

**BENCH MARKS**

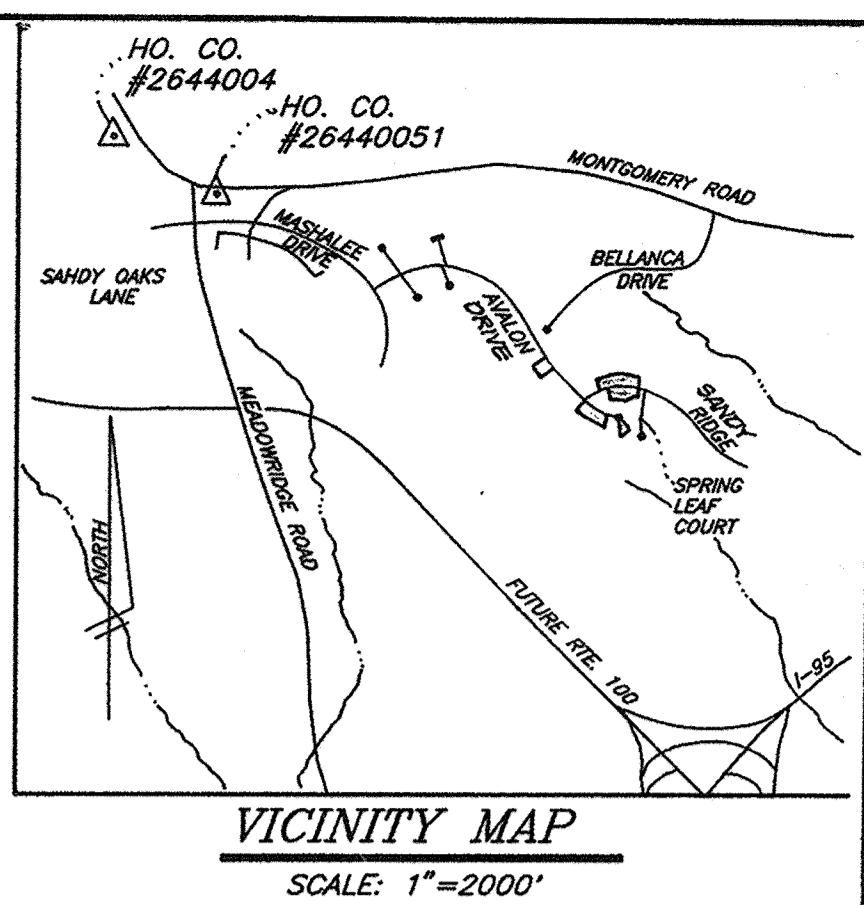
- Howard County Monument No. 2644004, Elev. 402.135  
Concrete Monument 0.1' below surface SW corner of  
intersection of Maryland Route 103 and Old Montgomery
- Howard County Monument No. 2644005, Elev. 416.981  
Concrete Monument 0.2' below surface South side  
Montgomery Road East of Meadowridge Road.

**LEGEND**

- CONTOUR INTERVAL
- EXISTING CONTOUR
- PROPOSED CONTOUR
- DIRECTION OF DRAINAGE
- WALK OUT BASEMENT
- SPOT ELEVATION
- TREE PROTECTION FENCE
- EXISTING TREES TO REMAIN

**ADDRESS CHART**

| LOT NUMBER | STREET ADDRESS    |
|------------|-------------------|
| 337        | 602A AVALON DRIVE |
| 338        | 602B AVALON DRIVE |
| 339        | 604G AVALON DRIVE |
| 249        | 6050 AVALON DRIVE |
| 248        | 6054 AVALON DRIVE |
| 247        | 6058 AVALON DRIVE |
| 243        | 6074 AVALON DRIVE |
| 185        | 5021 SANDY RIDGE  |
| 186        | 5023 SANDY RIDGE  |
| 187        | 5025 SANDY RIDGE  |
| 188        | 5027 SANDY RIDGE  |
| 189        | 5029 SANDY RIDGE  |
| 190        | 5031 SANDY RIDGE  |
| 191        | 5033 SANDY RIDGE  |
| 361        | 5040 SANDY RIDGE  |
| 362        | 5056 SANDY RIDGE  |
| 363        | 5062 SANDY RIDGE  |
| 364        | 5028 SANDY RIDGE  |
| 365        | 5024 SANDY RIDGE  |



**GENERAL NOTES:**

- Subject property is zoned: R-SC per 10-18-93 Comprehensive Zoning Plan.
- The total area included in this submission is: 4.40 Acres
- The total number of lots included in this submission is: 19
- Improvement to property: Single Family Detached
- SHC elevations are at the Property Line.
- Department of Planning and Zoning reference file numbers are: WF-91-33, F-91-125, RES-188, S-93-02, P-284, P-93-11, SDP-93-105, F-94-29, F-94-35, F-96-97, F-94-94, F-96-192, F-94-226
- Utilities shown as existing are taken from approved Water and Sewer plans Contract #14-3370-D, approved Road Construction Plans F-94-94, and actual field survey.
- Any damage to county owned rights-of-way shall be corrected at the developer's expense.
- All roadways are public and existing.
- The existing topography was taken from Road Construction plans F-94-94 prepared by Land Design Engineering, Inc.
- The coordinates shown hereon are based upon the Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Control stations: 2644004 & 2644005.
- The contractor shall notify the Department of Public Works/Division of Construction Inspection at (410) 313-1880 at least twenty-four (24) hours 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.
- For driveway entrance details, refer to Ho. Co. Design Manual Volume IV details, R.6.01, R.6.03 and R.6.05.
- In accordance with Section 12B.A.1.b.2.c. of Zoning Regulations, bay windows or chimneys not more than 15 feet in width may project not more than 4 feet into any setbacks; porches and decks may project not more than 10 feet into the front or rear setbacks.
- Stormwater Management is provided per the Comprehensive Stormwater Management Report by F-94-28, F-94-29 and F-94-94.
- All landscaping shown is in accordance with F-94-94.

| No. | REVISIONS                                | Date    |
|-----|--|---------|
| 1   | MODIFY LOT 339 / ADD SHEETS 6 AND 7 OF 7 | 7-30-98 |
| 2   | Rev. hse. for lot 363                    | 8-20-98 |
| 3   | Add hse. typical Windsor                 | 8-5-98  |
| 4   | Add hse. typical V and S                 | 1-15-99 |

**SPECIAL NOTES:**

This plan is for house siting and lot grading only. Improvements shown within the rights-of-way on this S.D.P. are not to be used for construction. For construction, see approved Road Construction Plans F-94-94 and/or approved Water and Sewer Plans Contract #14-3370-D.

**OWNER-DEVELOPER**  
100 INVESTMENT LIMITED PARTNERSHIP  
8835-P COLUMBIA 100 PARKWAY  
COLUMBIA, MARYLAND 21045

**SHEET INDEX**

| SHEET NO.  | DESCRIPTION                    |
|------------|--------------------------------|
| 1 and 2    | Site Development Plan          |
| 3, 4 and 5 | Sediment Erosion Control Plans |
| 6 and 7    | LOT 339 REPAIRING WORK DETAILS |

| SUBMISSION NAME | SECTION/AREA       | LOTS/PARCELS                            |
|-----------------|--------------------|---|
| LYNDWOOD MANOR  | TWO                | 185-191, 243, 247-249, 337-339, 361-365 |
| PLAT NO. 11852  | BLOCK NO. 10       | ZONE R-SC                               |
| 12702.12703     | TAX MAP NO. 37     | ELECTION DIST. 1ST                      |
| 11850.11851     |                    | CENSUS TRACT 6011.01                    |
| WATER CODE D04  | SEWER CODE 2153000 |   |

**CLARK • FINEFROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS  
7135 MINSTREL WAY • COLUMBIA, MD. 21045 • (410) 381-7500 - BALTO. • (301) 821-8100 - WASH.

DESIGNED: DM  
DRAWN: ZAH / PS  
CHECKED: JME  
DATE: 7-1-97

**SITE DEVELOPMENT PLAN**  
LOTS 185-191, 243, 247-249, 337-339, 361-365  
**LYNDWOOD MANOR**  
SECTION 2  
FIRST (1st) ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

SCALE: 1" = 30'  
DRAWING: 1 of 7  
JOB NO.: 85-139  
FILE NO.: 95-139X

FOR: RYAN HOMES  
11460 Chanticleer Drive, Suite 128  
Owings Mills, MD 21117

APPROVED: DEPARTMENT OF PLANNING AND ZONING

*[Signature]* 8/14/97  
Chief, Development Engineering Division  
Date

*[Signature]* 8/18/97  
Chief, Division of Land Development  
Date

*[Signature]* 8/19/97  
Director  
Date

60'  
All types will fit  
Devonshire  
w/ 1 Car Gar.  
only

54.5'  
Windsor  
5 v/s  
Birchwood  
Chandler  
Marquette  
Oberlin  
Zachary  
Oberlin  
50'

\* No opt. rear Sun Rm. or Morn. Rm.

46'  
Windsor  
Birchwood  
Chandler  
Marquette  
Oberlin  
Zachary  
Windsor  
50'

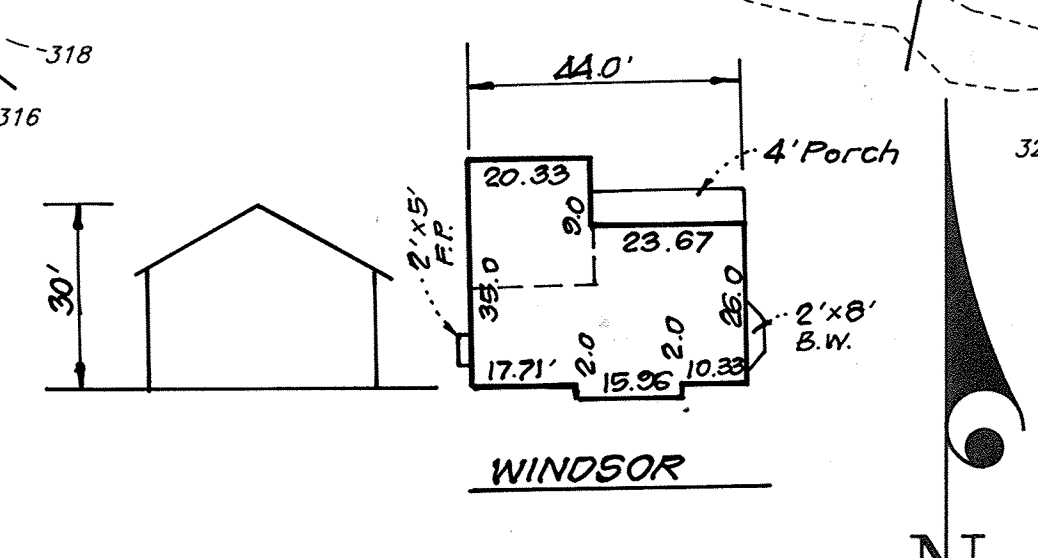
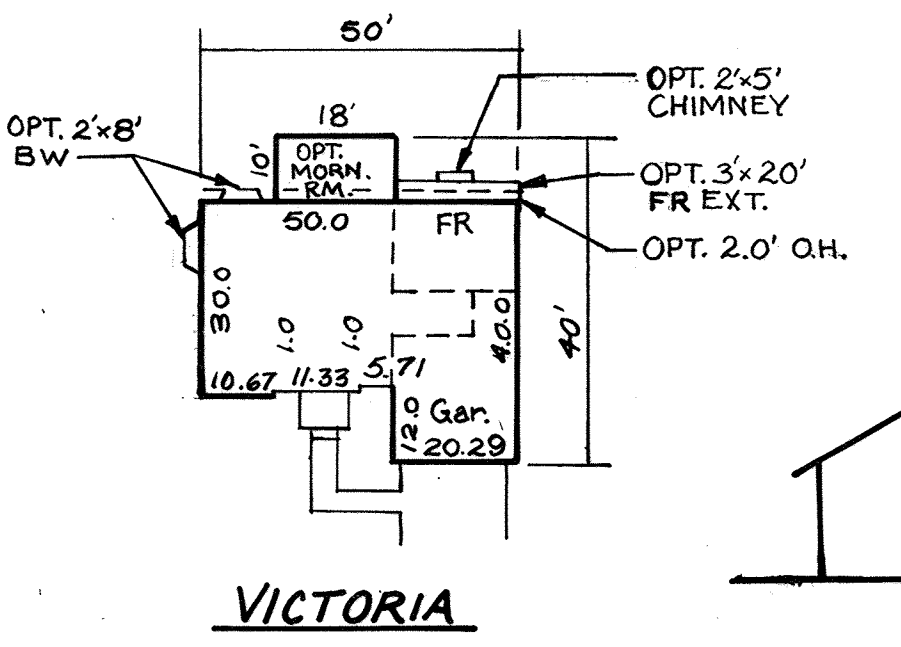
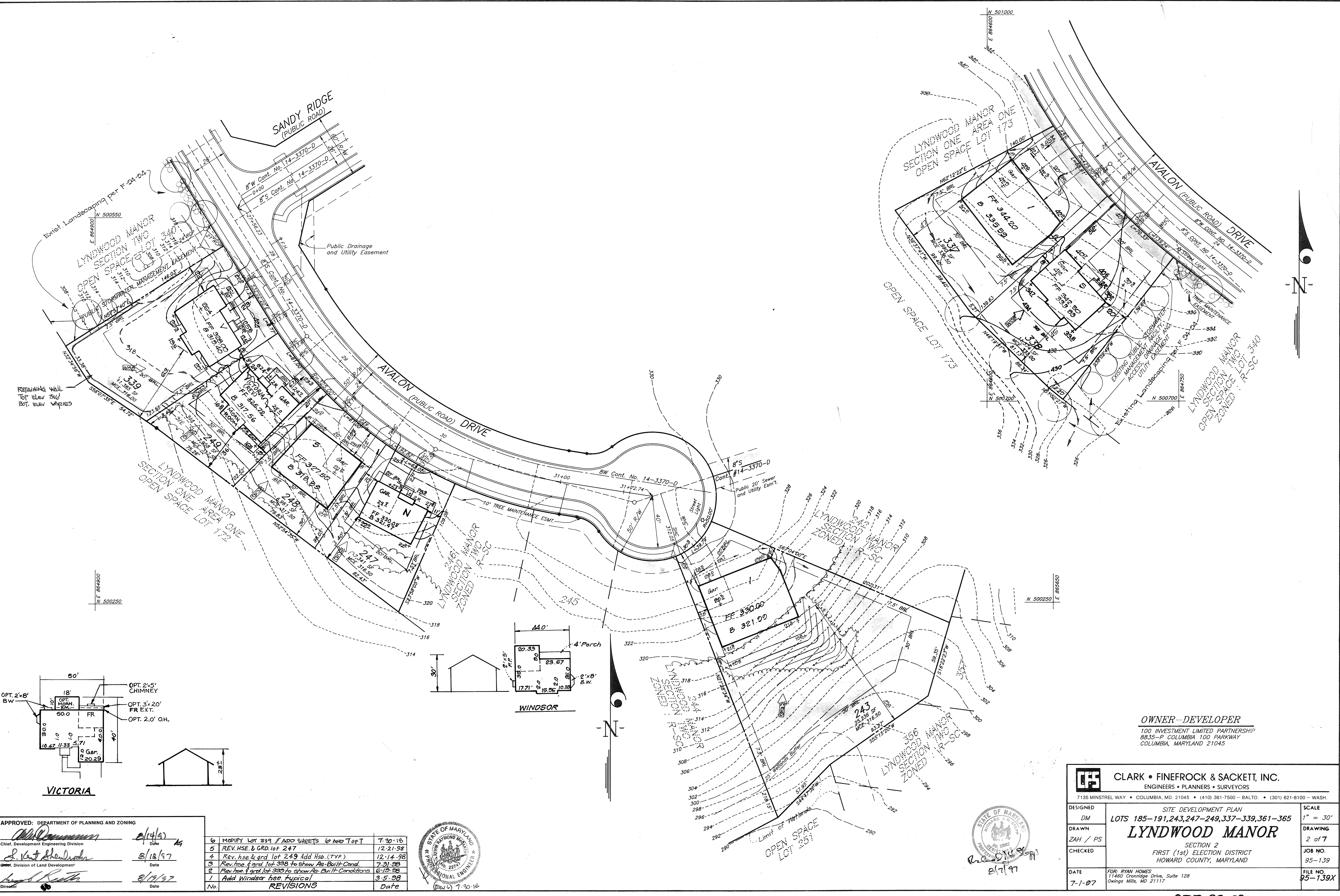
\* W/out Opt. Morning Room

3  
All but Manchester  
Avalon w/o Opt. S.R.  
Oberlin w/o S.R.  
or Morn. Rm.  
Newcastle w/o Opt. S.R.  
Devonshire w/ 1 Car Gar.

2  
All but Newcastle  
and Devonshire

1  
All types will fit





APPROVED: DEPARTMENT OF PLANNING AND ZONING

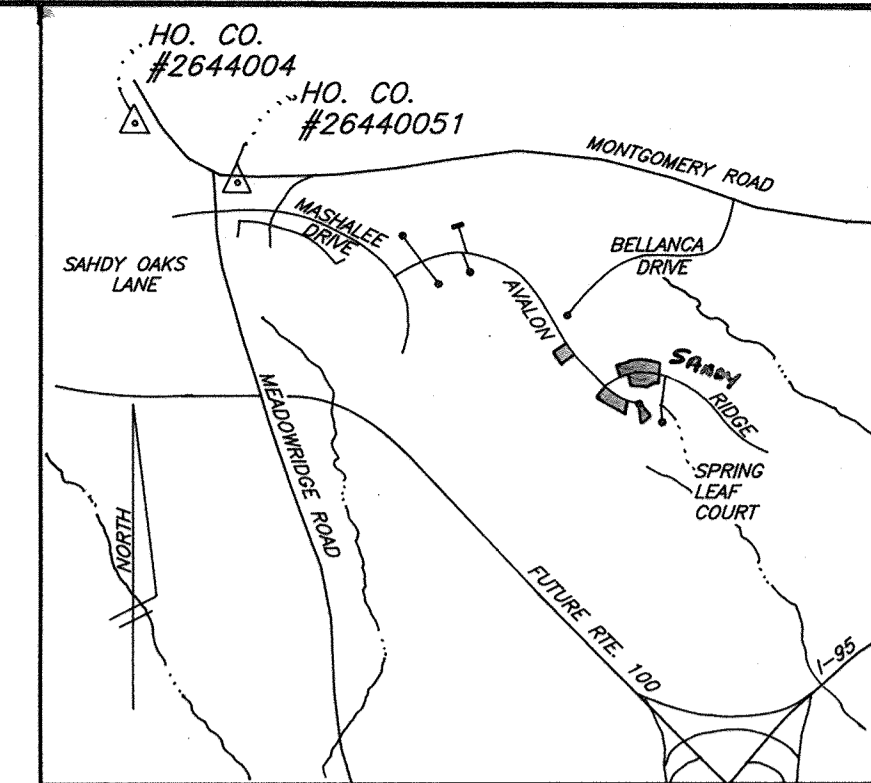
*[Signature]* 8/14/97  
 Chief, Development Engineering Division  
*[Signature]* 8/18/97  
 Director, Division of Land Development  
*[Signature]* 8/19/97  
 Director

| No. | REVISIONS  | Date     |
|-----|--|----------|
| 6   | MODIFY LOT 339 / ADD SHEETS 6 AND TOP T              | 7-30-98  |
| 5   | REV. HSE. & GRD. LOT 247                             | 12-21-98 |
| 4   | Rev. hse. & grd. lot 249 Add Hse. (TYP)              | 12-14-98 |
| 3   | Rev. hse. & grd. lot 338 to show As-Built Cond.      | 7-31-98  |
| 2   | Rev. hse. & grd. lot 330 to show As-Built Conditions | 6-19-98  |
| 1   | Add Windsor hse. typical                             | 3-5-98   |

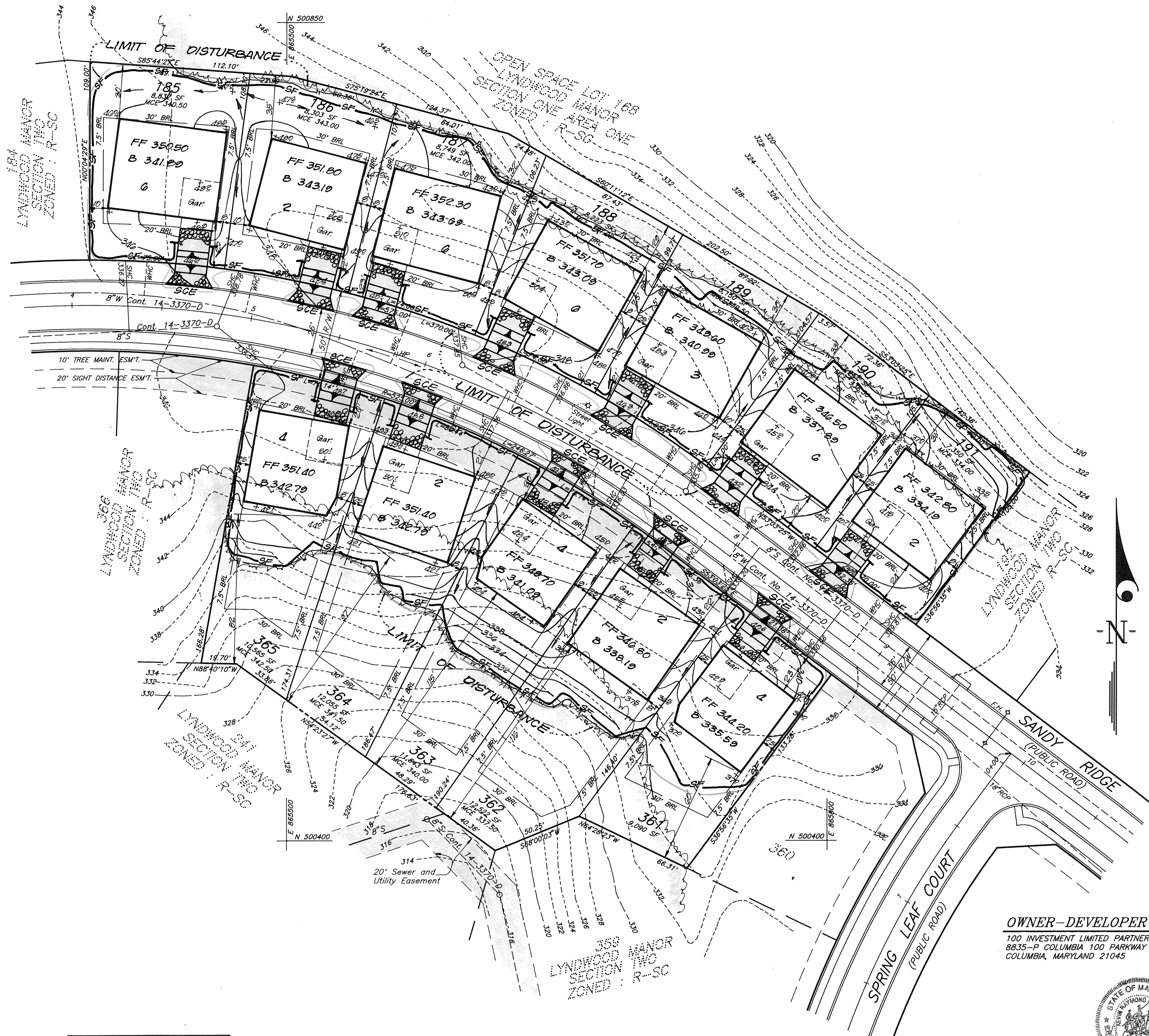


**OWNER-DEVELOPER**  
 100 INVESTMENT LIMITED PARTNERSHIP  
 8835-P COLUMBIA 100 PARKWAY  
 COLUMBIA, MARYLAND 21045

|  |   |                     |
|--|---|---------------------|
| <b>CLARK • FINEFROCK &amp; SACKETT, INC.</b><br>ENGINEERS • PLANNERS • SURVEYORS<br>7135 MINSTREL WAY • COLUMBIA, MD. 21045 • (410) 381-7500 - BALTO. • (301) 621-8100 - WASH. |   |                     |
| DESIGNED<br>DM   | SITE DEVELOPMENT PLAN<br>LOTS 185-191, 243, 247-249, 337-339, 361-365         | SCALE<br>1" = 30'   |
| DRAWN<br>ZAH / PS  | <b>LYNDWOOD MANOR</b>   | DRAWING<br>2 of 7   |
| CHECKED  | SECTION 2<br>FIRST (1st) ELECTION DISTRICT<br>HOWARD COUNTY, MARYLAND         | JOB NO.<br>95-139   |
| DATE<br>7-1-07   | FOR: RYAN HOMES<br>11460 Cranridge Drive, Suite 128<br>Owings Mills, MD 21117 | FILE NO.<br>95-139X |

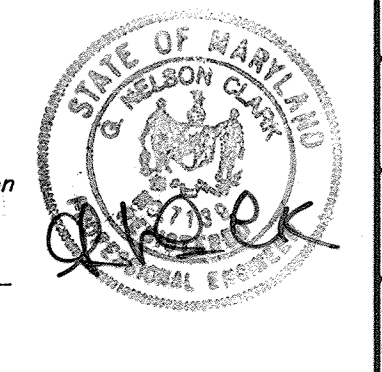
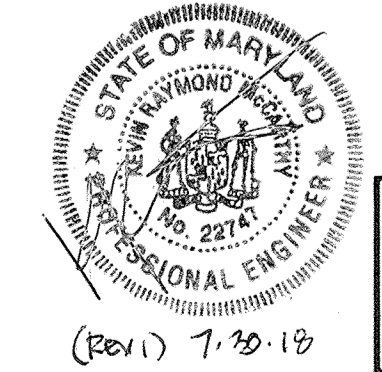


VICINITY MAP  
SCALE: 1"=2000'



**OWNER-DEVELOPER**  
100 INVESTMENT LIMITED PARTNERSHIP  
8835-D COLUMBIA 100 PARKWAY  
COLUMBIA, MARYLAND 21045

|     |  |         |
|-----|--|---------|
| 1   | MODIFY LOT 359/ADD SHEETS 6 AND 7 OF 7 | 7-30-18 |
| NO. | REVISIONS                              | DATE    |



Reviewed for HOWARD S.C.D.  
and meets Technical Requirements  
*Cheryl Simmons* 8/13/97  
Signature Date  
U.S. Natural Resources Conservation Service

**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 sediment and erosion control and that all 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 or their authorized agents, as are deemed necessary."  
*Michael Heaver* 7-1-97  
NAME DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.  
*John R. Robertson* 8/13/97  
Approved

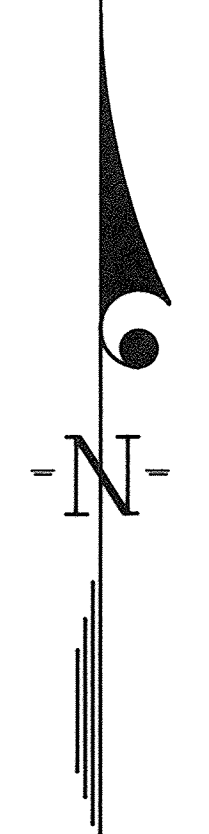
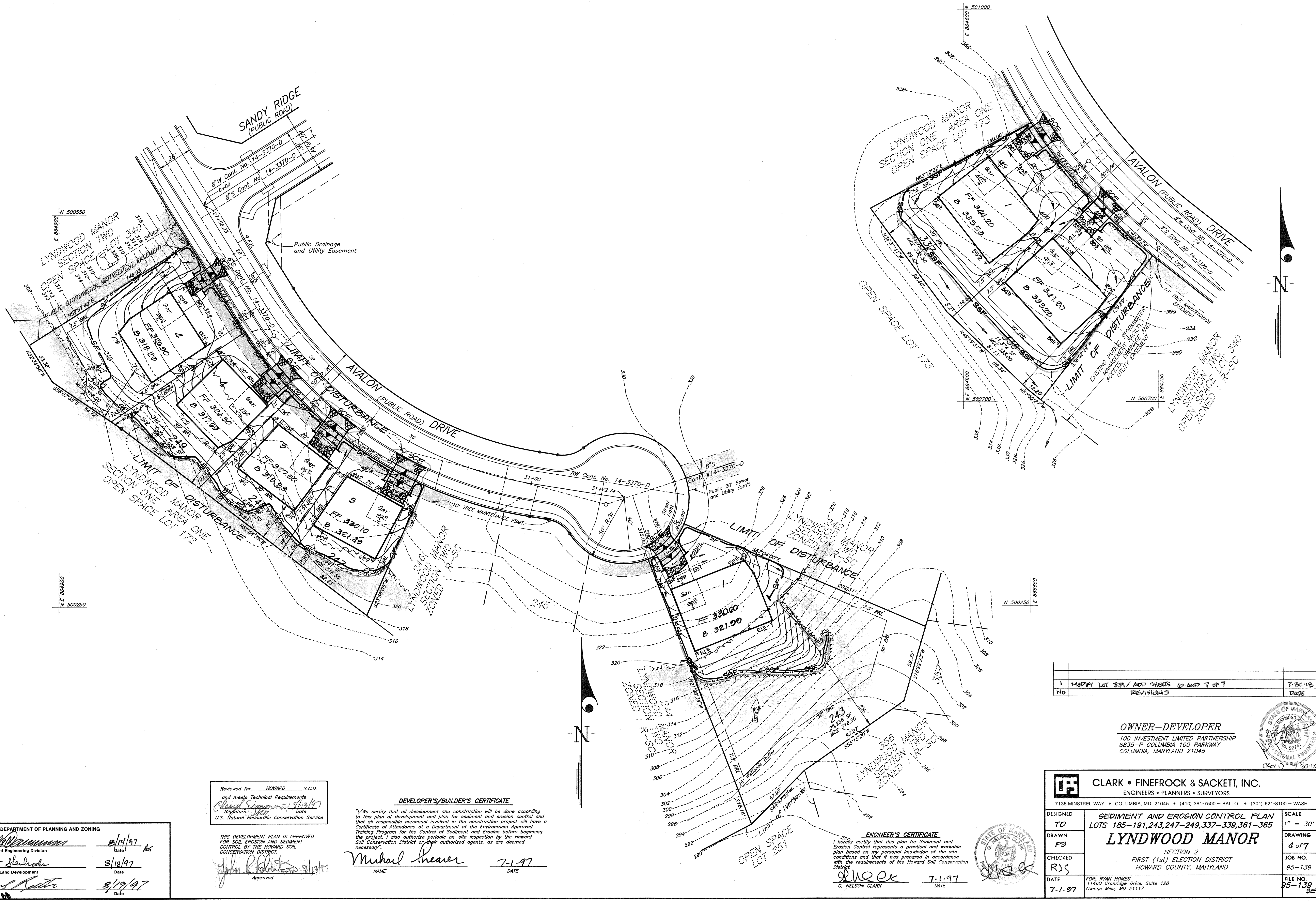
**ENGINEER'S CERTIFICATE**  
I hereby certify that this plan for Sediment and Erosion Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.  
*G. Nelson Clark* 7-1-97  
G. NELSON CLARK DATE

APPROVED: DEPARTMENT OF PLANNING AND ZONING  
*[Signature]* 8/14/97  
Chief, Development Engineering Division Date AS  
*[Signature]* 8/18/97  
Chief, Division of Land Development Date  
*[Signature]* 8/19/97  
Director Date

**CLARK • FINEFROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS  
7135 MINSTREL WAY • COLUMBIA, MD. 21045 • (410) 381-7500 - BALTO. • (301) 621-8100 - WASH.

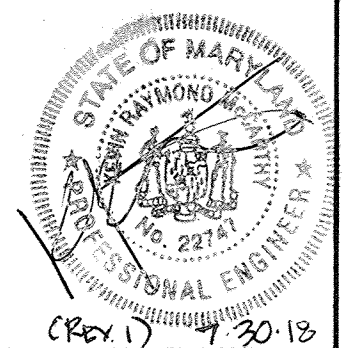
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|-------------|--|-------------------|
| DESIGNED TD | <b>SEDIMENT AND EROSION CONTROL PLAN</b><br>LOTS 185-191, 243, 247-249, 337-339, 361-365<br><b>LYNDWOOD MANOR</b><br>SECTION 2<br>FIRST (1st) ELECTION DISTRICT<br>HOWARD COUNTY, MARYLAND | SCALE 1" = 30'    |
| DRAWN PS    |  | DRAWING 3 of 7    |
| CHECKED RJS |  | JOB NO. 95-139    |
| DATE 7-1-97 |  | FILE NO. 95-1390E |

FOR: RYAN HOMES  
11460 Cranridge Drive, Suite 128  
Owings Mills, MD 21117



|    |   |  |         |
|----|---|--|---------|
| NO | 1 | MODIFY LOT 339 / ADD SHEETS 6 AND 7 OF 7 | 7-30-18 |
|    |   | REVISIONS                                | DATE    |

**OWNER-DEVELOPER**  
 100 INVESTMENT LIMITED PARTNERSHIP  
 8835-P COLUMBIA 100 PARKWAY  
 COLUMBIA, MARYLAND 21045



Reviewed for HOWARD S.C.D.  
 and meets Technical Requirements  
*Cheryl Simmons* 8/18/97  
 Signature Date  
 U.S. Natural Resources Conservation Service

**DEVELOPER'S/BUILDER'S CERTIFICATE**  
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*Michael Heaver* 7-1-97  
 NAME DATE

**ENGINEER'S CERTIFICATE**  
 I hereby certify that this plan for Sediment and Erosion 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.  
*G. Nelson Clark* 7-1-97  
 G. NELSON CLARK DATE

**APPROVED: DEPARTMENT OF PLANNING AND ZONING**  
*[Signature]* 8/14/97  
 Chief, Development Engineering Division Date  
*[Signature]* 8/18/97  
 Chief, Division of Land Development Date  
*[Signature]* 8/19/97  
 Director Date

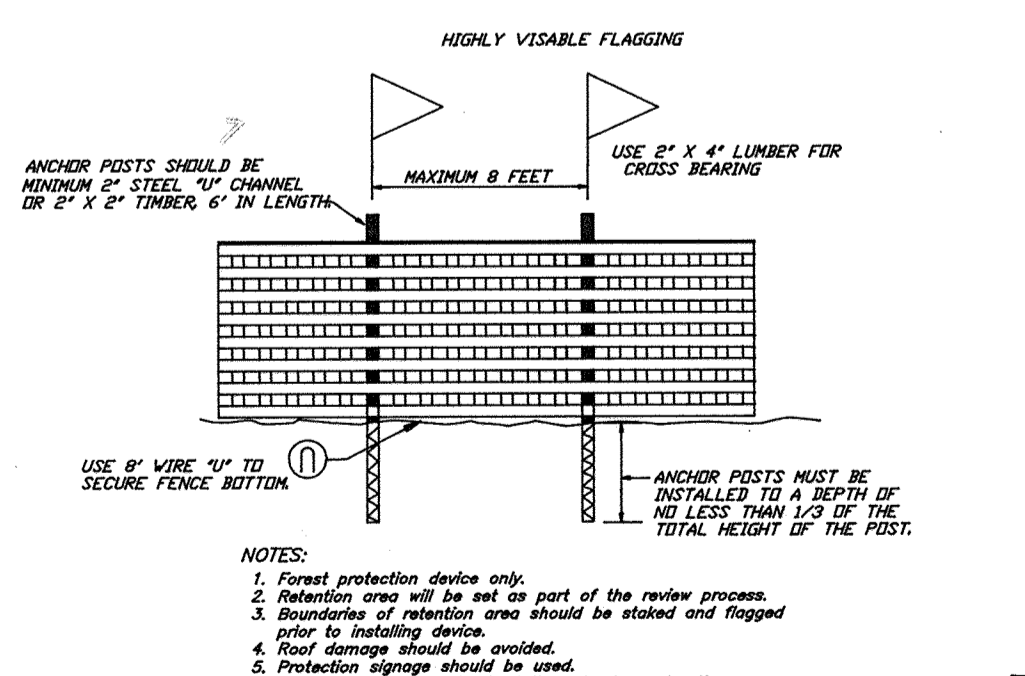
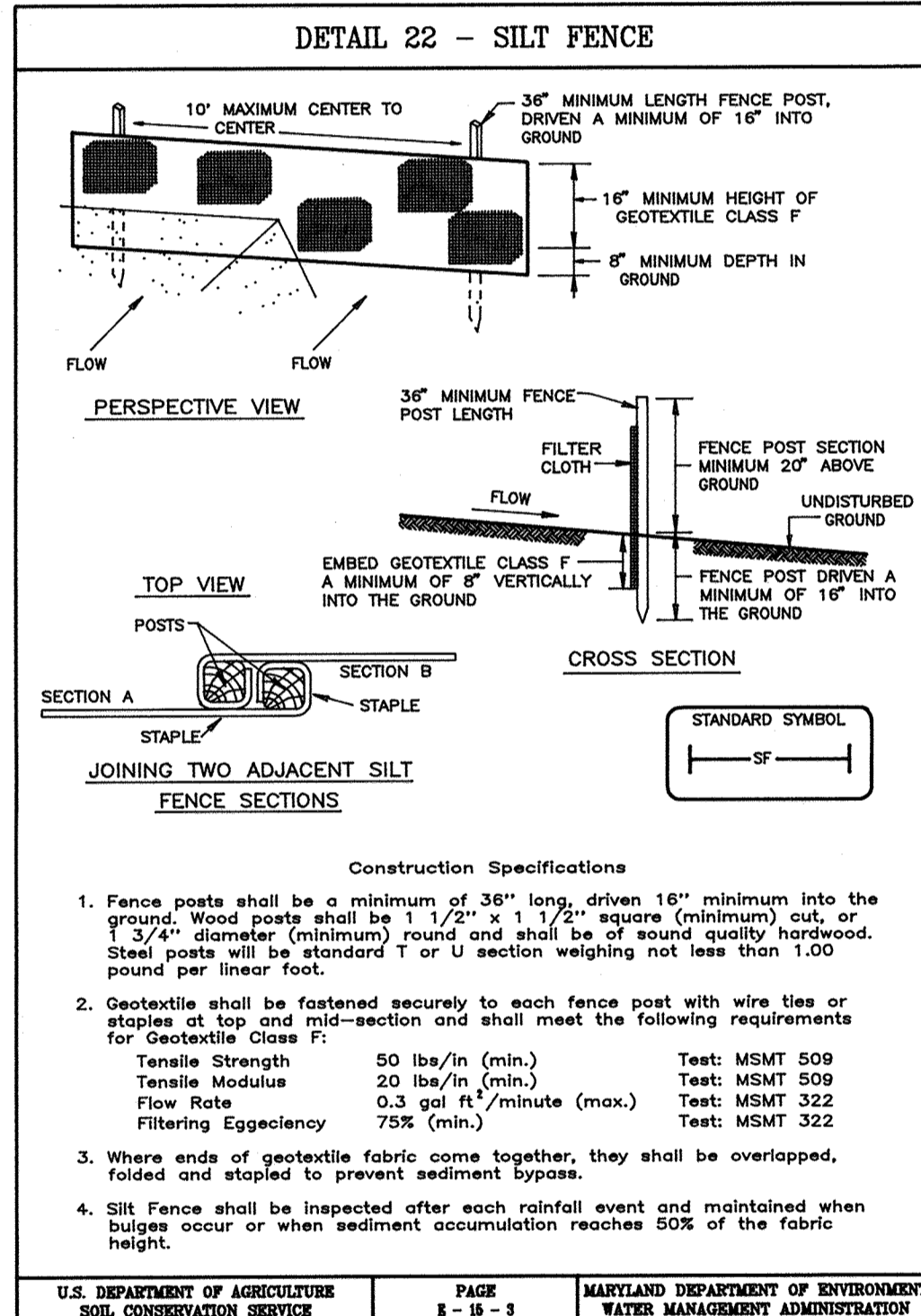
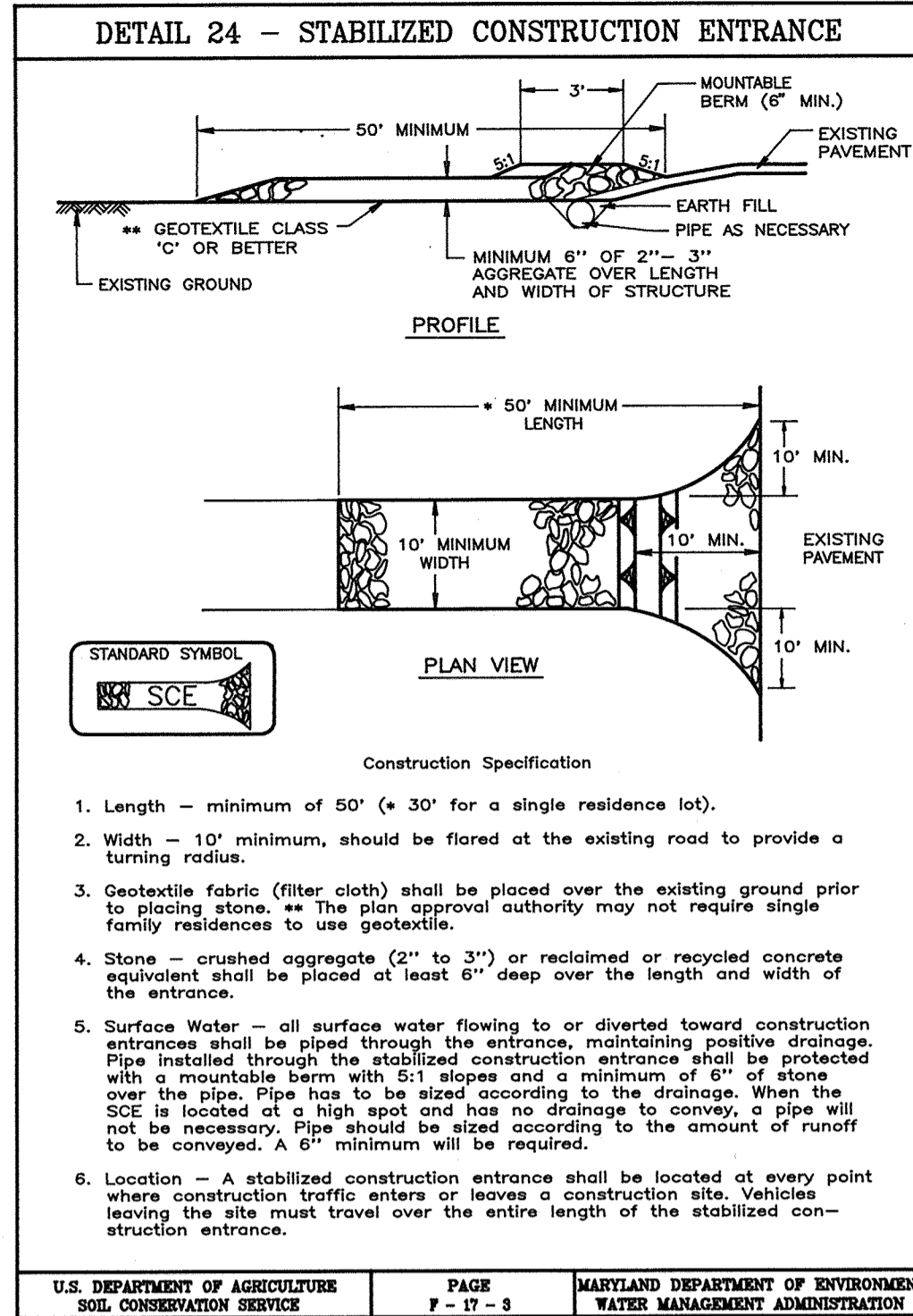
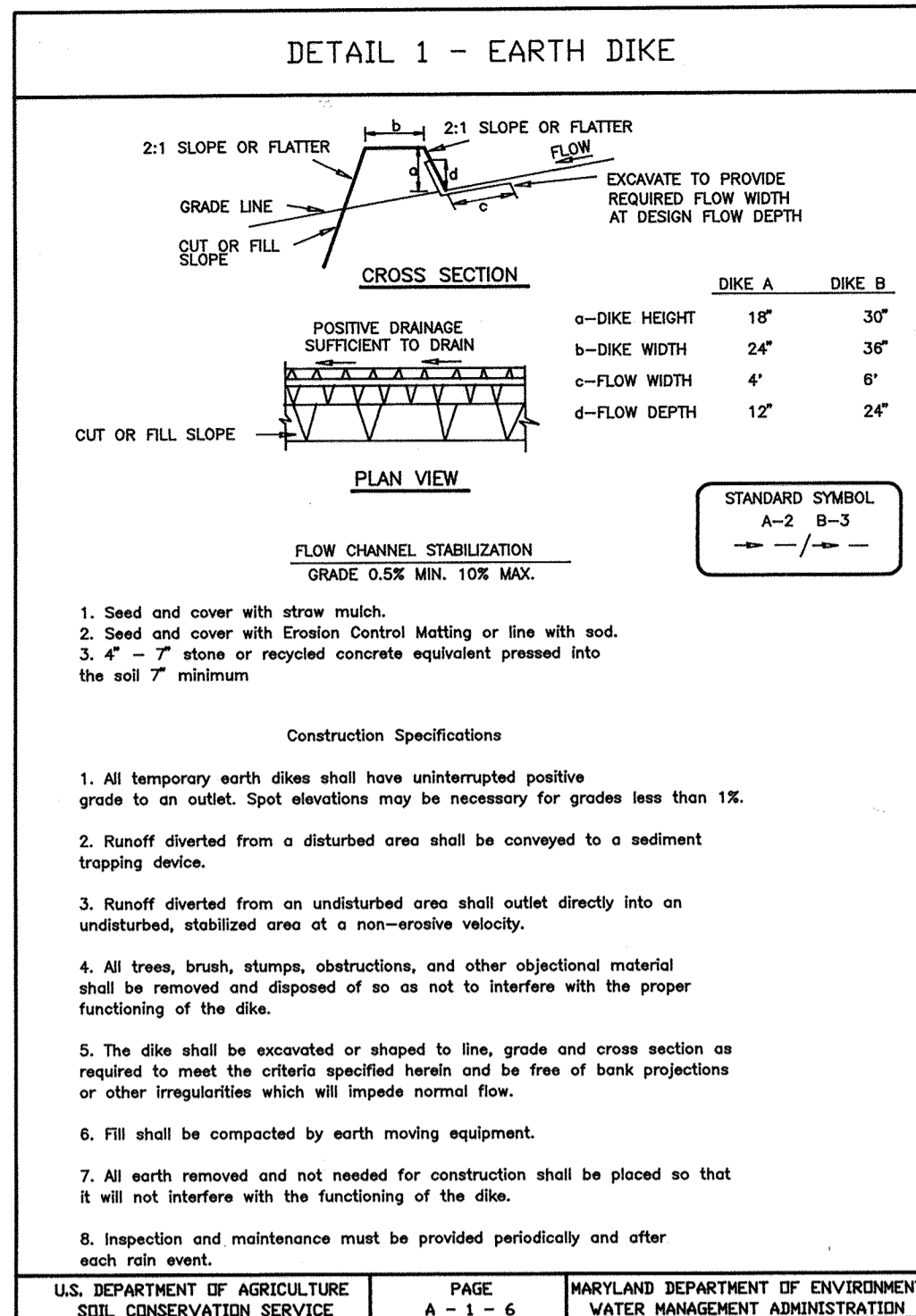
THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.  
*John R. Roberts* 8/13/97  
 Approved

**CLARK • FINEROCK & SACKETT, INC.**  
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|             |  |          |          |
|-------------|--|----------|----------|
| DESIGNED TO | <b>SEDIMENT AND EROSION CONTROL PLAN</b> | SCALE    | 1" = 30' |
| DRAWN BY    | <b>PS</b>                                | DRAWING  | 4 of 7   |
| CHECKED BY  | <b>RJS</b>                               | JOB NO.  | 95-139   |
| DATE        | 7-1-97                                   | FILE NO. | 95-139   |

SECTION 2  
 FIRST (1st) ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

FOR: RYAN HOMES  
 11480 Cranridge Drive, Suite 128  
 Owings Mills, MD 21117



APPROVED: DEPARTMENT OF PLANNING AND ZONING  
Chief, Development Engineering Division: [Signature] Date: 8/18/97  
Chief, Division of Land Development and Research: [Signature] Date: 8/12/97  
Director: [Signature]

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.  
Approved: [Signature] Date: 8/12/97

## 21.0 STANDARDS AND SPECIFICATIONS FOR TOPSOIL

**Definition**  
Placement of topsoil over a prepared subsoil prior to establishment of permanent vegetation.

**Purpose**  
To provide a suitable soil medium for vegetable growth. Soils of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.

**Conditions Where Practice Applies**

- This practice is limited to areas having 2:1 or flatter slopes where:
  - The texture of the exposed subsoil/parent material is not adequate to produce vegetative growth.
  - The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.
  - The original soil to be vegetated contains material toxic to plant growth.
  - The soil is so acidic that treatment with limestone is not feasible.
- For the purpose of these Standards and Specifications, areas having slopes steeper than 2:1 require special consideration and design for adequate stabilization. Areas having slopes steeper than 2:1 shall have the appropriate stabilization shown on the plans.

**Construction and Material Specifications**

- Topsoil salvaged from the existing site may be used provided that it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USGS-SCS in cooperation with Maryland Agricultural Experiment Station.
- Topsoil Specifications - Soil to be used as topsoil must meet the following:
  - Topsoil shall be a loam, sandy loam, clay loam, all loam, sandy clay loam, loamy sand. Other soils may be used if recommended by an agronomist or a soil scientist and approved by the appropriate approval authority. Regardless, topsoil shall not be a mixture of contrasting textured subsoils and shall contain less than 5% by volume of chert, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger than 1" and 1/2" in diameter.
  - Topsoil must be free of plants or plant parts such as Bermuda grass, quackgrass, Johnsongrass, nutsedge, poison ivy, thistle, or others as specified.
  - When the subsoil is either highly acidic or composed of heavy clays, ground limestone shall be spread at the rate of 4-8 tons/acre (200-400 pounds per 1,000 square feet) prior to the placement of topsoil. Lime shall be distributed uniformly over designated areas and worked into the soil in conjunction with tillage operations as described in the following procedures.

**For Sites Having Disturbed Areas Over 5 Acres:**

- On soil meeting topsoil specifications, obtain test results indicating fertilizer and lime amendments required to bring the soil into compliance with the following:
  - pH for topsoil shall be between 6.0 and 7.5. If the tested soil demonstrates a pH of less than 6.0, sufficient lime shall be prescribed to raise the pH to 6.5 or higher.
  - Organic content of topsoil shall be not less than 1.5 percent by weight.
  - Topsoil having soluble salt content greater than 500 parts per million shall not be used.
  - No soil or seed shall be placed on soil which has been treated with soil sterilants or chemicals used for weed control until sufficient time has elapsed (14 days min.) to permit dissipation of phytotoxic materials.
- Place topsoil (if required) and apply soil amendments specified in 20.0 Vegetative Stabilization-Section 1-Vegetative Stabilization Methods and Materials.

**Topsoil Application**

- When topsoiling, maintain needed erosion and sediment control practices such as diversions, Grade Stabilization Structures, Earth Dikes, Slope Silt Fence and Sediment Traps and Basins.
  - Grades on the areas to be topsoiled, which have been previously established, shall be maintained, albeit 4" - 6" higher in elevation.
- Topsoil shall be uniformly distributed in a 4" - 8" layer and lightly compacted to a minimum thickness of 4". Spreading shall be performed in such a manner that seeding or sodding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations shall be corrected in order to prevent the formation of depressions or water pockets.
  - Topsoil shall not be placed while the topsoil or subsoil is in a frozen or muddy condition, when the subsoil is excessively wet or in a condition that may otherwise be detrimental to proper grading and seedbed preparation.

## TEMPORARY SEEDING NOTES

**SEEDBED 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 November 15, seed with 2 1/2 bushel 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 (0.7 lbs./1000 sq.ft.). For the period November 1 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 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.

**REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.**

## 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, 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:

- 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 the 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 apply 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 (0.5 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 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 reseedings.

**REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.**

## SEDIMENT AND EROSION CONTROL NOTES

- 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 (315-1855).
- All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL and revisions thereto.
- Following initial soil disturbance or redistribution, permanent or temporary stabilization shall be completed within:
  - 7 calendar days for all perimeter sediment control structures, dikes, perimeter slopes and all slopes greater than 3:1
  - 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 perimeters in accordance with Vol. 1, Chapter 7, of the HOWARD COUNTY DESIGN MANUAL, Storm Drainage.
- All disturbed areas must be stabilized within the time period specified above, in accordance with the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for permanent seedings, sod, temporary seeding and mulching (Sec. 4).
- 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:                 | 4.49 Acres  |
| Area Disturbed:                     | 3.26 Acres  |
| Area to be seeded or sodded:        | 1.50 Acres  |
| Area to be vegetatively stabilized: | 1.06 Acres  |
| Total Cut:                          | 2,764 cu yd |
| Total Fill:                         | 2,764 cu yd |
- 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 DPW 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.
- Trenches for the construction of utilities is limited to three pipe lengths or that which shall be back-filled and stabilized within one working day, whichever is shorter.
- The total amount of silt fence = 3000 L.F.
- The total amount of super silt fence = 267 L.F.
- The total amount of earth dike =

\* It is the responsibility of the contractor to identify the spill/borrow site and notify and gain approval from the sediment control inspector of the site and it's grading permit number at the time of construction.

## CONSTRUCTION SEQUENCE:

|  | NO. OF DAYS |
|--|-------------|
| 1. Obtain grading permit.  | 7           |
| 2. Install tree protection fence.  | 7           |
| 3. Install sediment and erosion control devices and stabilize.   | 14          |
| 4. Excavate for foundations, rough grade and temporarily stabilize.  | 30          |
| 5. Construct structures, sidewalks and driveways.  | 60          |
| 6. Final grade and stabilize in accordance with Stds. and Specs.   | 14          |
| 7. Upon approval of the sediment control inspector, remove sediment and erosion control devices and stabilize. | 7           |

| No. | REVISIONS                                | DATE    |
|-----|--|---------|
| 1   | MODIFY LOT 339 / ADD SHEETS 6 AND 7 OF 7 | 7-30-18 |



**CLARK • FINEFROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS  
7135 MINSTREL WAY • COLUMBIA, MD. 21045 • (410) 381-7500 - BALTO. • (301) 621-8100 - WASH.

**DESIGNED BY TD**  
**DRAWN BY PS**  
**CHECKED BY RJS**  
**DATE 7-1-97**

**SEDIMENT AND EROSION CONTROL DETAILS**  
LOTS 185-191, 243, 247-249, 337-339, 361-365  
**LYNDWOOD MANOR**  
SECTION 2  
FIRST (1st) ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

**SCALE 1" = 30'**  
**DRAWING 5 OF 7**  
**JOB NO. 95-139**  
**FILE NO. 95-139se**

FOR: RYAN HOMES  
11460 Cranridge Drive, Suite 128  
Owings Mills, MD 21117

**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 sediment and erosion control and that all 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 or their authorized agents, as are deemed necessary."

Michael H. Clark  
NAME DATE 7-1-97

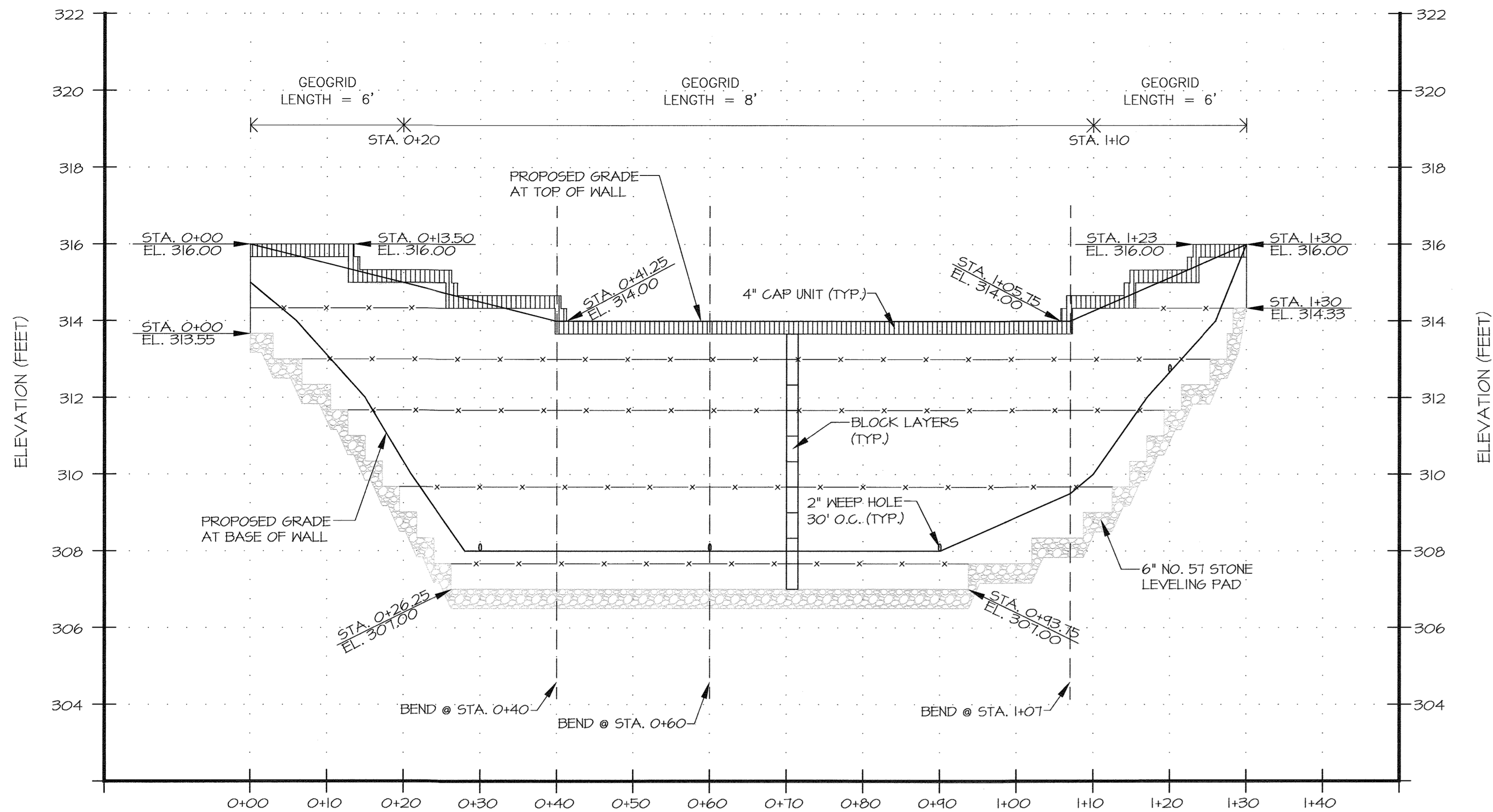
**ENGINEER'S CERTIFICATE**

I hereby certify that this plan for Sediment and Erosion 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.

G. NELSON CLARK  
DATE 7-1-97



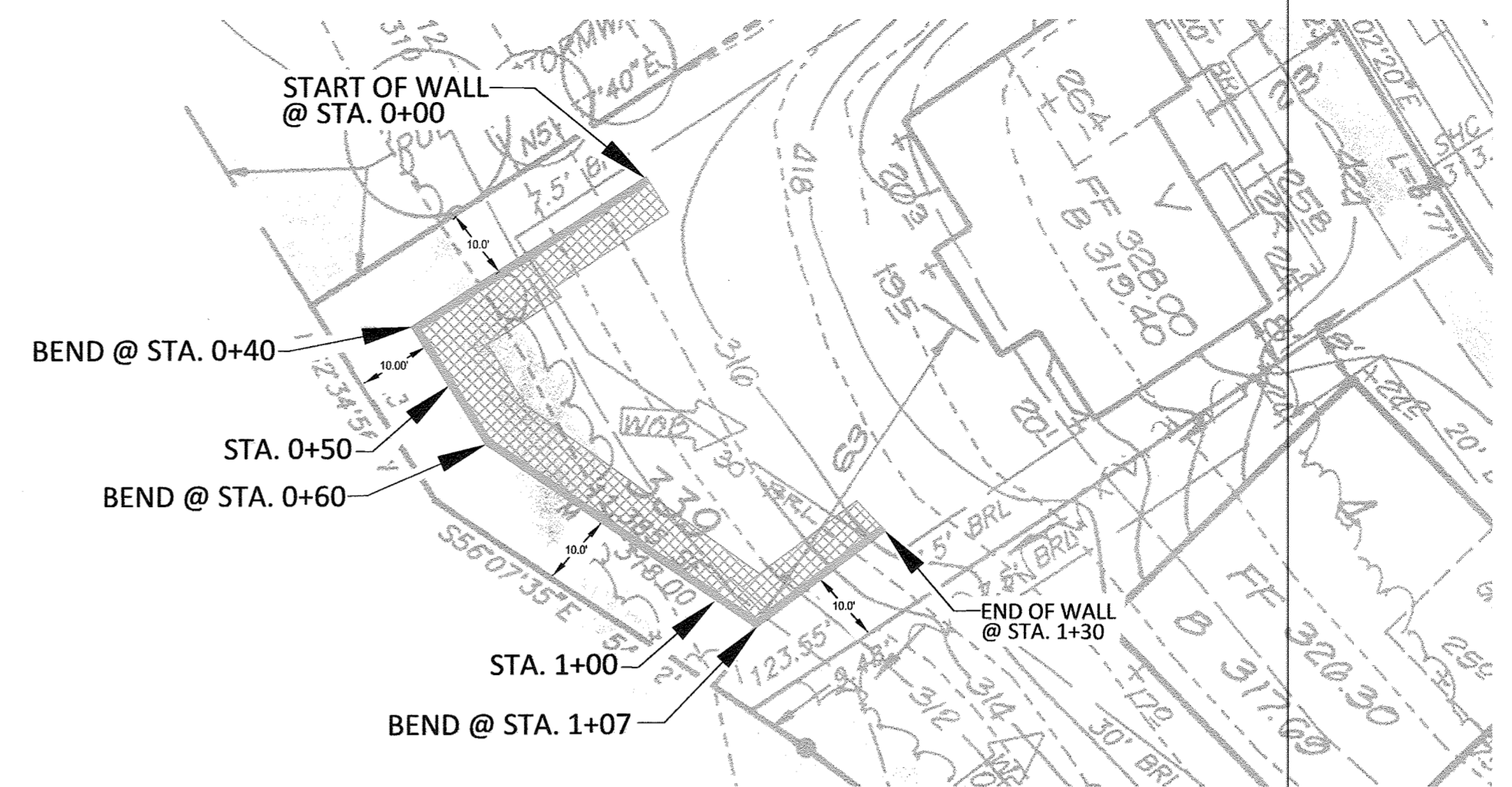




**RETAINING WALL PROFILE**

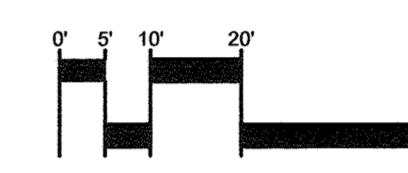
SCALE: HORZ. 1" = 10'  
VERT. 1" = 2'

— x — x — x — MIRAFI 3XT GEOGRID



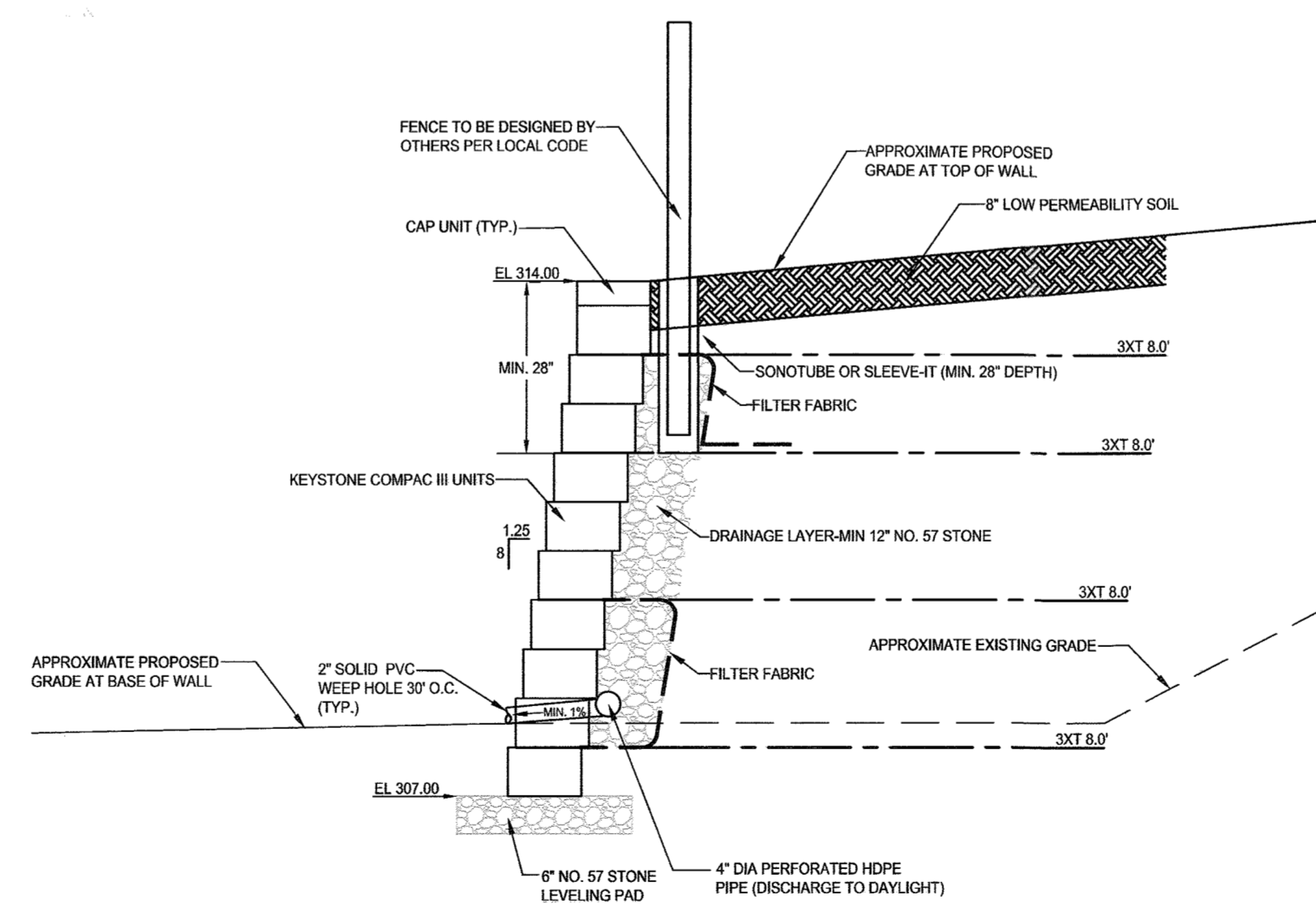
**RETAINING WALL LOCATION PLAN**

SCALE: 1" = 20'



SCALE: 1"=20'

- PROPOSED WALL ALIGNMENT
- APPROXIMATE GRID LOCATION



**RETAINING WALL CROSS SECTION VIEW @ STA. 0+70**

SCALE: 1:2

NOTE: WALL HEIGHT SHALL BE A MAXIMUM OF 6 FEET.

APPROVED, DEPARTMENT OF PLANNING AND ZONING

*Chris Chamber*  
CHIEF, DEVELOPMENT ENGINEERING DIVISION  
*Keef Seidman*  
CHIEF, DIVISION OF LAND DEVELOPMENT  
*Valeria J. Allen*  
DIRECTOR

8-29-18  
DATE  
10-24-18  
DATE  
10-24-18  
DATE

| NO. | REVISIONS                              | DATE       |
|-----|--|------------|
| 2   | Revised Wall Plans per County Comments | 07/30/2018 |
| 1   | Add Retaining Wall to Lot 339          | 06/21/2018 |



**GEO-TECHNOLOGY ASSOCIATES, INC.**

GEOTECHNICAL AND ENVIRONMENTAL CONSULTANTS

3445-A BOX HILL CORPORATE CENTER DRIVE  
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|                   |   |                     |
|-------------------|---|---------------------|
| DESIGNED<br>KPR   | RETAINING WALL LOCATION PLAN, PLAN VIEW,<br>AND PROFILE VIEW                            | SCALE<br>AS NOTED   |
| DRAWN<br>KDJ      | SITE DEVELOPMENT PLAN<br>LOTS 185-191, 243, 247-249, 337-339<br>301-365                 | DRAWING<br>7 OF 7   |
| CHECKED<br>TMW    | LYNDWOOD MANOR<br>SECTION 2<br>FIRST (1ST) ELECTION DISTRICT<br>HOWARD COUNTY, MARYLAND | JOB NO.<br>100778   |
| DATE<br>JUNE 2018 | FOR: RYAN HOMES<br>11460 CROWNDRIVE DRIVE, SUITE 128<br>OWINGS MILLS, MD 21117          | FILE NO.<br>95-139X |

