91-53) condition.

LEGEND

- CONTOUR INTERVAL 2 FT.
- EXISTING CONTOUR - - - - -
- PROPOSED CONTOUR - - - - -
- SPOT ELEVATION
- DIRECTION OF DRAINAGE
- WALKOUT BASEMENT
- SEWER HOUSE CONNECTION
- WATER HOUSE CONNECTION
- TRASH & RECYCLABLES PICKUP LOCATION
- LIMIT OF DISTURBANCE
- SILT FENCE
- INLET PROTECTION
- STABILIZED CONSTRUCTION ENTRANCE
- TRAP DRAINAGE AREA

Subdivision Name	BRIGHTFIELD	2	280-343
Plat No.	10337 (034)		
Block No.	12	R-SC	37
Sheet No.	151		
Owner	DOS		272,0000

LAND DESIGN ENGINEERING, INC.  
 10620 Guilford Road, Suite 110, Jessup, Maryland 20794  
 (301) 604-6264 (Wash.) (410) 880-0034 (Balt.) (301) 604-6735 (Ex.)

DESIGNED: LM  
 DRAWN: JL/LM  
 CHECKED: RM  
 DATE: 9-92

SCALE: 1" = 30'  
 DRAWING: 2 OF 3  
 JOB NO: 90-4037  
 FILE NO:

SEDIMENT & EROSION CONTROL PLAN  
 LOTS 280 THRU 343 (SFA UNITS)  
 BRIGHTFIELD SECTION 2  
 1ST ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

DEVELOPER/CONTRACT PURCHASER: KINGS MEADE LTD. PARTNERSHIP  
 10620 Guilford Road, Suite 110, Jessup, MD 20794  
 (301) 604-6264

OWNER: KINGS MEADE LTD. PARTNERSHIP  
 10620 Guilford Road, Suite 110, Jessup, MD 20794  
 (301) 604-6264

11-24-92



APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT  
 County Health Officer: *[Signature]* Date: 1-25-93

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING  
 Director: *[Signature]* Date: 2/5/93

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
 Director: *[Signature]* Date: 1-20-93

Reviewed for HOWARD S.C.D. and meets Technical Requirements  
 Date: 12/19/92  
 Signature: *[Signature]*

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT  
 Date: 12/19/92  
 Signature: *[Signature]*

By the Developer:  
 "I certify that all development and construction will be done according to this plan, and that any 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."  
 Date: 12/19/92  
 Signature: *[Signature]*

By the Engineer:  
 "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 Soil Conservation District."  
 Date: 11-24-92  
 Signature: *[Signature]*

POSTING OF FIRE LANE ON NON-RESIDENTIAL PROPERTY

These guidelines and specifications govern the installation of Fire Lanes as determined by the Director, Department of Fire and Rescue Services, in accordance with Title 21 of the Howard County Code.

I. General  
 The specifications concerning the marking of curbs and the placement, spacing, mounting technique and height of all Fire Lane signs have been established by the Traffic Engineer of the Department of Public Works. The designated Fire Lane must be marked by one of the following methods.

II. Marking Method  
 Where a curb exists along a designated Fire Lane, common "Red Traffic Paint" will be used to paint the entire top and vertical surface of the curb. The painted surface will extend for the full length of the designated Fire Lane. This type of paint is readily obtainable from the Baltimore Paints and Chemical Company, a Division of Sherwin Williams or any similar source dispensing specialty paints. Paint may be applied by either brush or spray application. Roll-on applications are not recommended.

At each end of the Fire Lane, within the red painted area, the legend, NO PARKING - FIRE LANE will be painted in white letters no less than three inches (3") high on top of the curb. This legend will also be repeated placed at approximately equidistant spacing along the entire painted curb top surface at a separation distance of twenty feet (20'). This legend shall also be placed on the vertical face of the curb on 20 feet centers offset by 10 feet with respect to the above markings on the top surface. However, in no event shall there be less than two such markings on the top surface.

DEPARTMENT OF PUBLIC WORKS  
 TRAFFIC DIVISION  
 CARROLL BUILDING  
 340 COURT HOUSE DRIVE  
 ELLICOTT CITY, MARYLAND 21043

NOTE:  
 1. Deposits will be held for a maximum of one (1) month before depositing.  
 2. Since the painting and stenciling will require annual renewal and since the Department cannot make stencils available for repeat use, the Company is advised to arrange for the acquisition of their own permanent use stencils.  
 3. Because of past experience in obtaining timely annual repainting and stenciling of Fire Lane curbs and therefore effective enforcement, it is strongly recommended that Marking Method 2 be used to ensure the presence of adequate full time Public Notice.

III. Marking Method  
 Unless specifically directed by the Director, D.F.R.S., the erection of Fire Lane signs and Tow Away Zone signs will be the option of the property owner. In the event signs are erected, they must meet the following criteria:

A. Specifications  
 1) Fire Lane Sign (Exhibit 5)  
 a) Size - 12" wide x 6" high  
 b) Material type and thickness to be same as Fire Lane Sign  
 c) Color - Red letters and border on reflective white background  
 d) Lettering - 2 line text using 1 inch letters  
 2) Placement of Signs  
 a) Limits of signs - The enforceable limits of any Fire Lane shall be determined by the placement of Fire Lane signs at both termination points. If signs are installed, all fire lanes will require a minimum of two signs.  
 b) Short Zones (200 feet or less)  
 Fire Lane signs shall be placed at each end of the marked lane with opposing arrows. (See Exhibit 1)  
 c) Long Zones (in excess of 200 feet)  
 Fire Lane signs should be spaced approximately 100-150 feet apart, but in no case will they be spaced more than a distance of 200 feet apart. All long zones will require a minimum of three signs. When signing "Long Zones", it is necessary to incorporate a double pointing arrow on the middle sign(s) and a single pointing arrow on the end signs indicating the limits of the roadway (see Exhibit 2)  
 3) Tow Away Zone signs shall be mounted directly below the Fire Lane sign such that the height is 6 1/2 feet to the bottom of the sign.  
 4) Existing Parking Spaces  
 Any existing parking spaces along a designated Fire Lane curb must be eliminated. This shall be accomplished by removing the lines.

HOWARD SOIL CONSERVATION DISTRICT  
 STANDARD SEDIMENT CONTROL NOTES

1) A minimum of 48 hours notice must be given to the Howard County Department of Inspections, Licenses and Permits, Sediment Control Division prior to the start of any construction, (890-3458).

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 most current "MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL", and revisions thereto.

3) 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, b) 14 days for all other disturbed or graded areas on the project site.

4) All sediment traps/basins shall be fenced and warning signs posted around their perimeter in accordance with Vol. 1, Chapter 12, of the HOWARD COUNTY ZONING REGULATIONS, 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 seeding (Sec. 51), and (Sec. 54), temporary seeding (Sec. 58) 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: 21.46 Acres (Section 2)  
 Area Disturbed: 1.70 Acres  
 Area to be roofed or paved: 1.05 Acres  
 Area to be vegetatively stabilized: 6.23 Acres  
 Total Cut: 6,000 Cu. Yds.  
 Total Fill: 6,000 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 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) Trenches for the construction of utilities is limited to three pipe lengths or that which can be back filled and stabilized within one working day, whichever is shorter.

PERMANENT SEEDING NOTES

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

Seeding Preparation: Loosen upper three inches of soil by raking, disking or other acceptable means before seeding, if not previously loosened.

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 sq. ft.) and 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sq. ft.) before seeding. Harrow or disk 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 disk into upper three inches of soil.

Seeding: For 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 equine lespedeza. During the period of October 16 thru February 28, preseed 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 seed. 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 untreated small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 210 gal per acre (5 gal/1000 sq. ft.) of unacidified asphalt on flat areas. On slopes 8 feet or higher, use 340 gal per acre (8 gal/1000 sq. ft.) for anchoring.

Maintenance: Inspect all seeding areas and make needed repairs, replacements and reseeding.

TEMPORARY SEEDING NOTES

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

Seeding Preparation: Loosen upper three inches of soil by raking, disking 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 October 15, seed with 7-1/2 bushels per acre of annual ryegrass (3.2 lbs/1000 sq. ft.). For the period May 1 thru August 14, seed with 3 lbs per acre of weeping lovegrass (.87 lbs/1000 sq. ft.). For the period November 15 thru February 28, preseed site by applying 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring, or use seed.

Mulching: Apply 1-1/2 to 2 tons per acre (70 to 90 lbs/1000 sq. ft.) of untreated weal free small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 210 gal per acre (5 gal/1000 sq. ft.) of unacidified asphalt on flat areas. On slopes 8 feet or higher, use 340 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 additional rates and methods not covered.

HOWARD SOIL CONSERVATION DISTRICT  
 STANDARD SEDIMENT CONTROL NOTES

1) A minimum of 48 hours notice must be given to the Howard County Department of Inspections, Licenses and Permits, Sediment Control Division prior to the start of any construction, (890-3458).

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 most current "MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL", and revisions thereto.

3) 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, b) 14 days for all other disturbed or graded areas on the project site.

4) All sediment traps/basins shall be fenced and warning signs posted around their perimeter in accordance with Vol. 1, Chapter 12, of the HOWARD COUNTY ZONING REGULATIONS, 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 seeding (Sec. 51), and (Sec. 54), temporary seeding (Sec. 58) 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: 21.46 Acres (Section 2)  
 Area Disturbed: 1.70 Acres  
 Area to be roofed or paved: 1.05 Acres  
 Area to be vegetatively stabilized: 6.23 Acres  
 Total Cut: 6,000 Cu. Yds.  
 Total Fill: 6,000 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 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) Trenches for the construction of utilities is limited to three pipe lengths or that which can be back filled and stabilized within one working day, whichever is shorter.

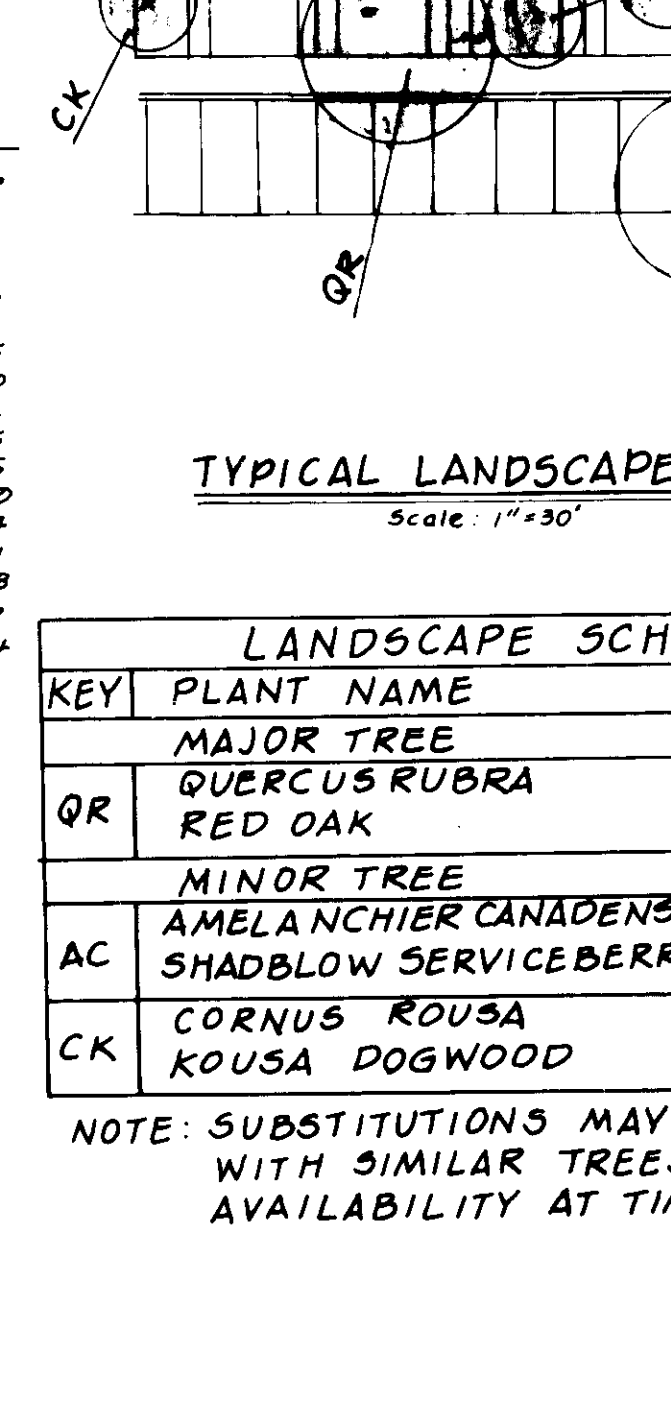
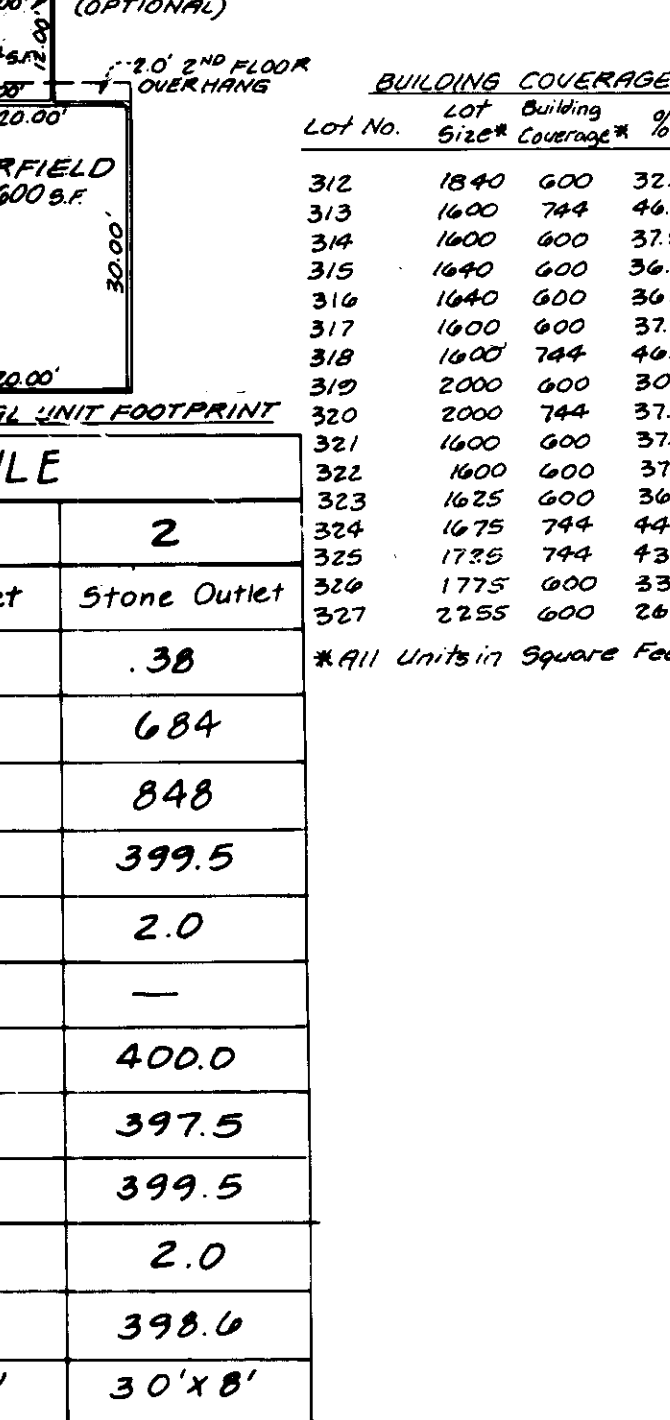
SEDIMENT TRAP SCHEDULE

TRAP NO.	1	2
TYPE OF TRAP	Storm Inlet	Stone Outlet
DRAINAGE AREA (Ac.)	.70	.38
STORAGE REQUIRED (C.F.)	1368	684
STORAGE PROVIDED (C.F.)	1400	848
STORAGE ELEVATION (FT.)	401.5	399.5
STORAGE DEPTH (FT.)	1.0	2.0
INLET TOP ELEV. (FT.)	402.0	-
TOP ELEV. (FT.)	-	400.0
BOTTOM ELEV. (FT.)	400.5	397.5
CREST ELEV. (FT.)	401.5	399.5
WEIR LENGTH (FT.)	-	2.0
CLEANOUT ELEV. (FT.)	401.1	398.6
BOTTOM DIMENSIONS	115' X 10'	30' X 8'

BUILDING COVERAGE

Lot No.	Building Coverage %	Area
312	18.40	600
313	10.00	744
314	10.00	600
315	10.00	600
316	10.00	600
317	10.00	600
318	10.00	744
319	20.00	600
320	20.00	744
321	10.00	600
322	10.00	600
323	10.00	600
324	10.75	744
325	17.55	744
326	17.75	600
327	22.55	600

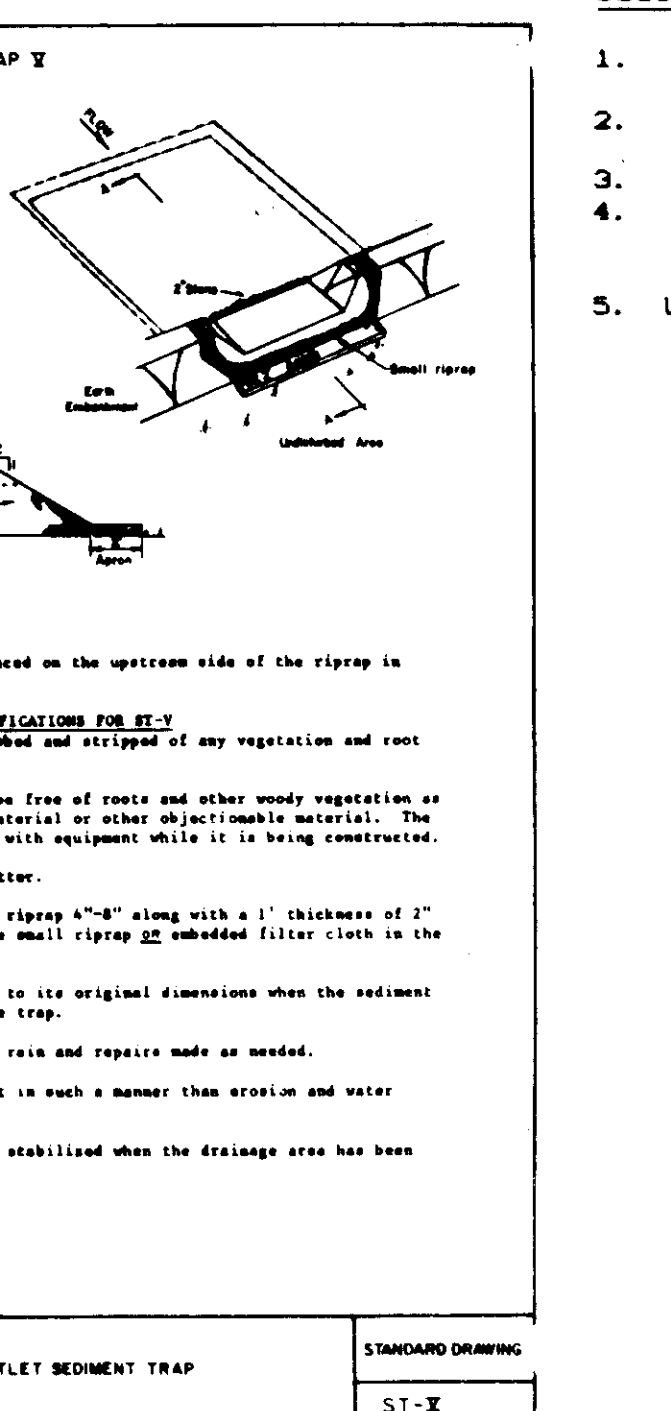
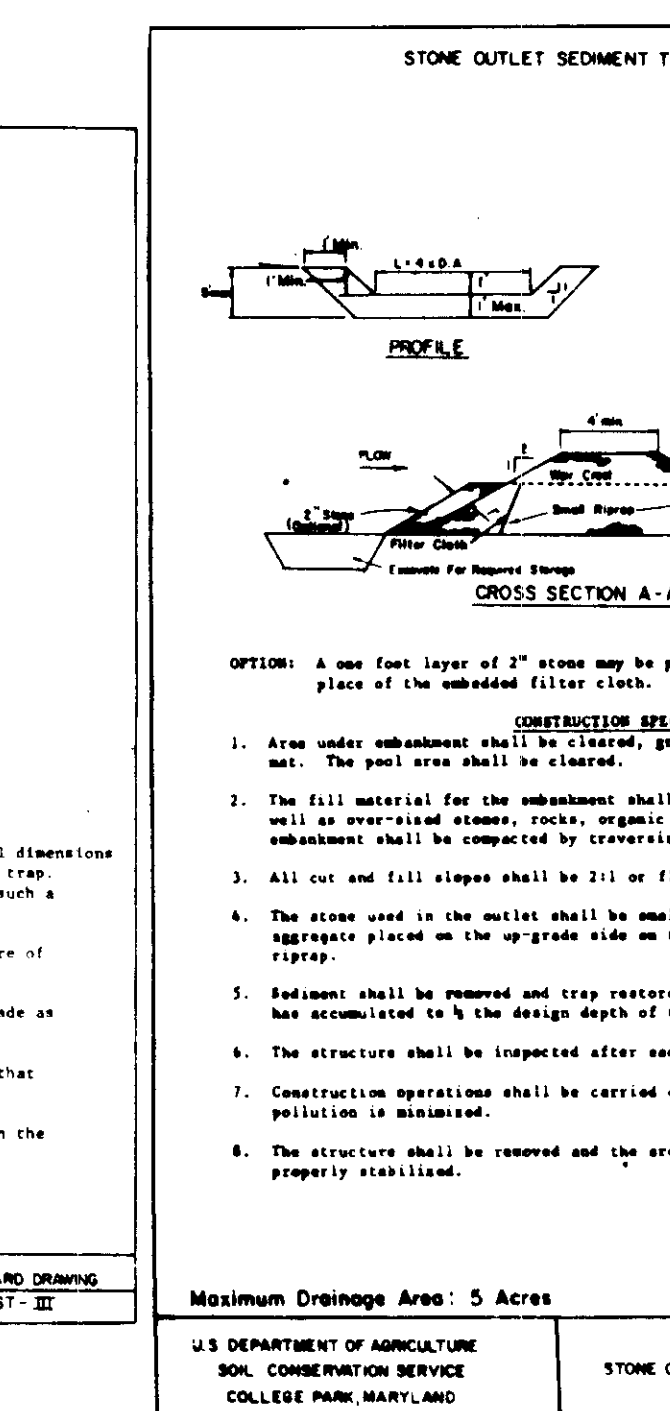
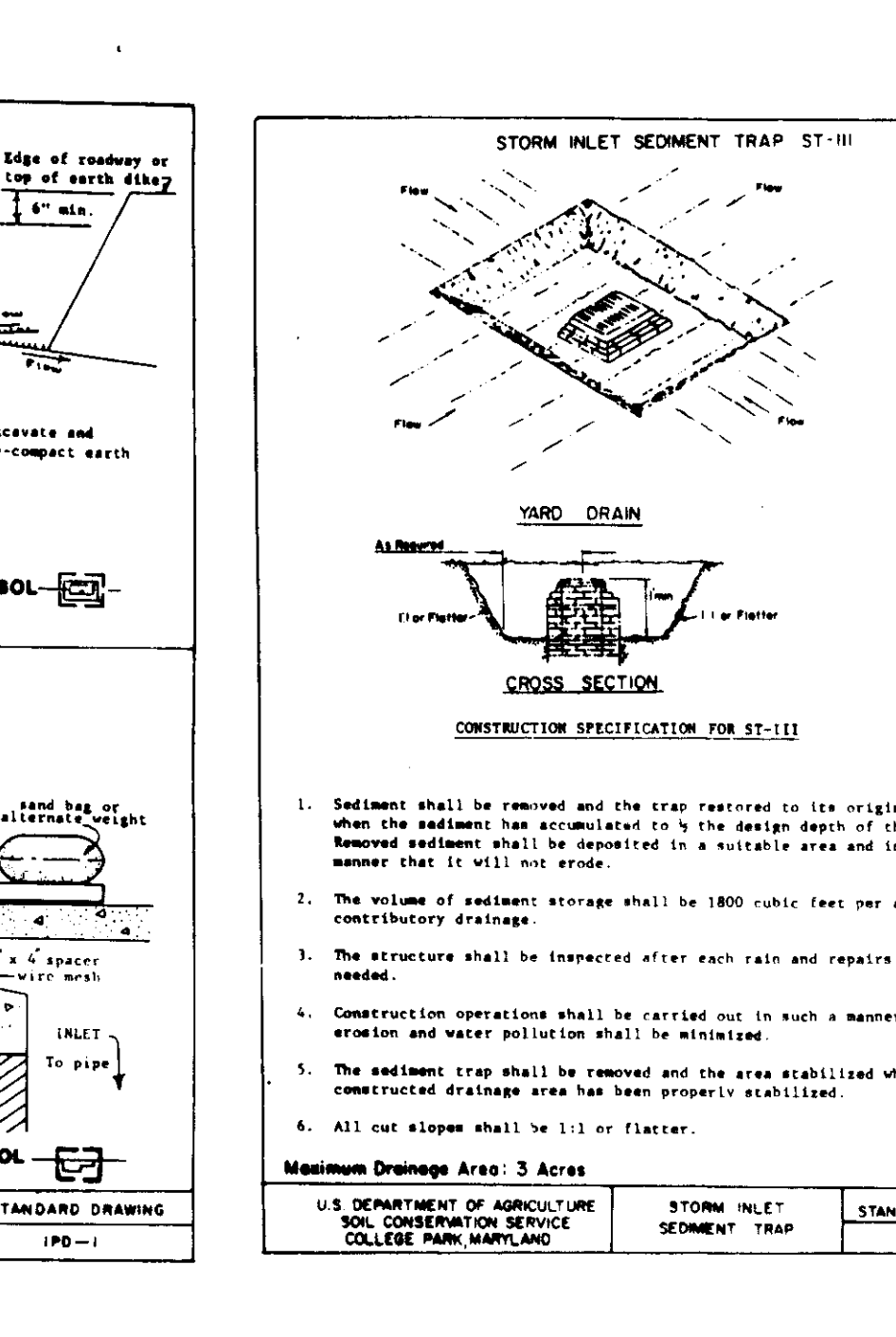
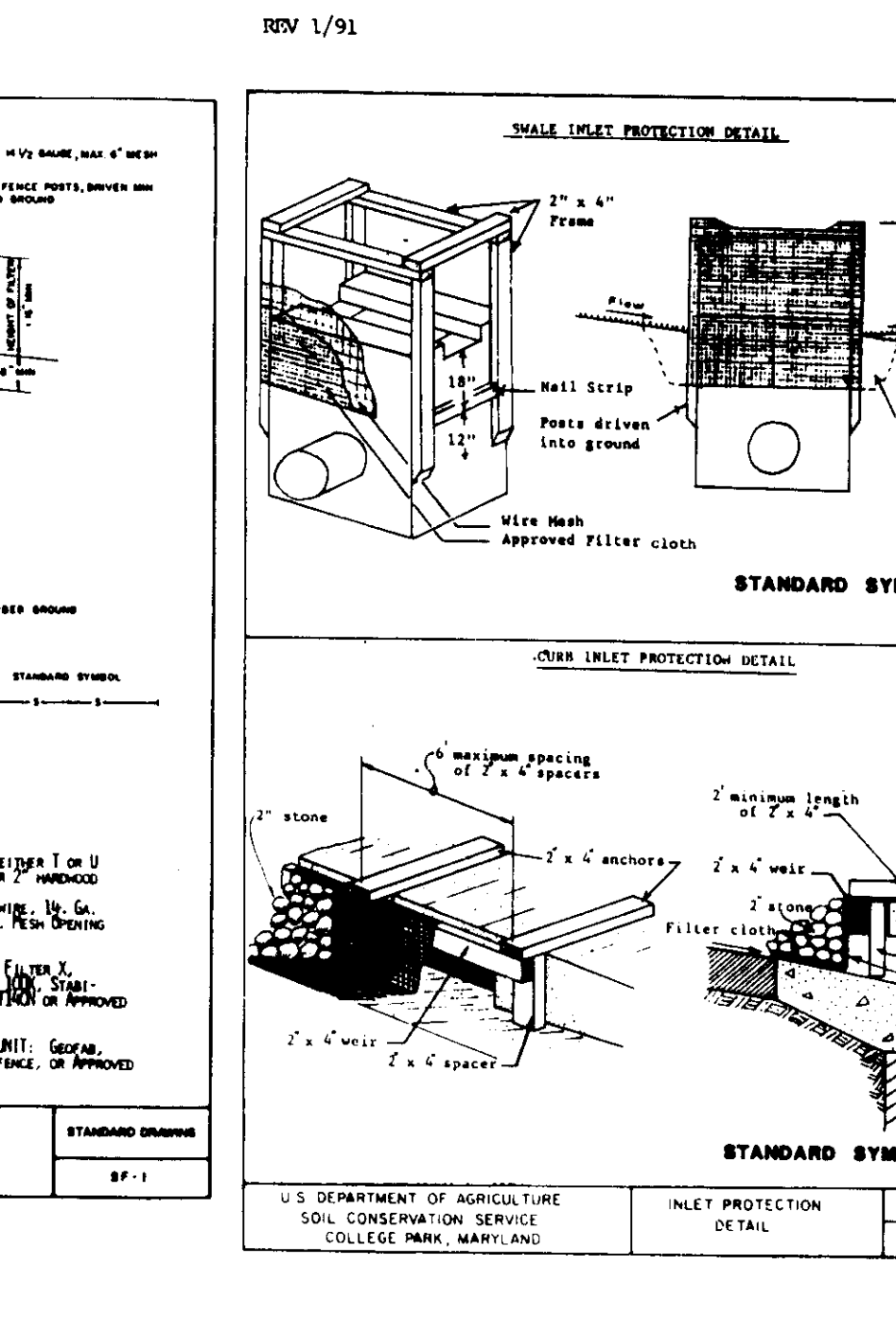
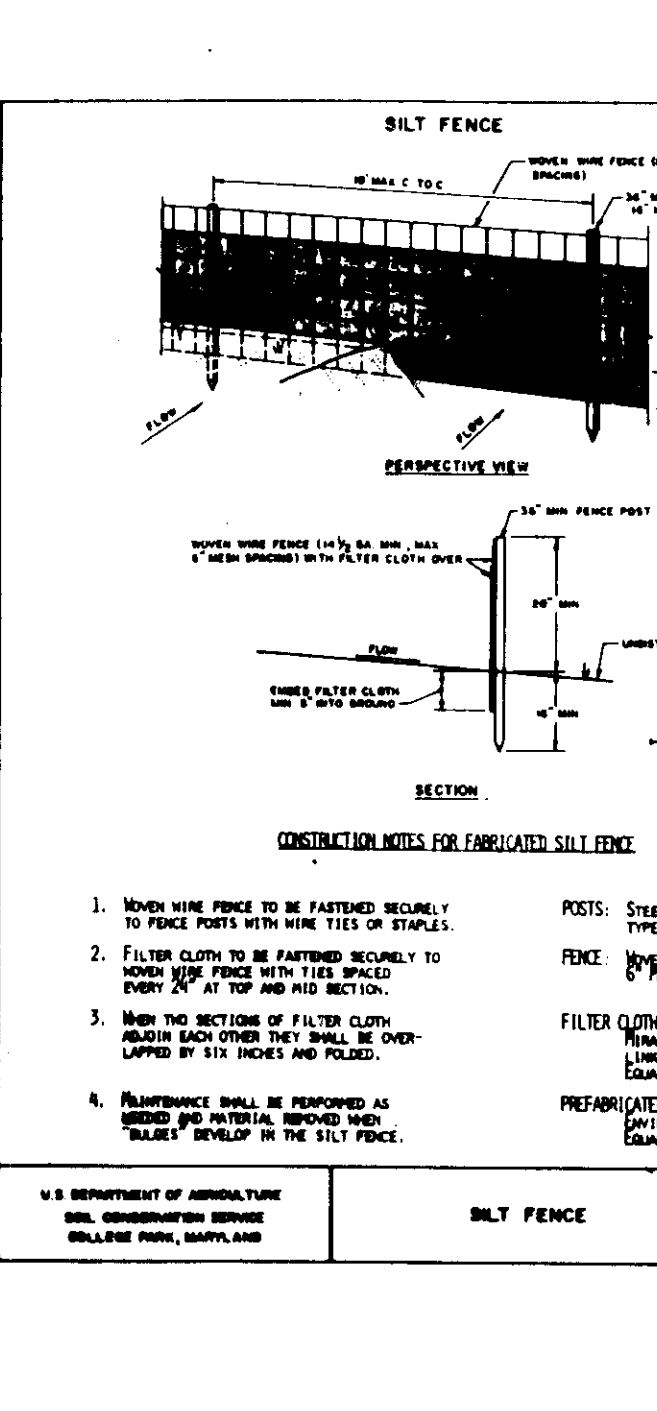
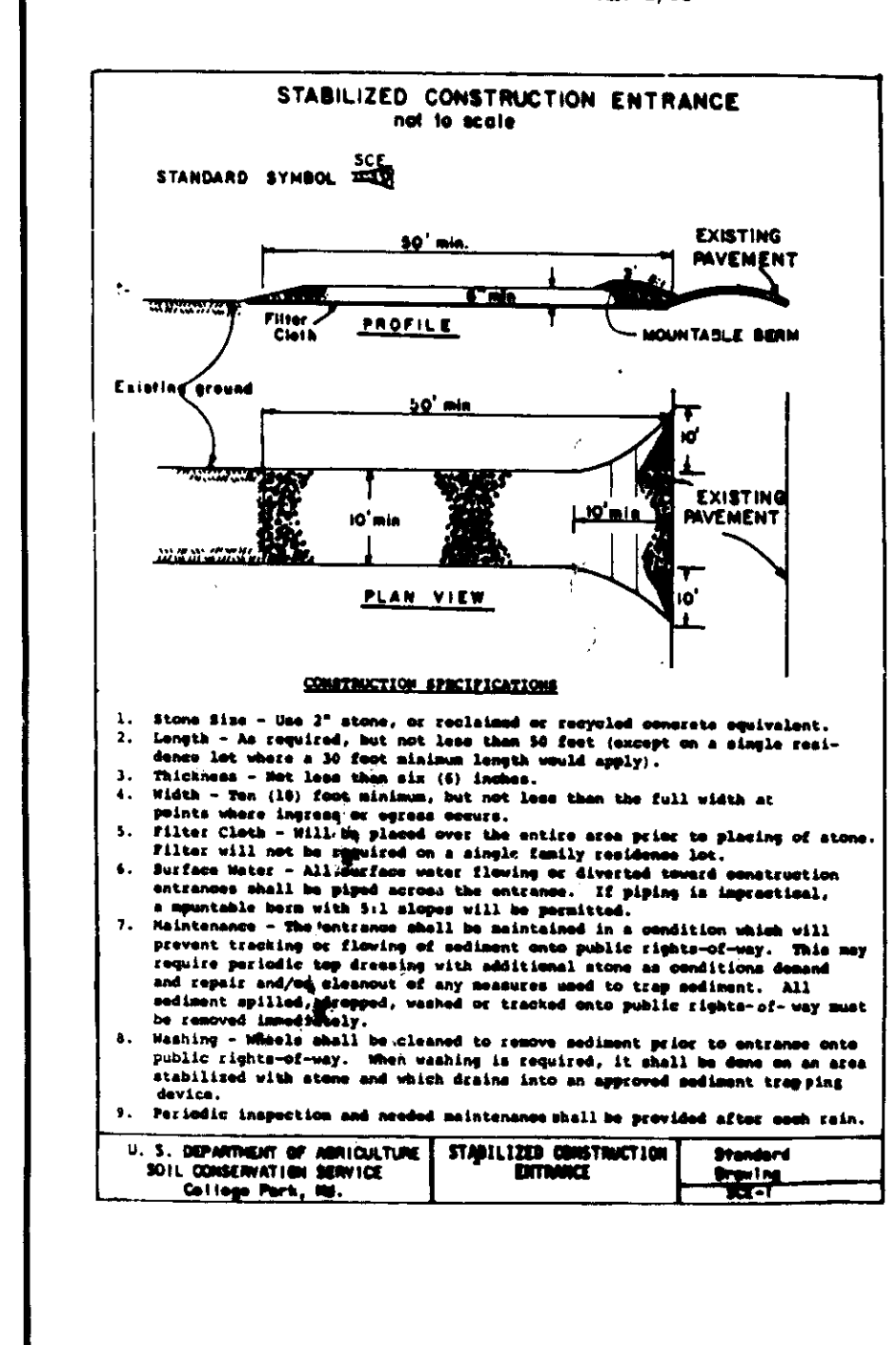
ALL Units in Square Feet



LANDSCAPE SCHEDULE

KEY	PLANT NAME	SIZE	QUANTITY	REMARKS
MAJOR TREE				
QR	QUERCUS RUBRA	2 1/2'	18	B & B
RD	RED OAK	2 1/2'	18	B & B
MINOR TREE				
AC	AMELANCHIER CANADENSIS	4 1/2'	6	B & B
	SHADBLow SERVICE BERRY	4 1/2'	6	B & B
CK	CORNUS ROUSA	4 1/2'	12	B & B
	KOUSSA DOGWOOD	4 1/2'	12	B & B

NOTE: SUBSTITUTIONS MAY BE PERMITTED WITH SIMILAR TREES BASED ON AVAILABILITY AT TIME OF PLANTING.



SEQUENCE OF CONSTRUCTION

- OBTAIN GRADING PERMIT AND INSTALL SEDIMENT & EROSION CONTROL DEVICES AND STABILIZE. 7 DAYS
- EXCAVATE FOR FOUNDATIONS AND ROUGH GRADE. TEMPORARILY STABILIZE. 10 DAYS
- CONSTRUCT STRUCTURES AND SIDEWALKS. 60 DAYS
- FINAL GRADE AND STABILIZE IN ACCORDANCE WITH STANDARDS AND SPECIFICATIONS. CLEAN WATER QUALITY FACILITIES OF SEDIMENT AND RESTORE TO ORIGINAL (F-91-53) CONDITION. 90 DAYS
- UPON APPROVAL OF SEDIMENT AND EROSION CONTROL INSPECTOR, REMOVE SEDIMENT & EROSION CONTROLS AND STABILIZE. 7 DAYS

LAND DESIGN ENGINEERING, INC.

10620 Guilford Road - Suite 110 - Jessup - Maryland 20794  
 (301) 604-6264 (Wash.) (410) 880-0034 (Balt.) (301) 604-6735 (Fax)

DEVELOPER: KLEIN HEARD LTD. PARTNERSHIP  
 9175 Guilford Rd., Suite 200  
 Columbia, MD 21046  
 (410) 652-6878

DESIGNED: LM  
 DRAWN: LM  
 CHECKED: RM  
 DATE: 7-92

SCALE: AS SHOWN  
 DRAWING: 3 OF 3  
 JOB NO.: 90-0037  
 FILE NO.:

SEDIMENT & EROSION CONTROL AND SITE DETAILS  
 LOTS 286 THRU 343 (5FA UNITS)  
 BRIGHTFIELD  
 SECTION 2  
 1ST ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

SEWER HOUSE CONNECTION CHART

PROP. BSMT.	LOT NO.	INV. P.L.	MIN. BSMT.	LOT NO.	INV. P.L.	MIN. BSMT.	PROP. BSMT.
402.83	286	399.00	402.40	315	379.95	383.35	383.67
402.83	287	397.56	400.96	316	379.67	383.07	383.07
401.50	288	397.11	400.51	317	379.28	382.68	383.07
400.83	289	395.72	399.12	318	379.28	382.68	383.07
400.17	290	395.27	398.67	319	378.54	381.90	382.68
399.50	291	393.92	397.32	320	378.07	381.47	382.68
399.50	292	393.38	396.78	321	378.79	382.19	382.68
398.17	293	392.70	396.10	322	377.84	381.24	382.68
399.00	294	389.70	393.10	323	377.34	380.74	381.33
399.00	295	389.16	392.56	324	377.29	380.69	381.33
397.67	296	388.94	392.34	325	377.06	380.46	381.33
397.67	297	388.50	391.90	326	376.86	380.26	380.07
397.67	298	387.85	391.25	327	375.91	379.31	380.07
396.00	299	387.31	390.71	328	375.28	378.68	378.67
395.33	300	387.12	390.52	329	375.21	378.61	378.67
394.67	301	386.55	389.95	330	375.15	378.55	378.67
394.00	302	386.32	389.72	331	375.13	378.53	378.67
393.33	303	385.79	389.19	332	374.95	378.35	379.00
392.00	304	385.50	388.90	333	374.77	378.17	379.00
391.00	305	385.04	388.44	334	374.52	377.92	379.00
390.33	306	384.85	388.25	335	374.30	377.70	379.00
389.67	307	384.49	387.89	336	374.15	377.55	379.00
389.00	308	384.30	387.70	337	373.85	377.25	379.00
388.33	309	383.95	387.35	338	373.36	376.76	380.50
387.67	310	383.65	387.05	339	373.34	376.74	380.50
387.00	311	383.30	386.70	340	373.73	380.13	381.83
386.33	312	383.03	386.43	342	378.43	381.83	381.83
384.33	313	380.59	383.97	343	379.20	382.60	383.83
384.33	314	380.39	383.70				

SDP-93-29