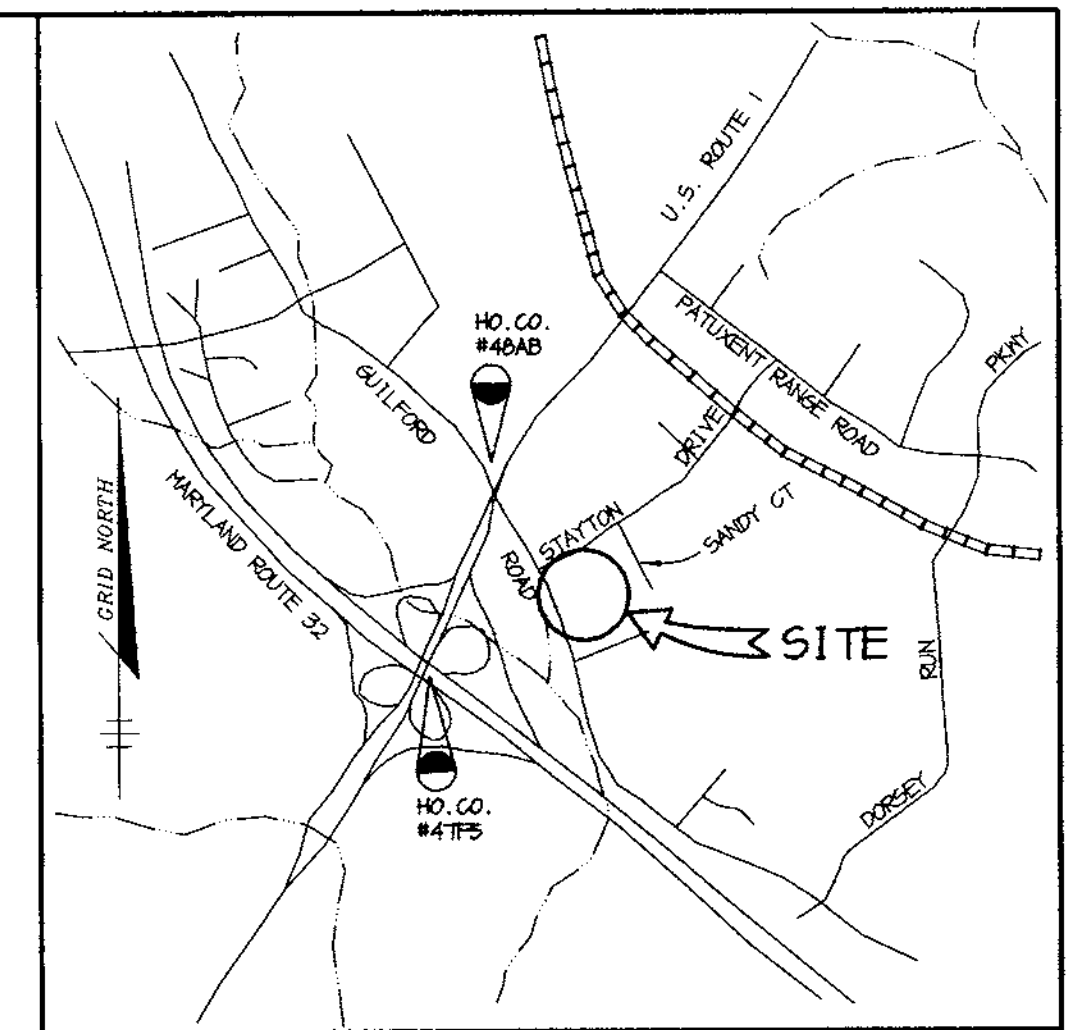


| SHEET INDEX | |
|-------------|---|
| NO | DESCRIPTION |
| 1 | TITLE SHEET |
| 2 | SITE DEVELOPMENT PLAN |
| 3 | SEDIMENT CONTROL PLAN AND DRAINAGE AREA MAP |
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| 5 | NOTES AND DETAILS |
| 6 | PROFILES AND DETAILS |
| 7 | DETAILS |
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| 9 | LANDSCAPING NOTES AND DETAILS |

SITE DEVELOPMENT PLAN STAYTON STATION OFFICE/WAREHOUSE BUILDING 6th ELECTION DISTRICT HOWARD COUNTY, MARYLAND



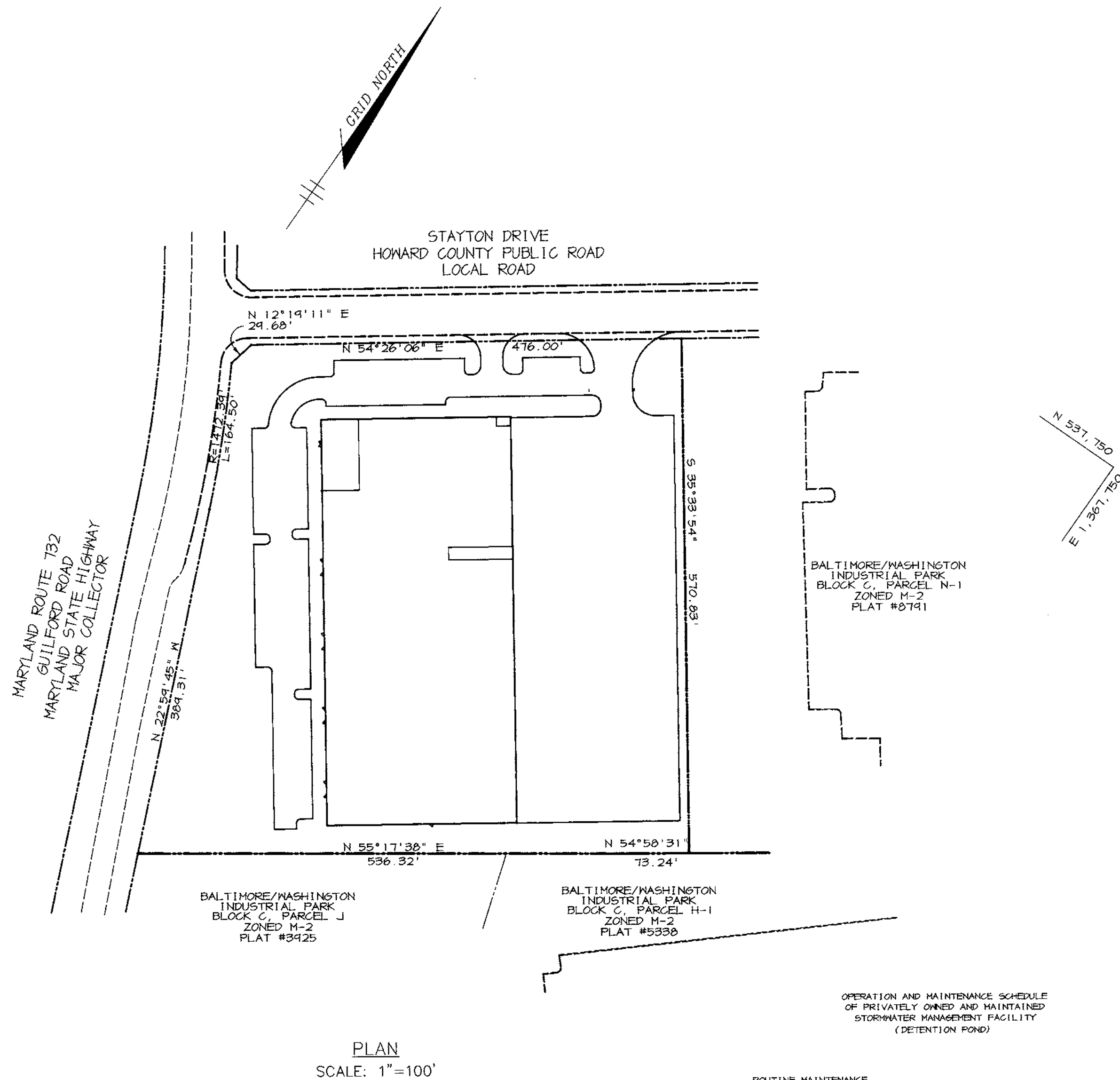
BENCHMARKS

| | |
|---------------|----------------|
| HO. CO. #47F5 | ELEV. 235.818 |
| N 535,985.04 | E 1,365,653.40 |
| HO. CO. #48AB | ELEV. 235.818 |
| N 538,384.45 | E 1,366,415.80 |

VICINITY MAP
SCALE: 1" = 2000'

GENERAL NOTES

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY PLUS MSHA STANDARDS AND SPECIFICATIONS, IF APPLICABLE.
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410) 313-1880 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 BEING DONE.
- TRAFFIC CONTROL DEVICES, MARKINGS, AND SIGNING SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD). ALL STREET AND REGULATORY SIGNS SHALL BE IN PLACE PRIOR TO THE PLACEMENT OF ANY ASPHALT.
- ALL PLAN DIMENSIONS ARE TO FACE OF CURB AND FACE OF BUILDING UNLESS OTHERWISE NOTED.
- THE EXISTING TOPOGRAPHY IS TAKEN FROM GP-95-166 AND SUPPLEMENTED BY FIELD SURVEY DATED AUGUST, 1997 WITH MAXIMUM TWO FOOT CONTOUR INTERVALS PREPARED BY RIEMER MUEGGE & ASSOC. INC.
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. STATION NUMBERS 47F5 AND 48AB WERE USED.
- WATER IS PUBLIC, CONTRACT NO. 690-D-W.
- SEWER IS PUBLIC, SEWER DRAINAGE AREA: DORSEY TREATMENT PLANT, DORSEY RUN PUMPING STATION CONTRACT NO. 235-S.
- STORMWATER QUANTITY MANAGEMENT IS PROVIDED VIA AN ON-SITE DETENTION POND. QUALITY MANAGEMENT IS PROVIDED BY TWO STORMWATER MANHOLES.
- APPROXIMATE LOCATION OF EXISTING UTILITIES ARE SHOWN. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PROTECT THE EXISTING UTILITIES AND MAINTAIN UNINTERRUPTED SERVICE. ANY DAMAGE INCURRED DUE TO CONTRACTOR'S OPERATION SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTOR'S EXPENSE. EXISTING UTILITIES ARE SHOWN BASED ON THE BEST AVAILABLE INFORMATION.
- A 100-YEAR FLOODPLAIN STUDY IS NOT REQUIRED FOR THIS PROJECT.
- THIS SITE DEVELOPMENT PLAN IS EXEMPT FROM APFO TESTS IN ACCORDANCE WITH SEC. 16.1107(A)(2).
- A NOISE STUDY IS NOT REQUIRED FOR THIS PROJECT.
- THE GEOTECHNICAL STUDY FOR THIS PROJECT WAS PERFORMED BY HILLIS-CARNES ASSOCIATES AND IS DATED SEPT. 05, 1997.
- THE BOUNDARY FOR THIS PROJECT IS BASED ON PLAT NO. 8791.
- SUBJECT PROPERTY IS ZONED M-2 PER 10-18-93 COMPREHENSIVE ZONING PLAN.
- ALL ELEVATIONS SHOWN ARE BASED ON THE U.S.C. AND G.S. MEAN SEA LEVEL DATUM, 1929.
- SEE DEPARTMENT OF PLANNING AND ZONING FILE NO'S GP-98-23, WP-98-25, F-89-212, GP-95-166.
- THE CONTRACTOR SHALL TEST PIT EXISTING UTILITIES AT LEAST (5) DAYS BEFORE STARTING WORK SHOWN ON THESE DRAWINGS.
- CONTRACTOR IS SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, AND SAFETY PRECAUTIONS AND PROGRAMS.
- PIPE SHALL NOT BE INSTALLED BY THE CONTRACTOR UNTIL THE LENGTH CALLED FOR AT EACH STATION HAS BEEN APPROVED BY THE ENGINEER IN THE FIELD.
- NO PIPE SHALL BE LAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT WITHIN 6" OF FINISHED GRADE.
- ALL STORM DRAIN PIPE BEDDING SHALL BE CLASS "C" AS SHOWN IN FIG. 11.4, VOLUME 1 OF HOWARD COUNTY DESIGN MANUAL UNLESS OTHERWISE NOTED.
- ALL INLETS SHALL BE CONSTRUCTED IN ACCORDANCE WITH HOWARD COUNTY STANDARDS.
- ALL PIPE ELEVATIONS SHOWN ARE INVERT ELEVATIONS.
- STORM DRAIN TRENCHES WITHIN ROAD RIGHT OF WAY SHALL BE BACKFILLED AND COMPACTED IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV, I.E., STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION, LATEST AMENDMENTS.
- PROFILE STATIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
- ALL FILL AREAS WITHIN PUBLIC ROADWAY AND UNDER STRUCTURES TO BE COMPACTED TO A MINIMUM OF 95% COMPACTION OF AASHTO 11B.
- WP-98-25: A REQUEST TO WAIVE SECTION 16.155(A)(2) OF THE HO. CO. SUBDIVISION AND LAND DEVELOPMENT REGULATIONS TO PERMIT MASS GRADING WITHOUT SITE DEVELOPMENT PLAN APPROVAL WAS APPROVED ON SEPTEMBER 5, 1997.
- THERE ARE NO BURIAL GROUNDS OR CEMETARY SITES ON THIS PARCEL.



SITE ANALYSIS

| | |
|--|---------------------------------------|
| AREA OF PARCEL | 7.13 ACRES (310,583 SF) |
| DISTURBED AREA | 6.05 ACRES (263,707 SF) |
| PRESENT ZONING | M-2 |
| PROPOSED USE | OFFICE/WAREHOUSE FACILITY (ONE STORY) |
| BUILDING COVERAGE | |
| WAREHOUSE AREA | 92,140 SF |
| OFFICE AREA | 3150 SF |
| TOTAL AREA | 95,290 SF (30.7% OF SITE) |
| # OF PARKING SPACES REQUIRED | |
| WAREHOUSE AREA | |
| @ 0.5 SP/1000 SF* | 47 SPACES |
| OFFICE AREA | |
| @ 3.3 SP/1000 SF* | 11 SPACES |
| TOTAL SPACES | 58 SPACES |
| # OF PARKING SPACES PROVIDED | 101 SPACES (INCLUDING 5 HC) |
| APPLICABLE REFERENCES | GP-98-23, WP-98-25 |
| * PER HOWARD COUNTY ZONING REGULATIONS SECTION 133 | |

OPERATION AND MAINTENANCE SCHEDULE FOR STORMWATER WATER QUALITY DEVICE

- Stormwater water quality structures will require periodic inspection and cleaning to maintain operation and function. Owners will have the Stormceptor unit inspected yearly or as required by Howard County, utilizing the Stormceptor Inspection/Monitoring Form. Inspections can be done by using a clean Plexiglas tube ("sludge judge") to extract a water column sample. When sediment depths exceed the specified level (Table 6 of Technical Manual) then cleaning of the unit is required.
- Stormceptor water quality structures must be checked and cleaned immediately after petroleum spills. Contact appropriate regulatory agencies.
- Maintenance of Stormceptor units should be done by a vacuum truck which will remove the water, sediment, debris, floating hydrocarbons, and other materials in the unit. The proper cleaning and disposal of the removed materials and liquid must be followed.
- Inlet and outlet pipes must be checked for any obstructions and if any obstructions are found they must be removed. Structural parts of the Stormceptor will be repaired as needed.
- Owner shall retain and make Stormceptor Inspection/Monitoring Forms available to Howard County officials upon their request.

ROUTINE MAINTENANCE

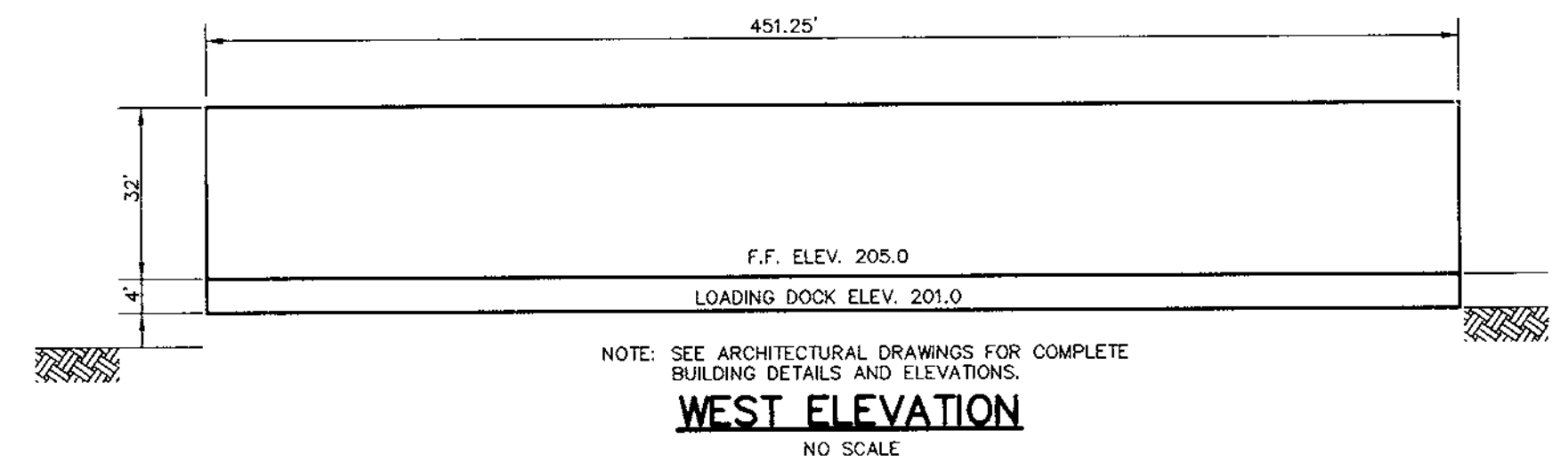
- Facility shall be inspected annually and after major storms. Inspections should be performed during wet weather to determine if the pond is functioning properly.
- Top and side slopes of the embankment shall be mowed a minimum of two (2) times a year, once in June and once in September. Other side slopes, the bottom of the pond, and maintenance access should be mowed as needed.
- Debris and litter next to the outlet structure shall be removed during regular mowing operations and as needed.
- Visible signs of erosion in the pond as well as riprap outlet area shall be repaired as soon as it is noticed.

NON-ROUTINE MAINTENANCE

- Structural components of the pond such as the dam, the riser, and the pipes shall be repaired upon the detection of any damage. The components should be inspected during routine maintenance operations.
- Sediment should be removed when its accumulation significantly reduces the design storage, interferes with the function of the riser, when deemed necessary for aesthetic reasons, or when deemed necessary by the Howard County's Department of Public Works.

ADDRESS CHART

| PARCEL | STREET ADDRESS |
|--------|--------------------|
| P-1 | 8305 STAYTON DRIVE |



NOTE: SEE ARCHITECTURAL DRAWINGS FOR COMPLETE BUILDING DETAILS AND ELEVATIONS.
WEST ELEVATION
NO SCALE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

| | |
|---|------------------|
| <i>[Signature]</i> DIRECTOR | 10/17/97 DATE |
| <i>[Signature]</i> CHIEF, DEVELOPMENT ENGINEERING DIVISION | 10/16/97 DATE |
| <i>[Signature]</i> CHIEF, DIVISION OF LAND DEVELOPMENT | 10/17/97 DATE |

| DATE | NO. | REVISION |
|--|-----|----------|
| OWNER/DEVELOPER | | |
| JOSEPH J. HOCK, INC. 5500 BELLE GROVE RD. BALTIMORE, MARYLAND 21225 (410) 789-4400 | | |
| PROJECT | | |
| STAYTON STATION A WAREHOUSE BUILDING | | |
| AREA | | |
| BALTIMORE/WASHINGTON INDUSTRIAL PARK, TAX MAP 4B, BLOCKS 147 6th ELECTION DISTRICT ZONED M-2 PARCEL P-1 | | |
| TITLE | | |
| TITLE SHEET | | |

RIEMER MUEGGE & ASSOCIATES, INC.
ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
8818 Centre Park Drive, Columbia, Maryland 21045
tel 410.997.8900 fax 410.997.9282

| | |
|----------------------------|-------------------------------|
| 10.8.97 DATE | DESIGNED BY: CJR |
| <i>[Signature]</i> DATE | DRAWN BY: BLW |
| <i>[Signature]</i> DATE | PROJECT NO: 97255 SDP1.DWG |
| <i>[Signature]</i> DATE | DATE: OCTOBER 8, 1997 |
| <i>[Signature]</i> DATE | SCALE: AS SHOWN |
| <i>[Signature]</i> DATE | DRAWING NO. 1 OF 9 |

S.W.M. FACILITY EMBANKMENT & DATA

- 1 N 54°04'50" E 1,367.113.86. CL STA 0+00
- 2 CL STA 0+56.36
- 3 CL STA 0+99.68
- 4 CL STA 1+13.62
- 5 CL STA 1+25.57
- 6 CL STA 1+44.56
- 7 CL STA 1+64.44
- 8 CL STA 1+82.24
- 9 CL STA 2+02.24
- 10 CL STA 2+12.18
- 11 CL STA 2+16.41
- 12 N 54°46'12" E, 36.36'
- 13 R=23.00', L=91.83'
- 14 N 23°11'45" N, 149.43'
- 15 R=19.00', L=22.25'
- 16 S 54°04'18" N, 33.44'
- 17 R=50.00', L=15.00'
- 18 S 42°21'55" N, 17.50'
- 19 R=50.00', L=10.93'
- 20 S 54°26'04" N, L=3.64'

| STORMWATER MANAGEMENT DESIGN SUMMARY - SWMF #1 | | | | | |
|--|-------------------------------------|--------------------------|-----------------------------|-------------------------------|--------------------------|
| DRAINAGE AREA: 6.08 ac | | | | | |
| DESIGN STORM (YR.) | ALLOWABLE FACILITY RELEASE (C.F.S.) | FACILITY INFLOW (C.F.S.) | FACILITY DISCHARGE (C.F.S.) | WATER SURFACE ELEVATION (FT.) | STORAGE VOLUME (AC. FT.) |
| 2 | 6.96 | 20.80 | 6.34 | 196.71 | 0.383 |
| 10 | 17.76 | 34.26 | 15.78 | 198.65 | 0.641 |
| 100 | N/A | 48.48 | 43.89 | 199.28 | 0.748 |

BY THE DEVELOPER:
 I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS, 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 SHALL ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

W. Bell 10-7-97
 DEVELOPER DATE

BY THE ENGINEER:
 I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT. I HAVE NOTIFIED THE DEVELOPER THAT HE/SHE MUST ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION.

J. Faehl 10-8-97
 ENGINEER DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

Charles Simmons 10/15/97
 NATURAL RESOURCES CONSERVATION SERVICE DATE

THESE PLANS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

Robert W. Zuehl 10/15/97
 HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

James Butler 10/17/97
 DIRECTOR DATE

John Demmer 10/16/97
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Richard Blood 10/17/97
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

1-22-99 [A] ADDED DRIVE IN RAMP, 5' TRUCK PAD, GUARD RAIL
 12-19-97 [A] CHAIN-LINK FENCING & GATES.
 [A] REPLACE ASTM C-301 PIPE W/HDPE M-294
 ADDED NOTE G, HDPE CONFORMANCE.

OWNER/DEVELOPER
 JOSEPH J. HOCK, INC.
 5500 BELLE GROVE RD.
 BALTIMORE, MARYLAND 21225
 (410) 784-4400

PROJECT
 STAYTON STATION
 A WAREHOUSE BUILDING

AREA
 BALTIMORE/WASHINGTON INDUSTRIAL PARK,
 TAX MAP 48, BLOCKS 147
 6th ELECTION DISTRICT ZONED M-2
 PARCEL P-1

TITLE
 SITE DEVELOPMENT PLAN

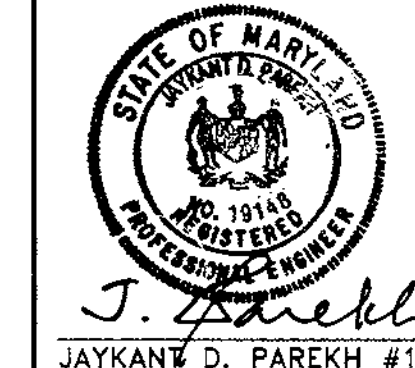
RIEMER MUEGGE & ASSOCIATES, INC.
 ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
 8818 Centre Park Drive, Columbia, Maryland 21045
 tel 410.997.8900 fax 410.997.9282

DATE
 10-8-97

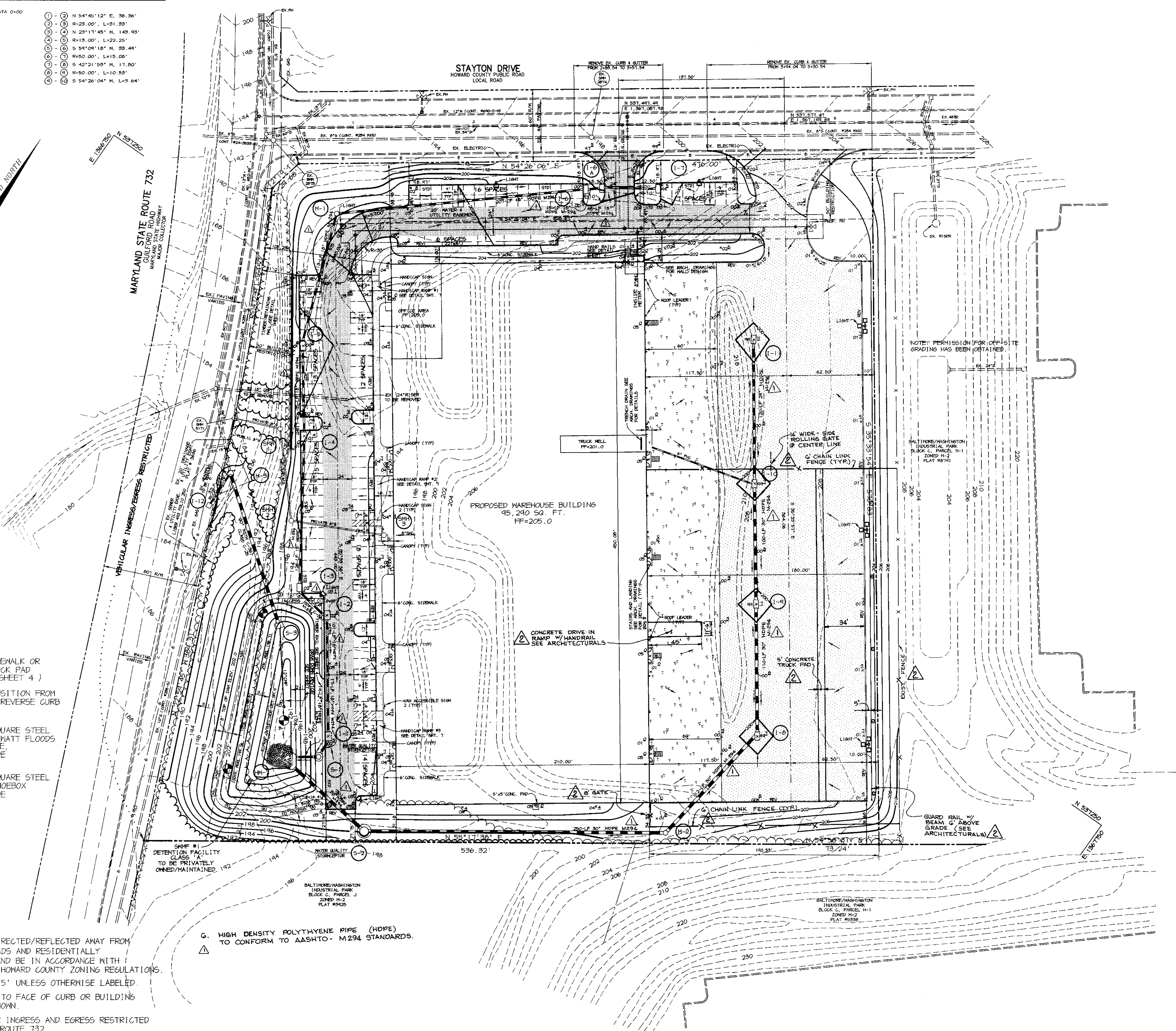
DESIGNED BY: CJR

DRAWN BY: BLW
 PROJECT NO: 97255
 SDP2.DWG

DATE: OCTOBER 8, 1997
 SCALE: 1"=40'
 DRAWING NO. 2 OF 9



J. Faehl
 JAYKANT D. PAREKH #19148



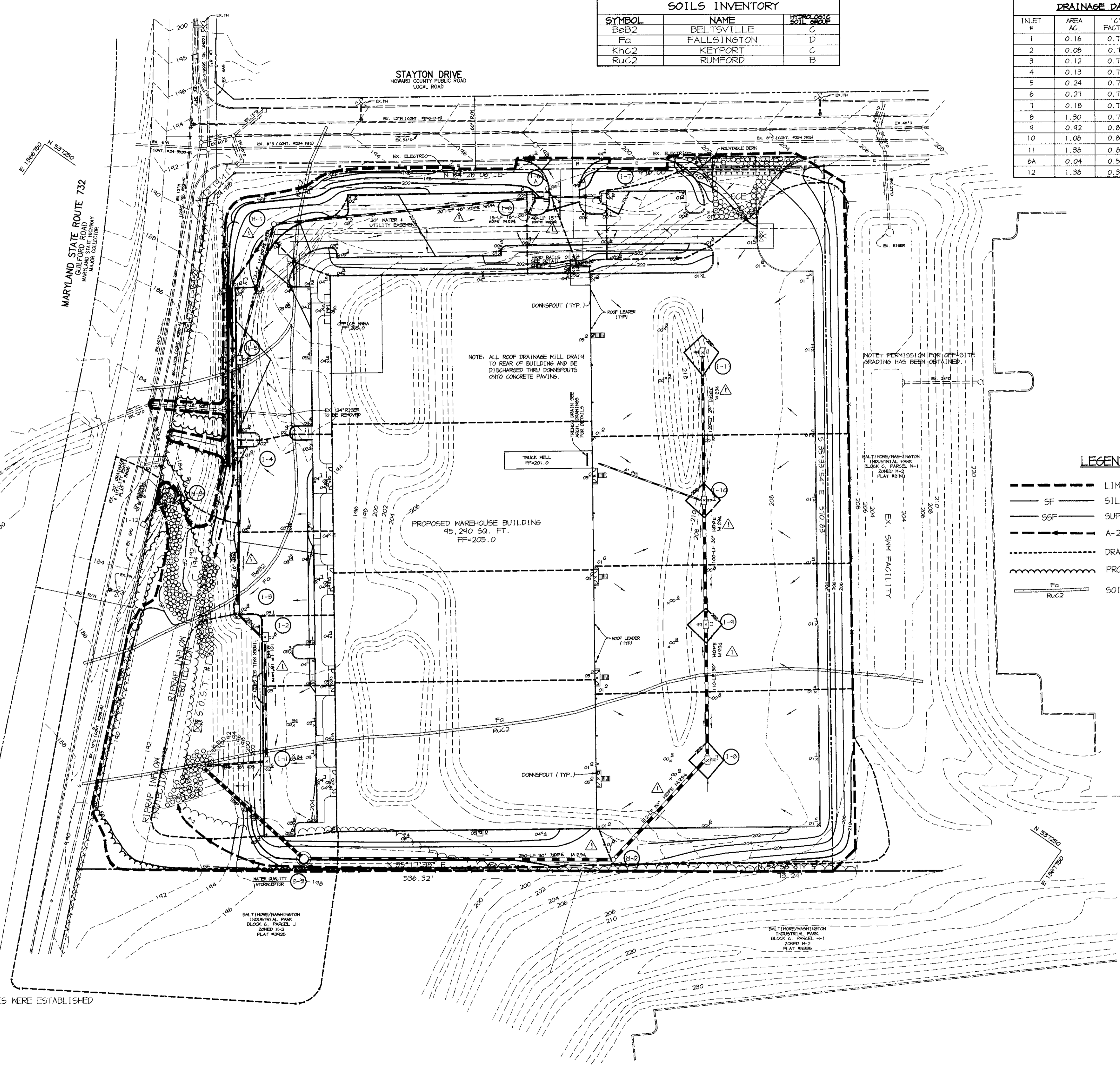
- LEGEND
- P-1 PAVING
 - P-2 PAVING
 - P-3 PAVING
 - CONCRETE SIDEWALK OR CONCRETE TRUCK PAD (SEE DETAIL SHEET 4)
- STD * REV DENOTES TRANSITION FROM STANDARD TO REVERSE CURB AND GUTTER
- 25' POLE SQUARE STEEL W/ (3) 400 MATT FLOODS ON EACH POLE METAL HALIDE
 - 25' POLE SQUARE STEEL 400 MATT SHOEBOX METAL HALIDE

- NOTES:
- ALL LIGHTS TO BE DIRECTED/REFLECTED AWAY FROM ADJACENT PUBLIC ROADS AND RESIDENTIALLY ZONED PROPERTIES, AND BE IN ACCORDANCE WITH SECTION 134 OF THE HOWARD COUNTY ZONING REGULATIONS.
 - ALL CURB RADII ARE 5' UNLESS OTHERWISE LABELED.
 - ALL DIMENSIONS ARE TO FACE OF CURB OR BUILDING UNLESS OTHERWISE SHOWN.
 - V.I.E.R. - VEHICULAR INGRESS AND EGRESS RESTRICTED ONTO MD. ROUTE 732.
 - ALL ON-SITE ROADS ARE PRIVATE.

G. HIGH DENSITY POLYTHYENE PIPE (HDPE) TO CONFORM TO AASHTO - M294 STANDARDS.

| SOILS INVENTORY | | |
|-----------------|-------------|--------------------|
| SYMBOL | NAME | PERCENT IMPERVIOUS |
| BeB2 | BELTSVILLE | C |
| Fa | FALLSINGTON | D |
| KhC2 | KEYPORT | C |
| RuC2 | RUMFORD | B |

| DRAINAGE DATA | | | |
|---------------|----------|------------|--------------------|
| INLET # | AREA AC. | 'C' FACTOR | PERCENT IMPERVIOUS |
| 1 | 0.16 | 0.74 | 87 |
| 2 | 0.08 | 0.71 | 75 |
| 3 | 0.12 | 0.71 | 83 |
| 4 | 0.13 | 0.71 | 85 |
| 5 | 0.24 | 0.74 | 88 |
| 6 | 0.27 | 0.78 | 85 |
| 7 | 0.18 | 0.70 | 72 |
| 8 | 1.30 | 0.76 | 83 |
| 9 | 0.42 | 0.84 | 44 |
| 10 | 1.08 | 0.84 | 44 |
| 11 | 1.38 | 0.85 | 46 |
| 6A | 0.04 | 0.56 | 50 |
| 12 | 1.38 | 0.30 | 4 |



LEGEND

- LIMIT OF DISTURBANCE
- SF — SILT FENCE
- SSF — SUPER SILT FENCE
- A-2 EARTH DIKE
- DRAINAGE DIVIDE
- ~ PROPOSED TREE LINE
- Fa — SOIL DELINEATION
- RuC2 — SOIL DELINEATION

NOTE: ALL ROOF DRAINAGE WILL DRAIN TO REAR OF BUILDING AND BE DISCHARGED THRU DOWNSPOUTS ONTO CONCRETE PAVING.

NOTE: PERMISSION FOR OFF-SITE GRADING HAS BEEN OBTAINED.

NOTE: ALL SEDIMENT CONTROL DEVICES WERE ESTABLISHED UNDER 6P-98-23

BY THE DEVELOPER:
 I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS, 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 SHALL ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

W. J. Higgins 10-7-97
 DEVELOPER DATE

BY THE ENGINEER:
 I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT. I HAVE NOTIFIED THE DEVELOPER THAT HE/SHE MUST ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION.

J. Parekh 10-8-97
 ENGINEER DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

Carol Simmons 10/7/97
 NATURAL RESOURCES CONSERVATION SERVICE DATE

THESE PLANS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

Robert W. Zichem 10/8/97
 HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

James S. Smith 10/7/97
 DIRECTOR DATE

William Dammann 10/10/97
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Richard Blouel 10/12/97
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

12-19-97 REPLACED ASTM C 361 w/ HDPE M-294
 DATE NO. REVISION

OWNER/DEVELOPER
 JOSEPH J. HOCK, INC.
 5500 BELLE GROVE RD.
 BALTIMORE, MARYLAND 21225
 (410) 784-4400

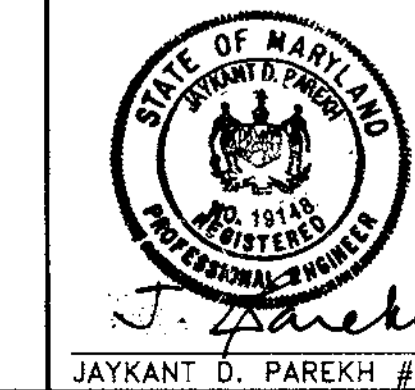
PROJECT
 STAYTON STATION
 A WAREHOUSE BUILDING

AREA
 BALTIMORE/WASHINGTON INDUSTRIAL PARK,
 TAX MAP 48, BLOCKS 1 & T
 6th ELECTION DISTRICT ZONED M-2
 PARCEL P-1

TITLE
 SEDIMENT CONTROL PLAN AND
 DRAINAGE AREA MAP

RIEMER MUEGGE & ASSOCIATES, INC.
 ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
 8818 Centre Park Drive, Columbia, Maryland 21045
 tel 410.997.8900 fax 410.997.9282

10-8-97
 DATE
 DESIGNED BY: CJR
 DRAWN BY: BLW
 PROJECT NO: 97255
 SDP3.DWG
 DATE: OCTOBER 8, 1997
 SCALE: 1"=40'
 DRAWING NO. 3 OF 9



JAYKANT D. PAREKH #19148

TEMPORARY SEEDING NOTES

Apply to graded or cleared areas likely to be redistributed where a short-term 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 - Apply 600 lbs. per acre 10-10-10 fertilizer (14 lbs. per 1000 sq. ft.).

Seeding - For periods March 1 thru April 30 and from August 15 thru November 15, seed with 2-1/2 bushels per acre of annual ryegrass (5.2 lbs. per 1000 sq. ft.)...

Mulching - Apply 1-1/2 to 2 tons per acre (10 to 40 lbs. per 1000 sq. ft.) of unrotted small grain straw immediately after seeding.

Refer to the 1985 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:

- 1) Preferred - Apply 2 tons per acre dolomitic limestone (42 lbs. per 1000 sq. ft.) and 600 lbs. per acre 10-10-10 fertilizer (14 lbs. per 1000 sq. ft.) before seeding.

Seeding - For the period March 1 thru April 30 and from August 1 thru October 15, seed with 60 lbs. per acre (11.4 lbs. per 1000 sq. ft.) of Kentucky 31 Tall Fescue.

- 1) 2 tons per acre of well-anchored mulch straw and seed as soon as possible in the spring.

Mulching - Apply 1-1/2 to 2 tons per acre (10 to 40 lbs. per 1000 sq. ft.) of unrotted small grain straw immediately after seeding.

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

SEDIMENT CONTROL NOTES

- 1. A MINIMUM OF 48 HOURS NOTICE MUST BE GIVEN TO THE HOWARD COUNTY DEPARTMENT OF INSPECTIONS AND PERMITS PRIOR TO THE START OF ANY CONSTRUCTION (313-1855).

21.0 STANDARD 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 vegetative 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

- 1. This practice is limited to areas having 2:1 or flatter slopes where:
a. The texture of the exposed subsoil/parent material is not adequate to produce vegetative growth.
b. 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.

Construction and Material Specifications

1. Topsoil salvaged from the existing site may be used provided that it meets the standards as set forth in these specifications.

2. Topsoil shall be a loam, sandy loam, clay loam, silt loam, silty clay loam, loamy sand. Other soils may be approved by an agronomist or soil scientist and approved by the appropriate approval authority.

3. Topsoil must be free of plants or plant parts such as Bermuda grass, quackgrass, Johnsongrass, nutgrass, poison ivy, thistle, or others as specified.

4. Where 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.

5. For sites having disturbed areas under 5 acres:
I. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization - Section I - Vegetative Stabilization Methods and Materials.

6. For sites having disturbed areas over 5 acres:
I. On soil meeting Topsoil specifications, obtain test results dictating fertilizer and lime amendments needed to bring the soil into compliance with the following:

a. 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.

b. Organic content of topsoil shall be not less than 1.5 percent by weight.

c. Topsoil having soluble salt content greater than 500 parts per million shall not be used.

d. No sod 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.

II. Topsoil substitutes to amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority may be used in lieu of natural topsoil.

III. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization - Section I - Vegetative Stabilization Methods and Materials.

IV. Alternative for Permanent Seeding - Instead of applying the full amounts of lime and commercial fertilizer, composted sludge and amendments may be applied as specified below:

a. Composted Sludge Material for use as a soil conditioner for sites having disturbed areas over 5 acres shall be tested to prescribe amendments and for site having disturbed areas under 5 acres shall conform to the following requirements:

b. Composted sludge shall be supplied by, or originate from, a person or persons that are permitted (at the time of acquisition of the compost) by the Maryland Department of the Environment under COMAR 26.04.06.

c. Composted sludge shall contain at least 1 percent nitrogen, 1.5 percent phosphorus, and 0.2 percent potassium and have a pH of 7.0 to 8.0. If compost does not meet these requirements, the appropriate constituents must be added to meet the requirements prior to use.

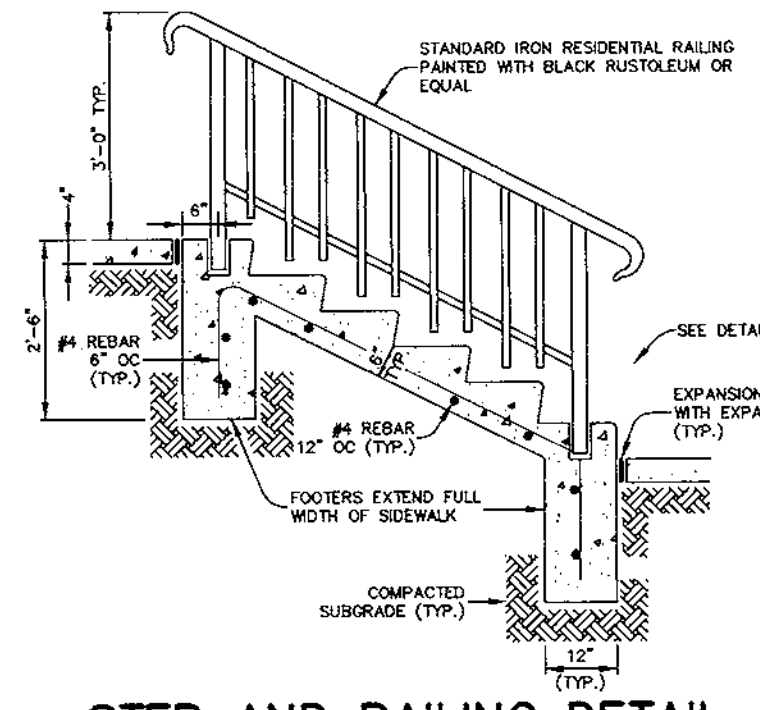
d. Composted sludge shall be applied at a rate of 1 ton/1,000 square feet.

e. Composted sludge shall be amended with a potassium fertilizer applied at the rate of 4 lb/1,000 square feet, and 1/3 the normal lime application rate.

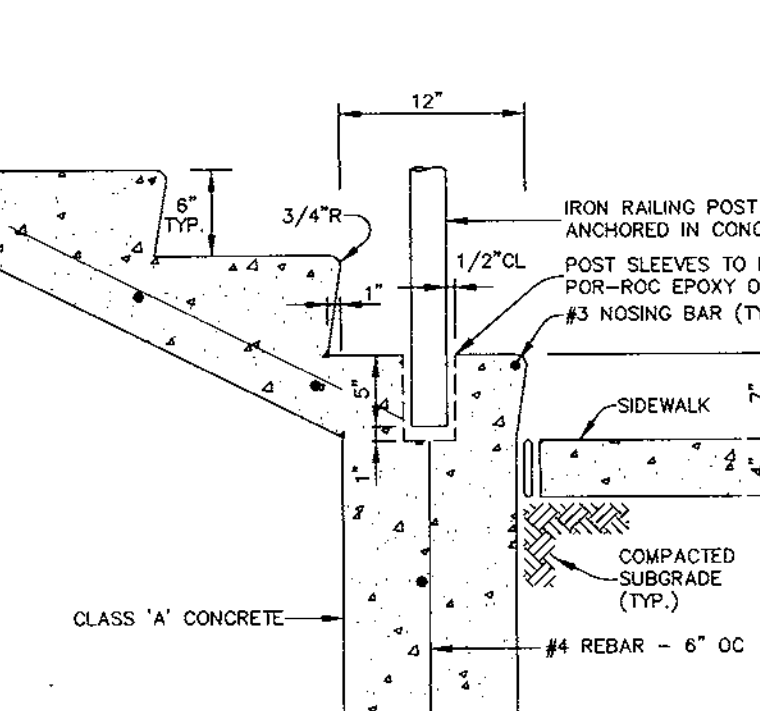
References: Guideline Specifications, Soil Preparation and Sowing, MD-VA, Pub. #1, Cooperative Extension Service, University of Maryland and Virginia Polytechnic Institutes. Revised 1978.

SEQUENCE OF CONSTRUCTION

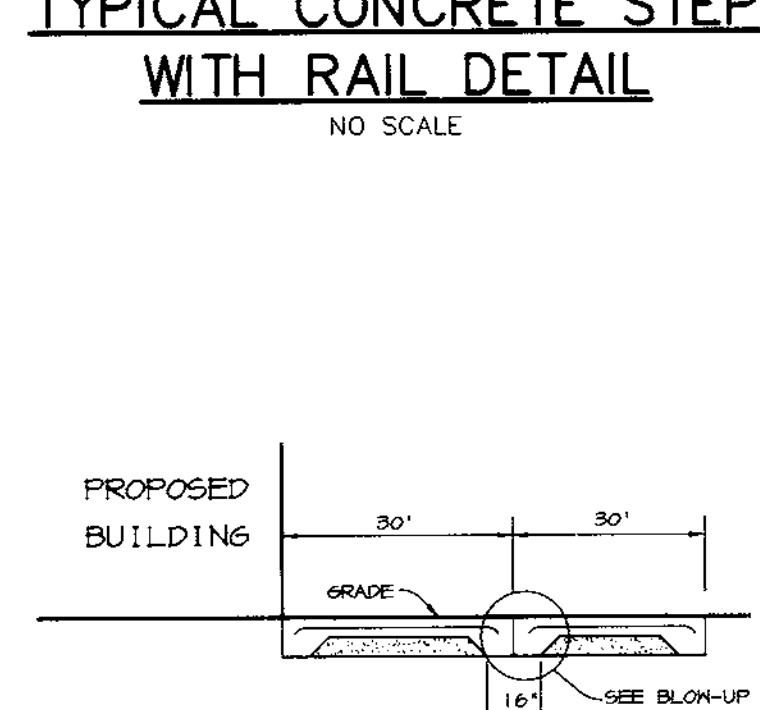
- 1. OBTAIN SITE PLAN GRADING PERMIT.
2. CONTRACTOR TO ENSURE THAT EXISTING CONTROLS PER 6P-48-23 ARE FUNCTIONING (1 DAY)
3. OBTAIN BUILDING PERMIT AND BEGIN BUILDING CONSTRUCTION.
4. UPON APPROVAL OF HOWARD COUNTY DILP SEDIMENT CONTROL INSPECTOR, CONVERT SEDIMENT TRAP TO SPMF IN THE FOLLOWING STEPS:



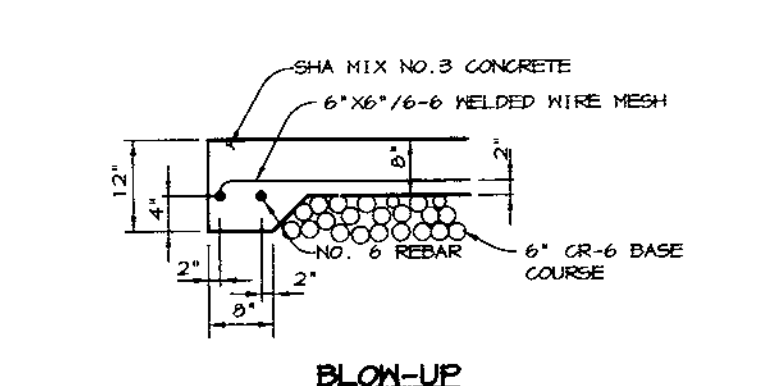
STEP AND RAILING DETAIL



TYPICAL CONCRETE STEP WITH RAIL DETAIL

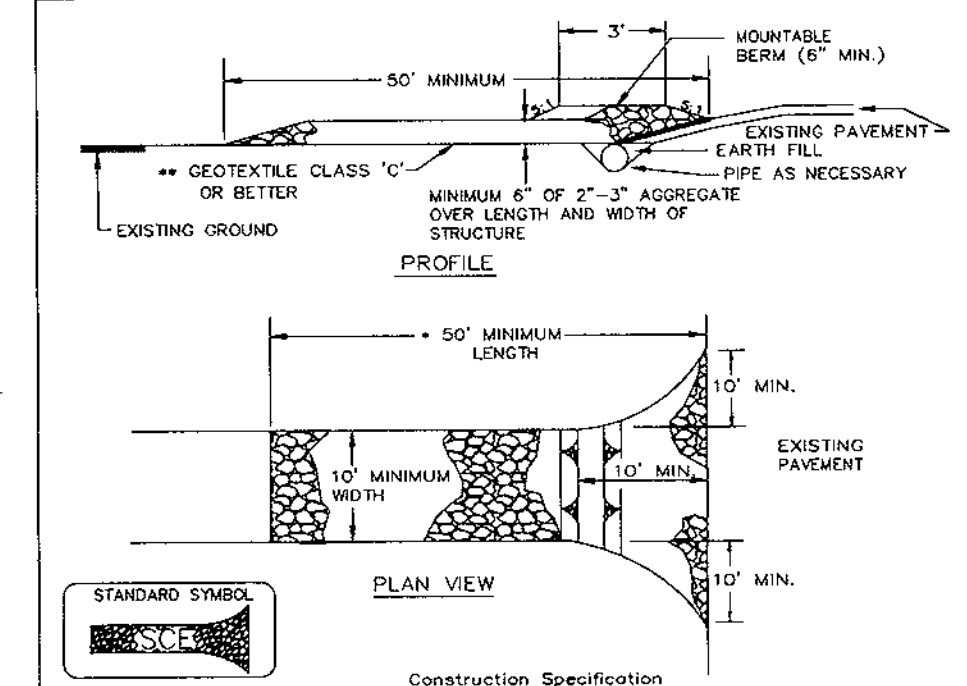


CONCRETE PAD FOR LOADING AREA



TIMBER RAIL DETAIL

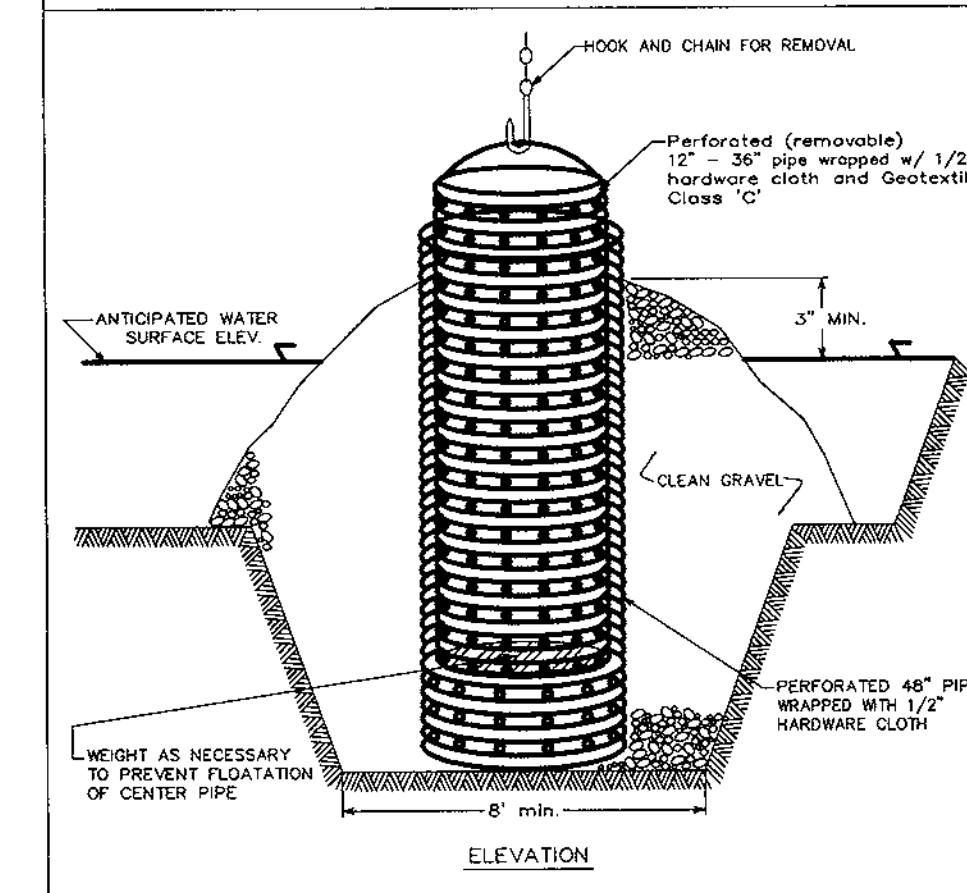
DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE



DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE

- 1. Length - minimum of 50' (+30' for single residence lot)
2. Width - 10' minimum, should be flared at the existing road to provide a turning radius.
3. Geotextile fabric (filter cloth) shall be placed over the existing ground prior to placing stone.

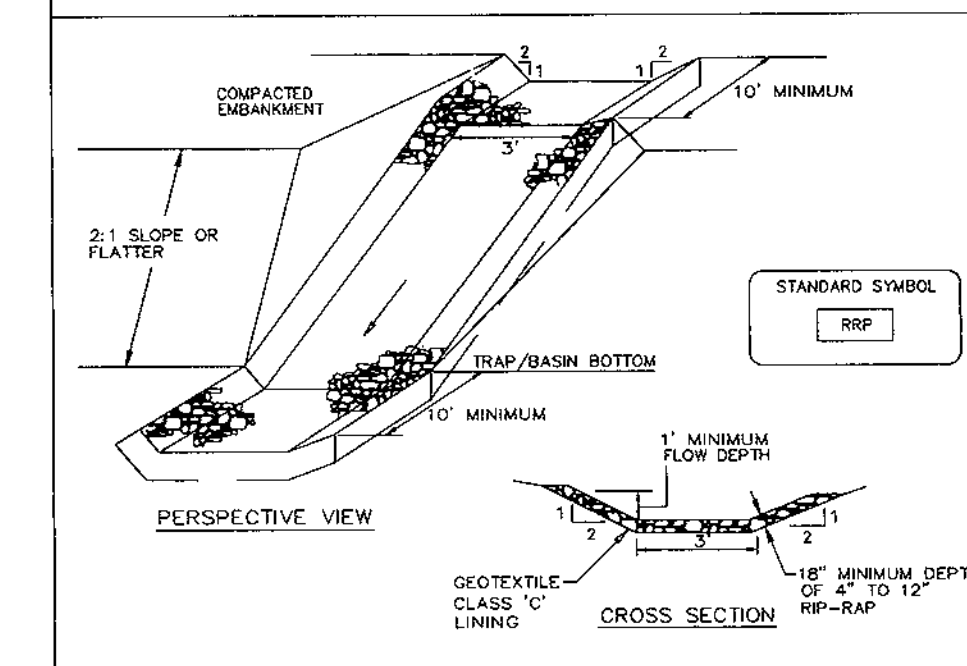
DETAIL 20A - REMOVABLE PUMPING STATION



DETAIL 20A - REMOVABLE PUMPING STATION

- 1. The outer pipe should be 48\"/>

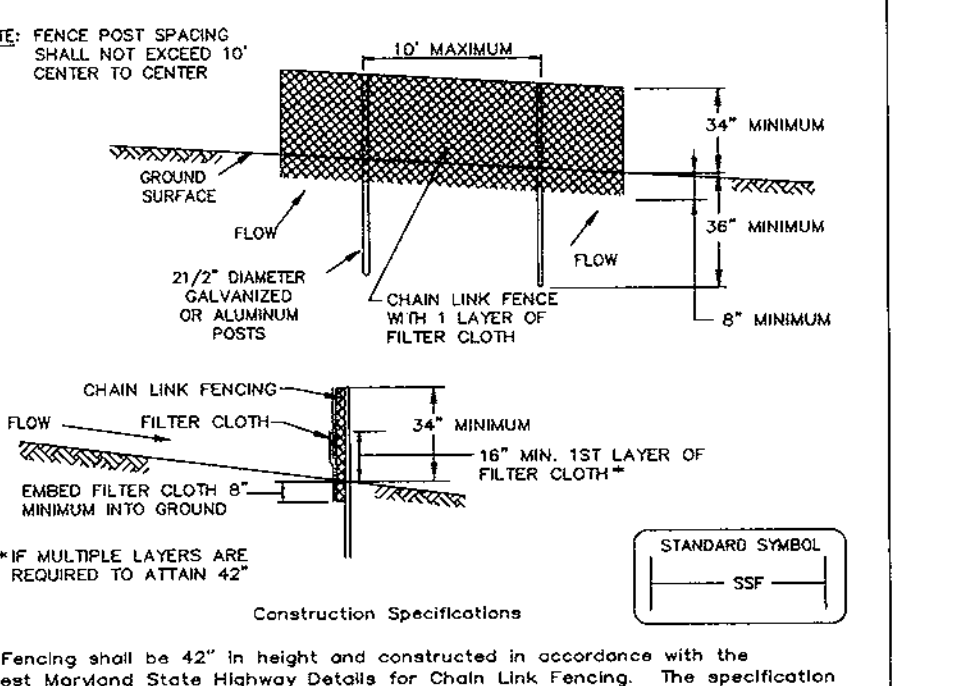
DETAIL 5 - RIP-RAP INFLOW PROTECTION



DETAIL 5 - RIP-RAP INFLOW PROTECTION

- 1. Rip-rap lined inflow channels shall be 1' in depth, have a trapezoidal cross section with 2:1 or flatter side slopes and 3' (min.) bottom width. The channel shall be lined with 4\"/>

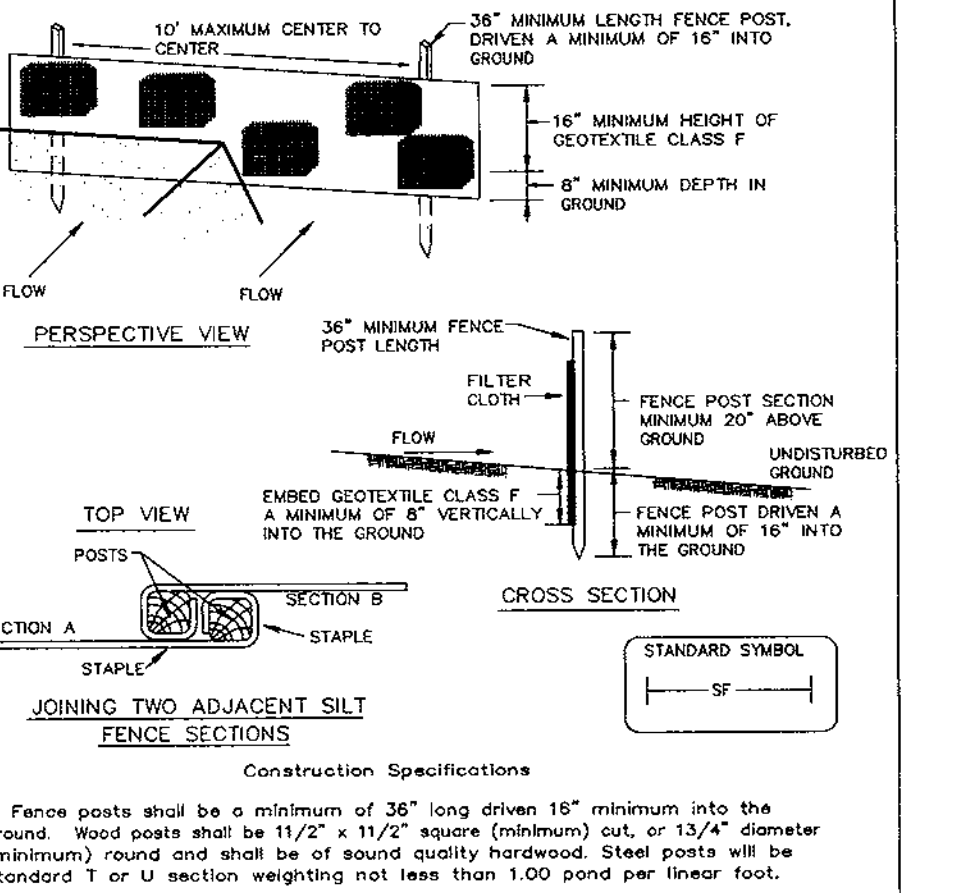
DETAIL 33 - SUPER SILT FENCE



DETAIL 33 - SUPER SILT FENCE

- 1. Fencing shall be 42\"/>

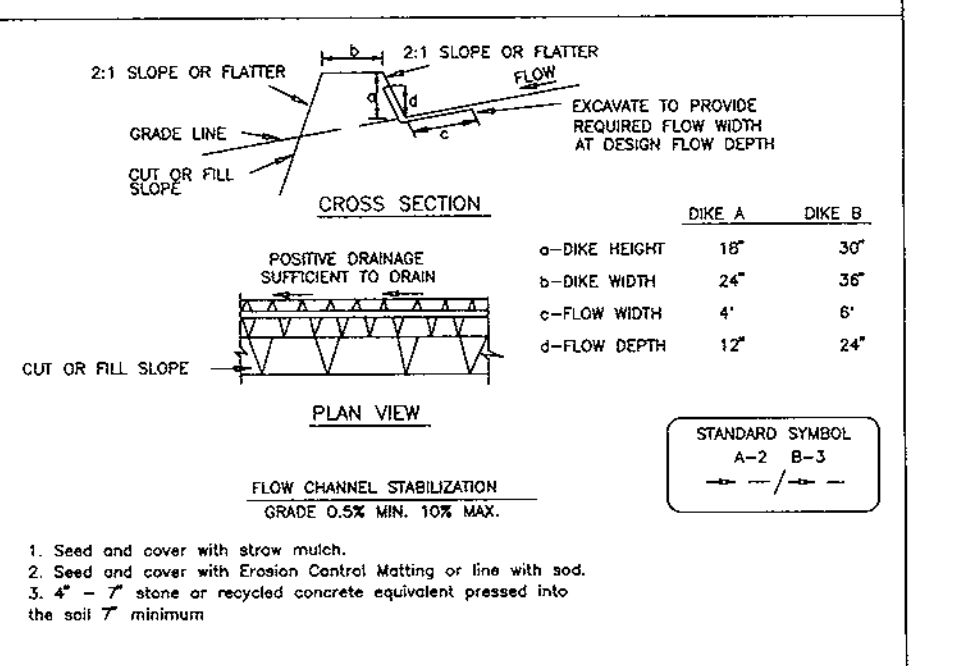
DETAIL 22 - SILT FENCE



DETAIL 22 - SILT FENCE

- 1. Fence posts shall be a minimum of 28\"/>

DETAIL 1 - EARTH DIKE



DETAIL 1 - EARTH DIKE

- 1. Seed and cover with straw mulch.
2. Seed and cover with Erosion Control Matting or fine with sod.
3. 4\"/>

BY THE DEVELOPER: I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS, 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.

DEVELOPER: J. Parekh 10-7-97 DATE

BY THE ENGINEER: I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS.

ENGINEER: J. Parekh 10.8.97 DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

CHIEF, DIVISION OF LAND DEVELOPMENT: Robert W. Zidman 10/15/97 DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING. Director: Robert W. Zidman 10/15/97 DATE

CHIEF, DEVELOPMENT ENGINEERING DIVISION: Robert W. Zidman 10/15/97 DATE

CHIEF, DIVISION OF LAND DEVELOPMENT: Richard B. Lussell 10/12/97 DATE

OWNER/DEVELOPER: JOSEPH J. HOCK, INC. 5500 BELLE GROVE RD. BALTIMORE, MARYLAND 21225 (410) 789-4400

PROJECT: STAYTON STATION A WAREHOUSE BUILDING

AREA: BALTIMORE/WASHINGTON INDUSTRIAL PARK, TAX MAP 48, BLOCKS 1 & 7 6th ELECTION DISTRICT ZONED M-2 PARCEL P-1

TITLE: NOTES AND DETAILS

RIEMER MUEGG & ASSOCIATES, INC. ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING 8818 Centre Park Drive, Columbia, Maryland 21045 tel 410.997.8900 fax 410.997.9282

DATE: 10.8.97

DESIGNED BY: CJR

DRAWN BY: BLW

PROJECT NO.: 97255 SDPA.DWG

DATE: OCTOBER 8, 1997

SCALE: AS SHOWN

DRAWING NO.: 4 OF 9

JAYKANT D. PAREKH #19148

MD-378 STANDARDS AND SPECIFICATIONS

SPECIFICATIONS
These specifications are appropriate to all ponds within the scope of the Standard for practice MD-378. All references to ASTM and AASHTO specifications apply to the most recent version.

SITE PREPARATION
Areas designated for borrow areas, embankment, and structural works shall be cleared, grubbed and stripped of topsoil. All trees, vegetation, roots and other objectionable material shall be removed. Channel banks and sharp breaks shall be sloped to no steeper than 1:1.

Areas to be covered by the reservoir will be cleared of all trees, brush, logs, stumps, rocks and other objectionable material unless otherwise designated on the plans. Trees, brush and stumps shall be cut approximately level with the ground surface. For dry stormwater management ponds, a minimum of a 50 foot radius around the inlet structure shall be cleared.

All cleared and grubbed material shall be disposed of outside and below the limits of the dam and reservoir as directed by the owner or his representative. When specified, a sufficient quantity of topsoil will be stockpiled in a suitable location for use on the embankment and other designated areas.

EARTH FILL
Material - The fill material shall be taken from approved designated borrow areas. It shall be free of roots, stumps, wood, rubbish, stones greater than 6" frozen or other objectionable material. Fill material for the center of the embankment and cut off trench shall conform to Unified Soil Classification GC, SC, CH, or CL. Consideration may be given to the use of other materials in the embankment if design and construction are supervised by a geotechnical engineer.

Placement - Areas on which fill is to be placed shall be scarified prior to placement of fill. Fill materials shall be placed in maximum 8-inch thick (before compaction) layers which are to be continuous over the entire length of the fill. The most permeable borrow material shall be placed in the downstream portions of the embankment. The principal spillway must be installed concurrently with fill placement and not excavated into the embankment.

Compaction - The movement of the hauling and spreading equipment over the fill shall be controlled so that the surface of each lift shall be traversed by not less than one tread track of the equipment or compaction shall be achieved by a minimum of four complete passes of a sheepsfoot, rubber tire or vibratory roller. Fill materials shall contain sufficient moisture such that the required degree of compaction will be obtained with the equipment used. The fill material shall contain sufficient moisture to form into a ball it will not crumble yet not be so wet that water can be squeezed out.

Where a minimum required density is specified, it shall not be less than 95% of maximum dry density with a moisture content within +/- 2% of the optimum. Each layer of fill shall be compacted as necessary to obtain that density, and is to be certified by the Engineer at the time of construction. All compaction is to be determined by AASHTO Method T-99.

Cutoff Trench - The cutoff trench shall be excavated into impervious material along or parallel to the centerline of the embankment as shown on the plans. The bottom width of the trench shall be governed by the equipment used for excavation, with the minimum width being four feet. The depth shall be at least four feet below existing grade or as shown on the plans. The side slopes of the trench shall be 1 to 1 or flatter.

The back fill shall be compacted with construction equipment, rollers, or hand tampers to ensure maximum density and minimum permeability.

STRUCTURE BACKFILL
Backfill adjacent to pipes or structures shall be of the type and quality conforming to that specified for the adjoining fill material. The fill shall be placed in horizontal layers not to exceed four inches in thickness and compacted by hand tampers or other manually directed compaction equipment. The material needs to fill completely all spaces under and adjacent to the pipe. At no time during the backfilling operation shall driven equipment be allowed to operate closer than four feet, measured horizontally, to any part of a structure. Under no circumstances shall equipment be driven over any part of a concrete structure or pipe, unless there is a compacted fill of 24" or greater over the structure or pipe.

PIPE CONDUITS
All pipes shall be circular in cross section.

Reinforced Concrete Pipe - All of the following criteria shall apply for reinforced concrete pipe:
1. Materials - Reinforced concrete pipe shall have bell and spigot joints with rubber gaskets and shall equal or exceed ASTM Designation C-351.
2. Bedding - All reinforced concrete pipe conduits shall be laid in a concrete bedding for their entire length. This bedding shall consist of high slump concrete placed under the pipe and up the side of the pipe at least 10% of its outside diameter with a minimum thickness of 3 inches, or as shown on the drawings.
3. Laying pipe - Bell and spigot pipe shall be placed with the bell end upstream. Joints shall be made in accordance with recommendations of the manufacturer of the material. After the joints are sealed for the entire line, the bedding shall be placed so that all spaces under the pipe are filled. Care shall be exercised to prevent any deviation from the original line and grade of the pipe. The first joint must be located within 2 feet from the riser.
4. Backfilling shall conform to Structure Backfill.
5. Other details (anti-seep collars, valves, etc.) shall be as shown on the drawings.

Polyvinyl Chloride (PVC) Pipe - All of the following criteria shall apply for polyvinyl chloride (PVC) pipe:
1. Materials - PVC pipe shall be PVC-1120 or PVC-1220 conforming to ASTM D-1785 or ASTM D-2241.
2. Joints and connections to anti-seep collars shall be completely watertight.
3. Bedding - The pipe shall be firmly and uniformly bedded throughout its entire length. Where rock or soft, spongy or other unstable soil is encountered, all such material shall be removed and replaced with suitable earth compacted to provide adequate support.
4. Backfilling shall conform to Structure Backfill.
5. Other details (anti-seep collars, valves, etc.) shall be as shown on the drawings.

CONCRETE
Concrete shall meet the requirements of Maryland Department of Transportation, State Highway Administration Standard Specifications for Construction and Materials, Section 608, Mix No. 3.

ROCK RIPRAP
Rock riprap shall meet the requirements of Maryland Department of Transportation State Highway Administration Standard Specifications for construction and Materials, Section 608, Mix No. 3.

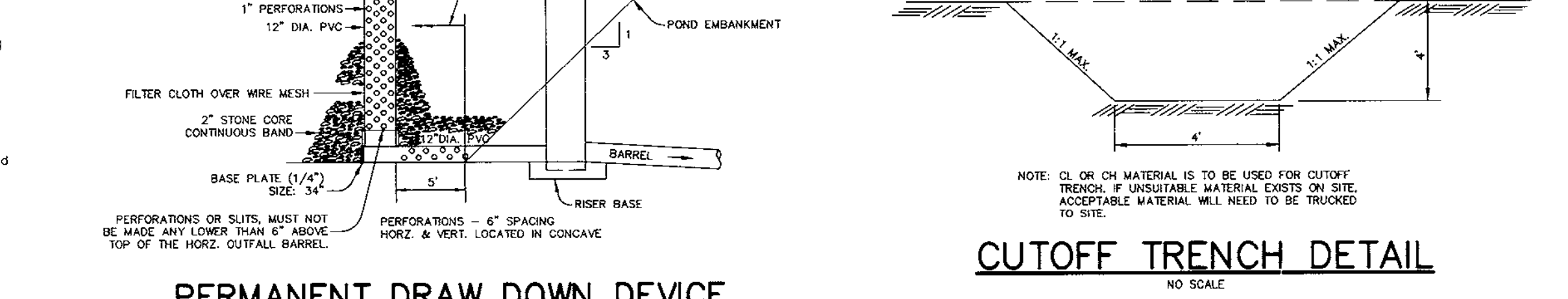
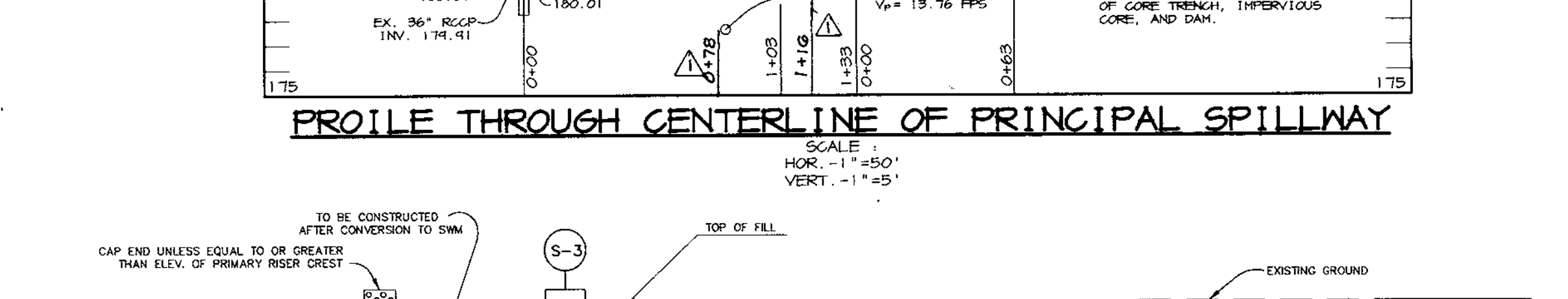
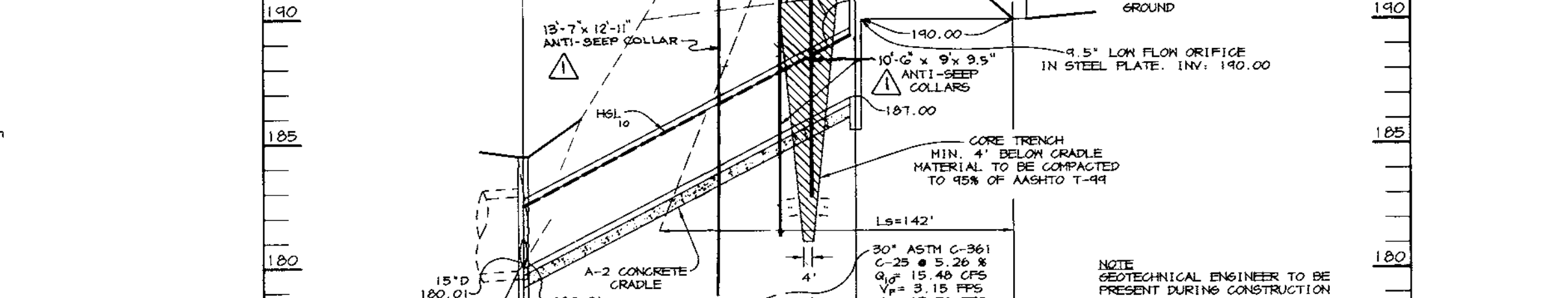
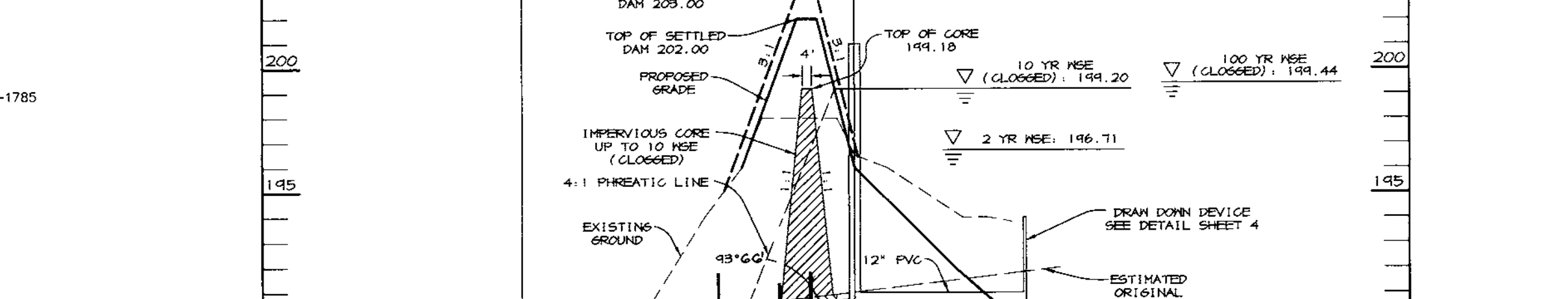
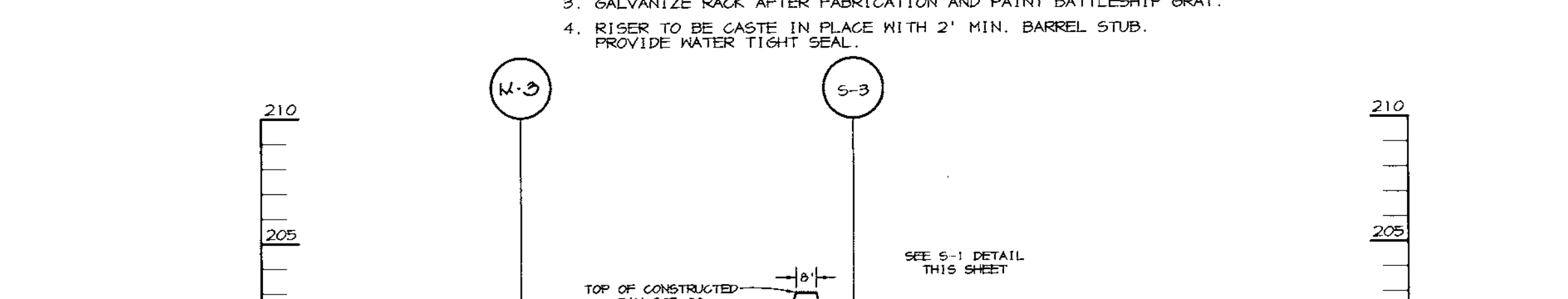
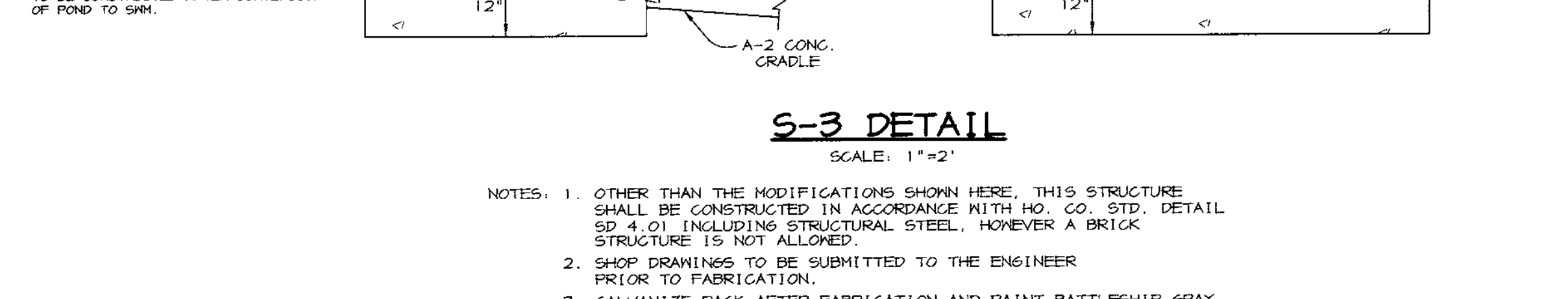
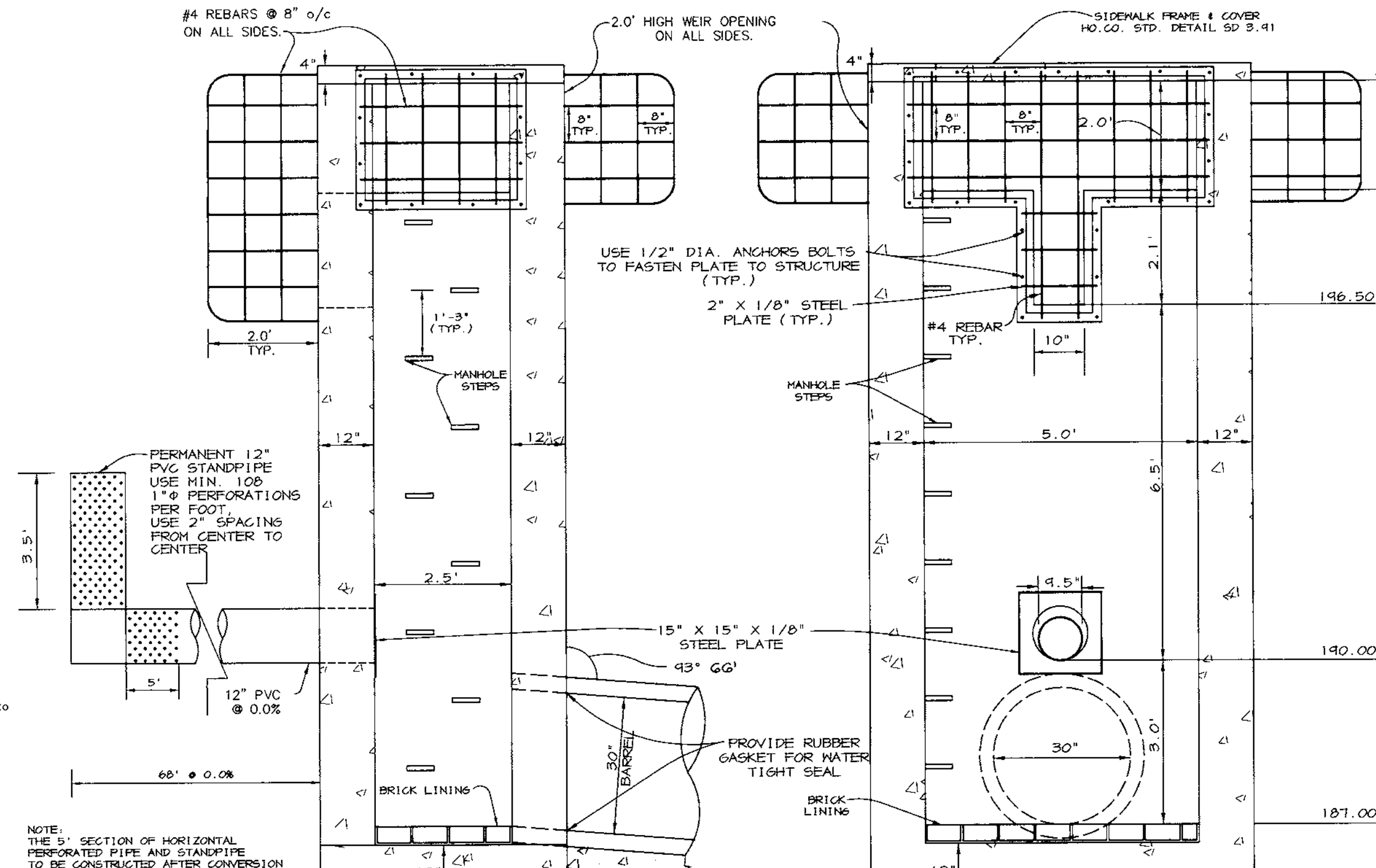
The riprap shall be placed to the required thickness in one operation. The rock shall be delivered and placed in a manner that will insure the riprap in place shall be reasonably homogeneous with the larger rocks uniformly distributed and firmly in contact one to another with the smaller rocks filling the voids between the larger rocks. Filter cloth shall be placed under all riprap and shall meet the requirements of Maryland Department of Transportation, State Highway Administration Standard Specifications for Construction and Materials, Section 919.12.

CARE OF WATER DURING CONSTRUCTION
All work on permanent structures shall be carried out in areas free from water. The Contractor shall construct and maintain all temporary dikes, levees, cofferdams, drainage channels, and stream diversions necessary to protect the areas to be occupied by the permanent works. The contractor shall also furnish, install, operate, and maintain all necessary pumping and other equipment required for removal of water from the various parts of the work and for maintaining the excavations, foundation, and other parts of the work free from water as required or directed by the engineer for constructing each part of the work. After having served their purpose, all temporary protective works shall be removed or leveled and graded to the extent required to prevent obstruction in any degree whatsoever of the flow of water to the spillway or outlet works and so as not to interfere in any way with the operation or maintenance of the structure. Stream diversions shall be maintained until the full flow can be passed through the permanent works. The removal of water from the required excavation and the foundation shall be accomplished in a manner and to the extent that will maintain stability of the excavated slopes and bottom of required excavations and will allow satisfactory performance of all construction operations. During the placing and compacting of material in required excavations, the water level at the locations being refilled shall be maintained below the bottom of the excavation at such locations which may require draining the water to pumps from which the water shall be pumped.

STABILIZATION
All borrow areas shall be graded to provide proper drainage and left in a slightly concave condition. All exposed surfaces of the embankment, spillway, spoil and borrow areas, and berms shall be stabilized by seeding, liming, fertilizing and mulching in accordance with the Maryland Soil Conservation Service Standards and Specifications for Critical Area Planting (MD-342) or as shown on the accompanying drawings.

EROSION AND SEDIMENT CONTROL
Construction operations will be carried out in such a manner that erosion will be controlled and water and air pollution minimized. State and local laws concerning pollution abatement will be followed. Construction plans shall detail erosion and sediment control measures to be employed during the construction process.

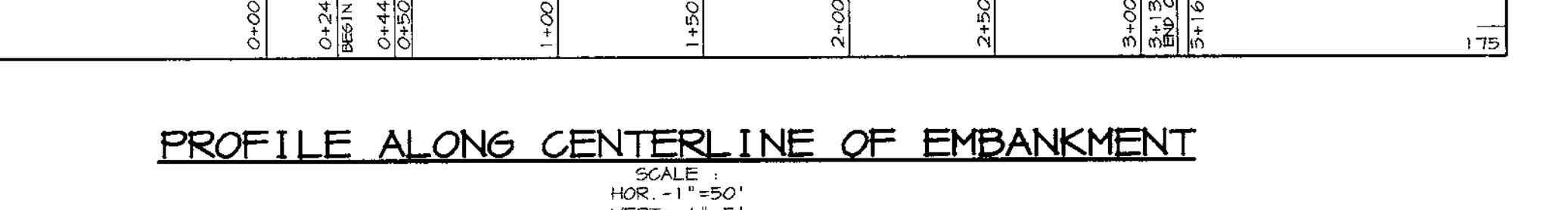
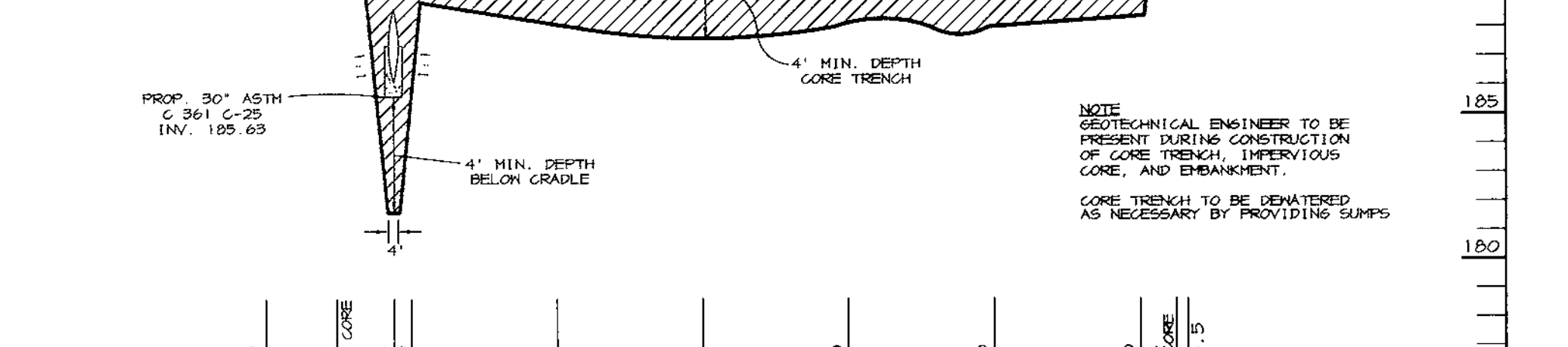
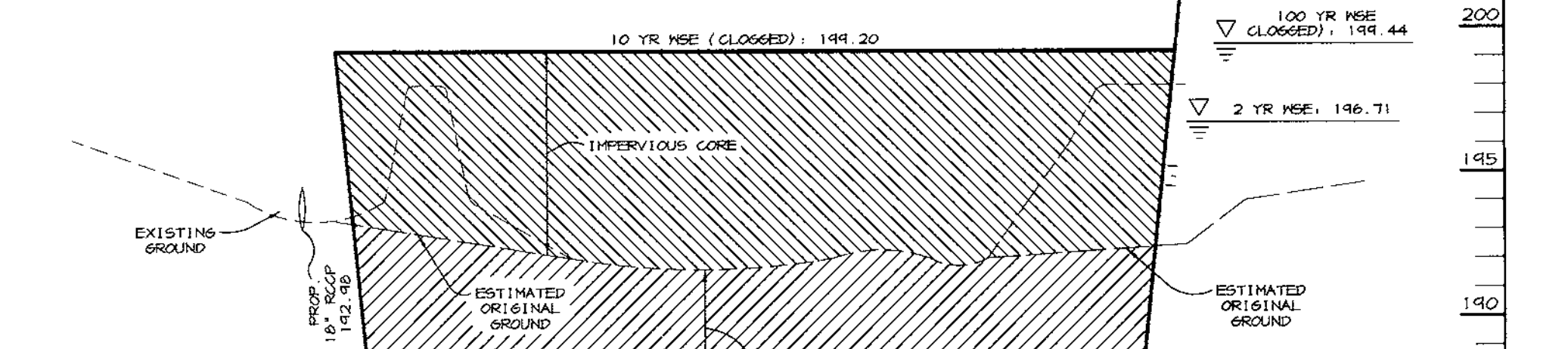
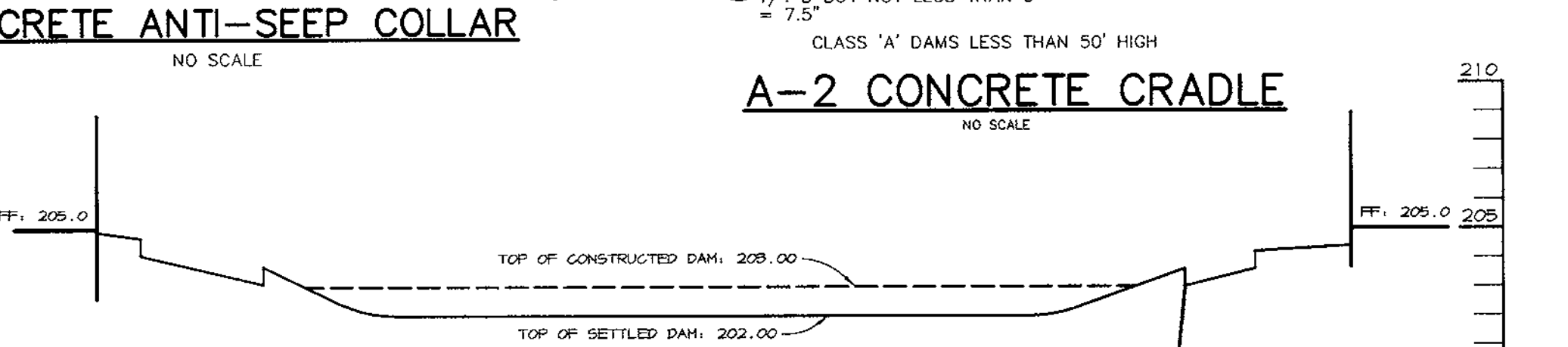
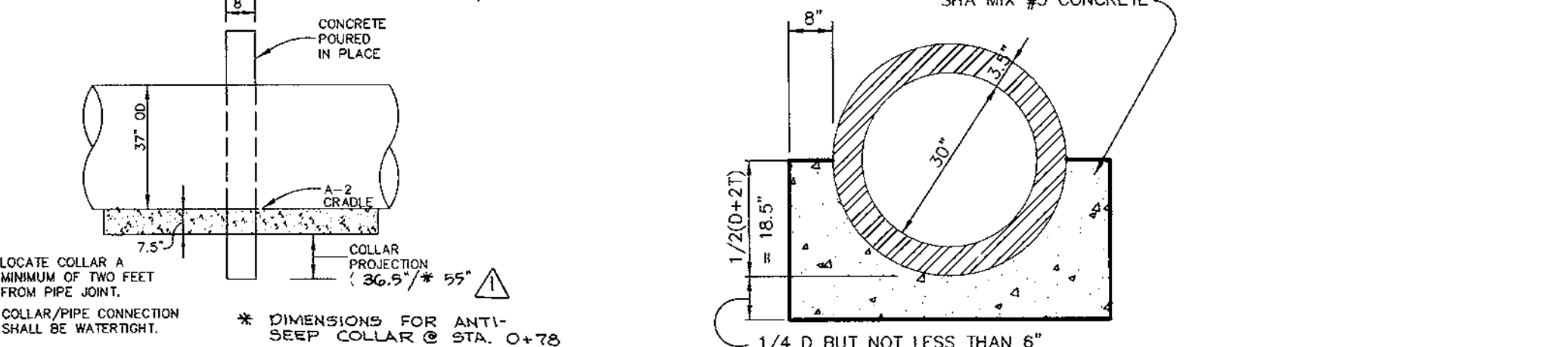
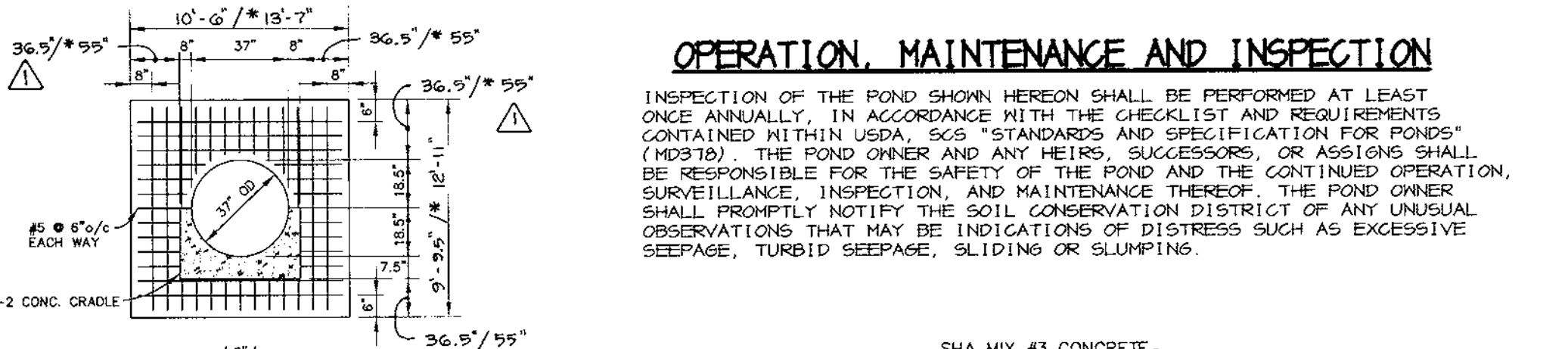
Refer to the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for rate and methods not covered.



STRUCTURE SCHEDULE

| STRUCTURE | TYPE | LOCATION | INV. IN | INV. OUT | TOP | REMARKS |
|-----------|---------------------------------|-----------------------------|---------|----------|---------------------|--|
| I-1 | DOUBLE 5' CORR. INV. RET. GRATE | N 536,941.04 E 1,367,180.78 | 192.26 | 192.16 | 203.08 | HOCO STD. DETAIL SD 4.34, SD 4.43 |
| I-2 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,023.16 E 1,367,122.06 | 192.86 | 192.76 | 203.98 | HOCO STD. DETAIL SD 4.34, SD 4.43 |
| I-3 | A-5 | N 537,031.56 E 1,367,043.42 | 193.12 | 193.02 | 202.88 | HOCO STD. DETAIL SD 4.01 |
| I-4 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,133.85 E 1,367,020.78 | 193.85 | 193.75 | 201.48 | HOCO STD. DETAIL SD 4.34, SD 4.43 |
| I-5 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,145.06 E 1,366,977.02 | 194.32 | 194.22 | 201.98 | HOCO STD. DETAIL SD 4.34, SD 4.43 |
| I-6 | A-5 | N 537,436.25 E 1,367,044.27 | 196.26 | 196.01 | 200.98 | HOCO STD. DETAIL SD 4.01 |
| I-7 | A-5 | N 537,472.43 E 1,367,148.31 | - | 196.78 | 200.08 | HOCO STD. DETAIL SD 4.01 |
| I-8 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,146.42 E 1,367,473.87 | 193.00 | 192.90 | 199.70 | HOCO STD. DETAIL SD 4.23, SD 4.43, 3.5' INSIDE WIDTH |
| I-9 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,236.40 E 1,367,404.84 | 193.65 | 193.55 | 199.70 | HOCO STD. DETAIL SD 4.23, SD 4.43, 3.5' INSIDE WIDTH |
| I-10 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,317.56 E 1,367,351.52 | 194.65 | 194.15 | 199.70 | HOCO STD. DETAIL SD 4.23, SD 4.43, 3.5' INSIDE WIDTH |
| I-11 | DOUBLE 5' CORR. INV. RET. GRATE | N 537,415.36 E 1,367,281.44 | - | 195.25 | 199.70 | HOCO STD. DETAIL SD 4.23, SD 4.43 |
| I-6A | A-5 | N 537,447.81 E 1,367,108.76 | 196.55 | 196.30 | 200.00 | HOCO STD. DETAIL SD 4.01 |
| I-12 | D | N 537,042.86 E 1,367,991.43 | - | 180.17 | 183.0 | HOCO STD. DETAIL SD 4.34 |
| M-1 | 4' MH | N 537,302.75 E 1,366,938.94 | 194.48 | 194.88 | 203.9 | HOCO STD. DETAIL G 5.12 |
| M-2 | 5' MH | N 537,037.12 E 1,367,457.74 | 192.34 | 192.24 | 201.00 | HOCO STD. DETAIL G 5.13 |
| M-3 | 5' MH | N 537,075.05 E 1,366,890.44 | 180.01 | 179.91 | 184.5 | HOCO STD. DETAIL G 5.13 |
| S-1 | 1800 GAL. | N 536,923.84 E 1,367,185.74 | 192.08 | 191.48 | 203.00 | STORMCEPTOR |
| S-2 | 4800 GAL. | N 536,844.75 E 1,367,252.24 | 190.99 | 190.89 | 200.00 | STORMCEPTOR |
| S-3 | CONTROL STRUCTURE | N 536,944.60 E 1,367,046.14 | - | - | - | SEE DETAIL THIS SHEET |
| SMH-1 | TYPE B DROP MH | N 537,124.23 E 1,367,003.04 | 189.00 | 182.80 | 18" ABOVE EX. GRADE | HOCO STD. DETAIL S 1.32 |
| SMH-2 | 4' MH | N 537,071.66 E 1,367,054.53 | 190.71 | 190.61 | 203.50 | HOCO STD. DETAIL G 5.12 |
| SMH-3 | 4' MH | N 537,105.94 E 1,367,124.80 | - | 194.00 | 204.90 | HOCO STD. DETAIL G 5.12 |
| HN-1 | | | | | | SEE HN-1 DETAIL SHEET 7 |

NOTES: LOCATION IS AT CENTER OF THROAT OPENING AT FACE OF CURB FOR INLETS.
TOP ELEVATION IS TOP OF CURB/GRATE/RIM
FOR MH-1 AND STORMCEPTOR DETAILS SEE SHEET 7
ALL INLETS ARE MIN. WIDTH UNLESS OTHERWISE NOTED IN THE REMARKS ABOVE.



BY THE DEVELOPER:
I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS, 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 SHALL ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

J. Farrell 10-7-97
DEVELOPER DATE

BY THE ENGINEER:
I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT. I HAVE NOTIFIED THE DEVELOPER THAT HE/SHE MUST ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION.

J. Farrell 10-8-97
ENGINEER DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

Kevin Simmons 10/1/97
NATURAL RESOURCES CONSERVATION SERVICE DATE

THESE PLANS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

Robert W. Zuhm 10/1/97
HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

James S. Satter 10/1/97
DIRECTOR DATE

Richard Blum 10/10/97
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Richard Blum 10/12/97
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

12-19-97: ADDED ANTI-SEEP COLLAR @ STA. 1+16 - MODIFIED SIZE OF PREVIOUSLY CALLED FOR COLLARS.

DATE NO. REVISION

OWNER/DEVELOPER
JOSEPH J. HOCK, INC.
5500 BELLE GROVE RD.
BALTIMORE, MARYLAND 21225
(410) 784-4400

PROJECT: STAYTON STATION
A WAREHOUSE BUILDING

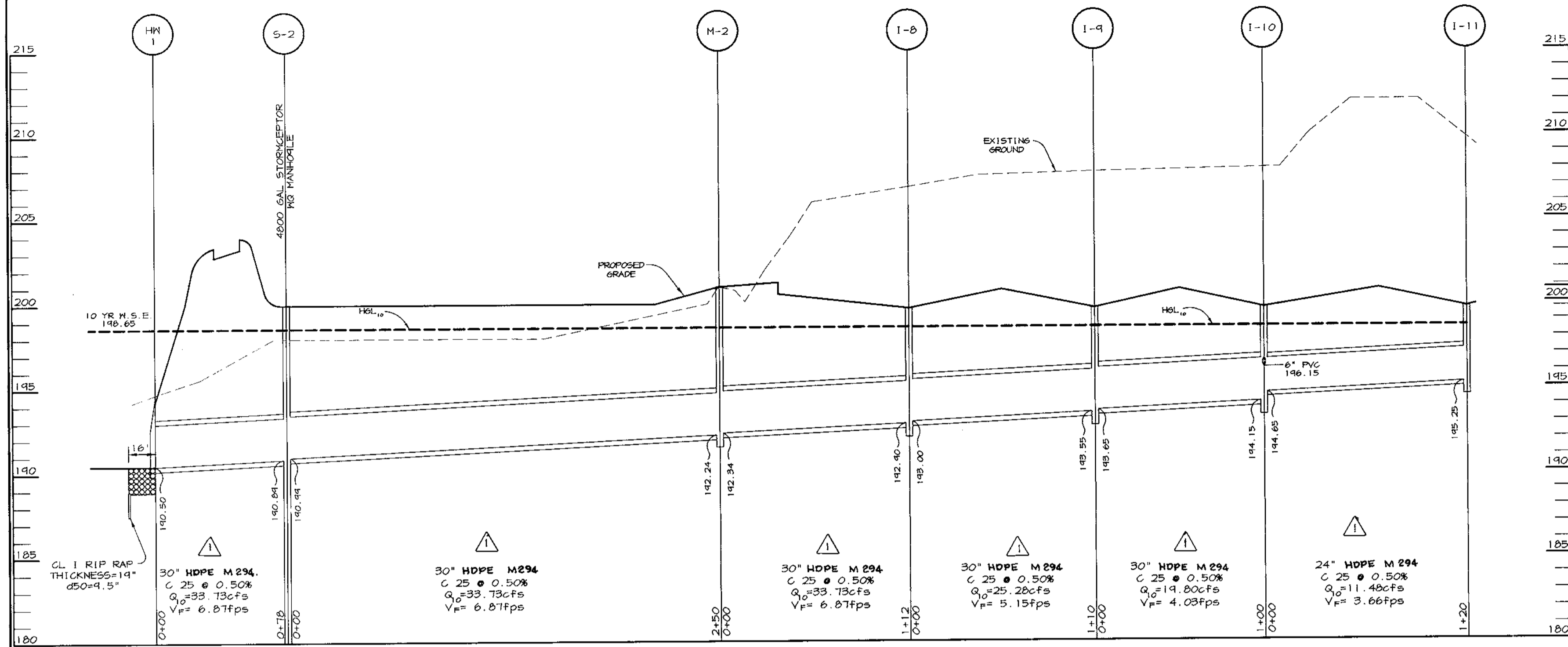
AREA: BALTIMORE/WASHINGTON INDUSTRIAL PARK,
TAX MAP 48, BLOCKS 147
6th ELECTION DISTRICT ZONED M-2
PARCEL P-1

TITLE: NOTES AND DETAILS

RIEMER MUEGGE & ASSOCIATES, INC.
ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
8818 Centre Park Drive, Columbia, Maryland 21045
tel 410.997.8900 fax 410.997.9282

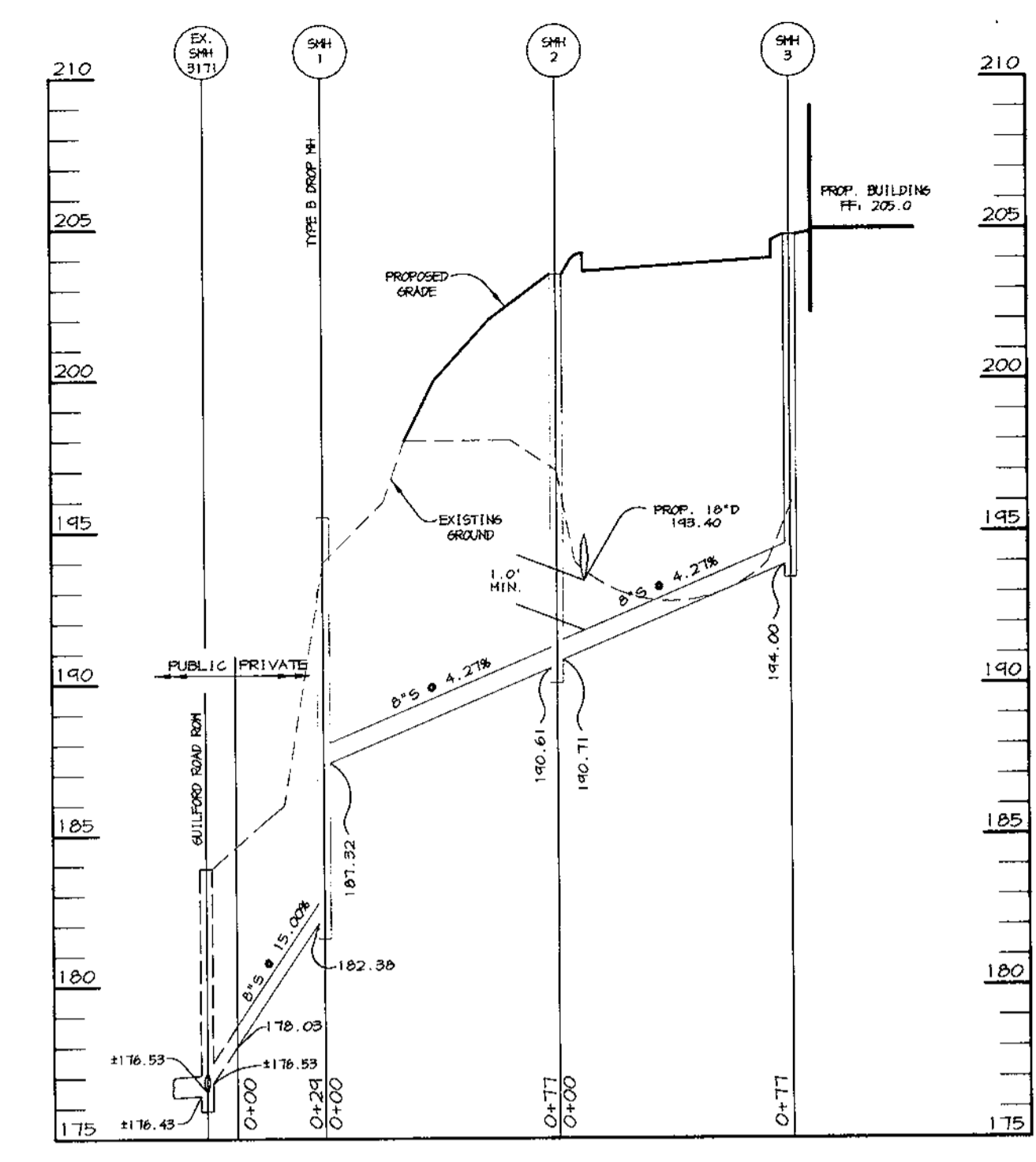
10-8-97
DATE

DESIGNED BY: CJR
DRAWN BY: BLW
PROJECT NO.: 97255
SDP5.DWG
DATE: OCTOBER 8, 1997
SCALE: AS SHOWN
DRAWING NO. 5 OF 9



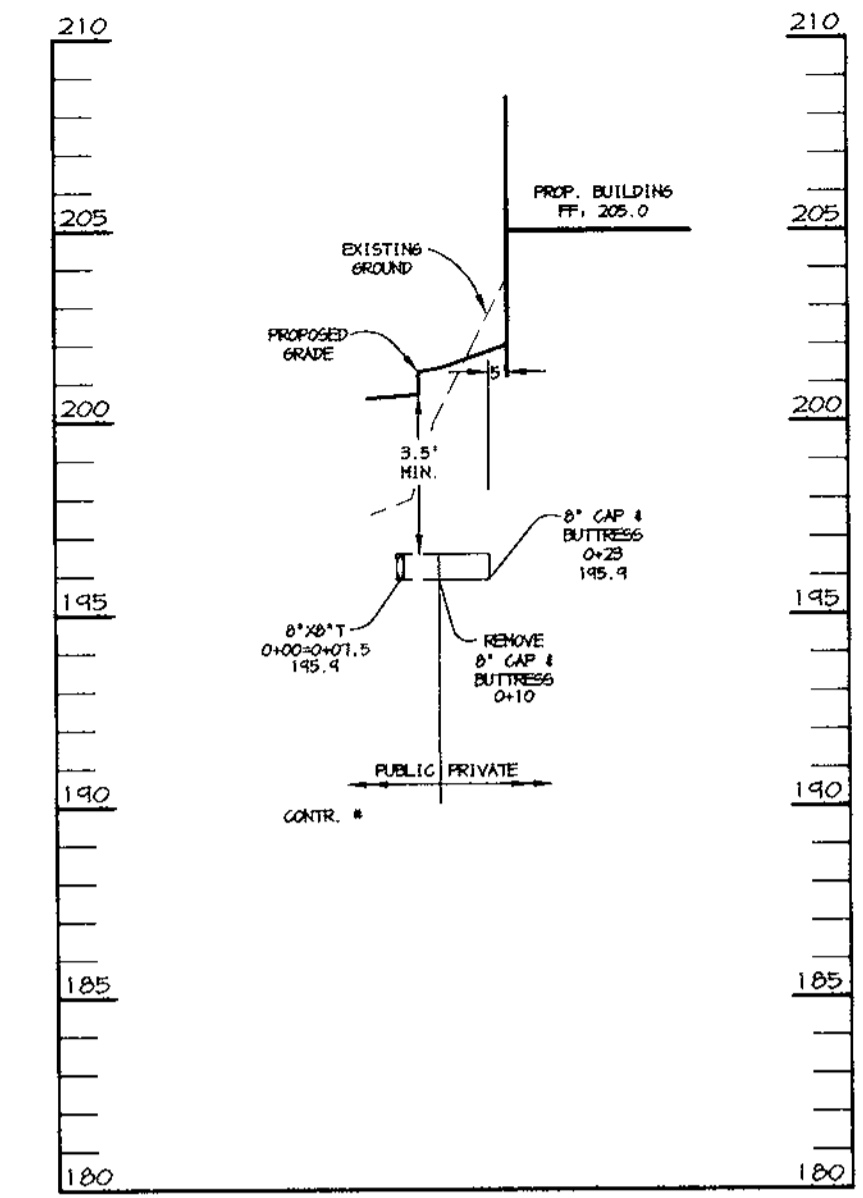
STORM DRAIN PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'



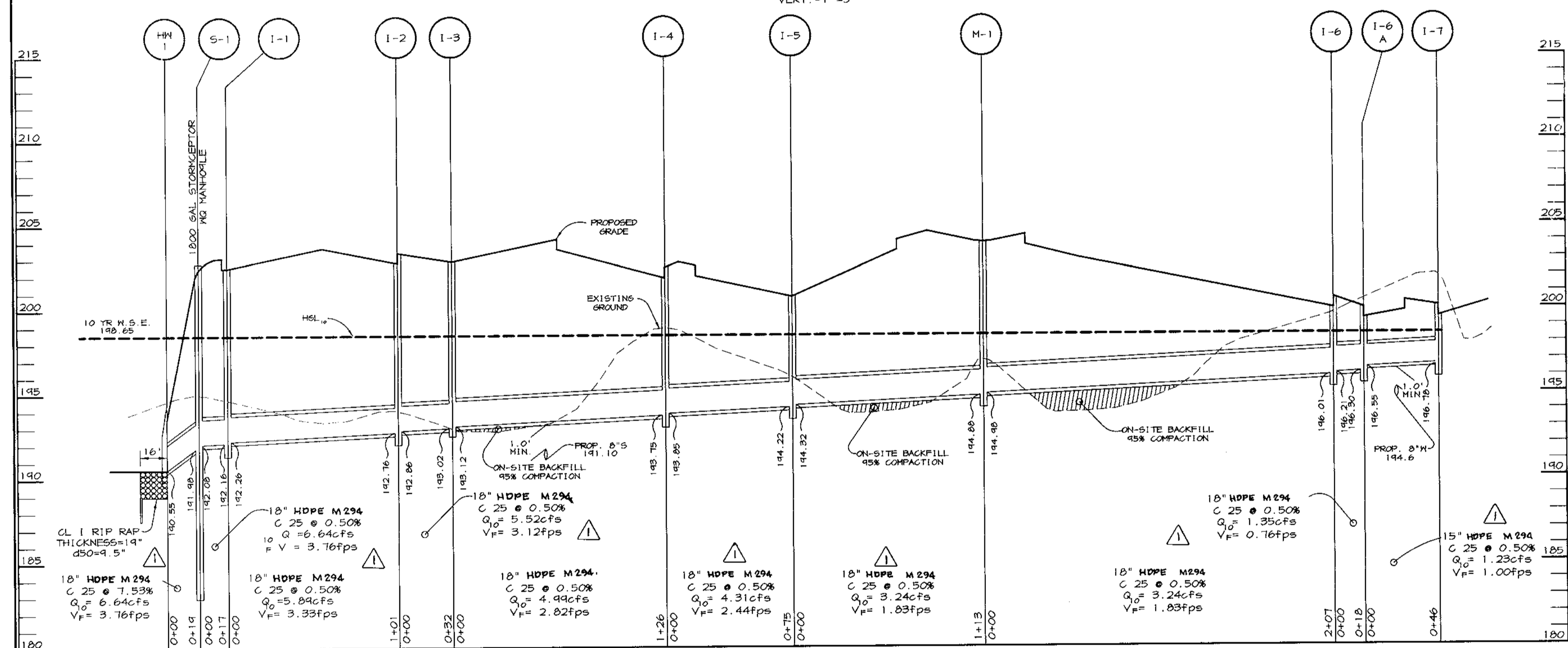
PRIVATE SEWER PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'



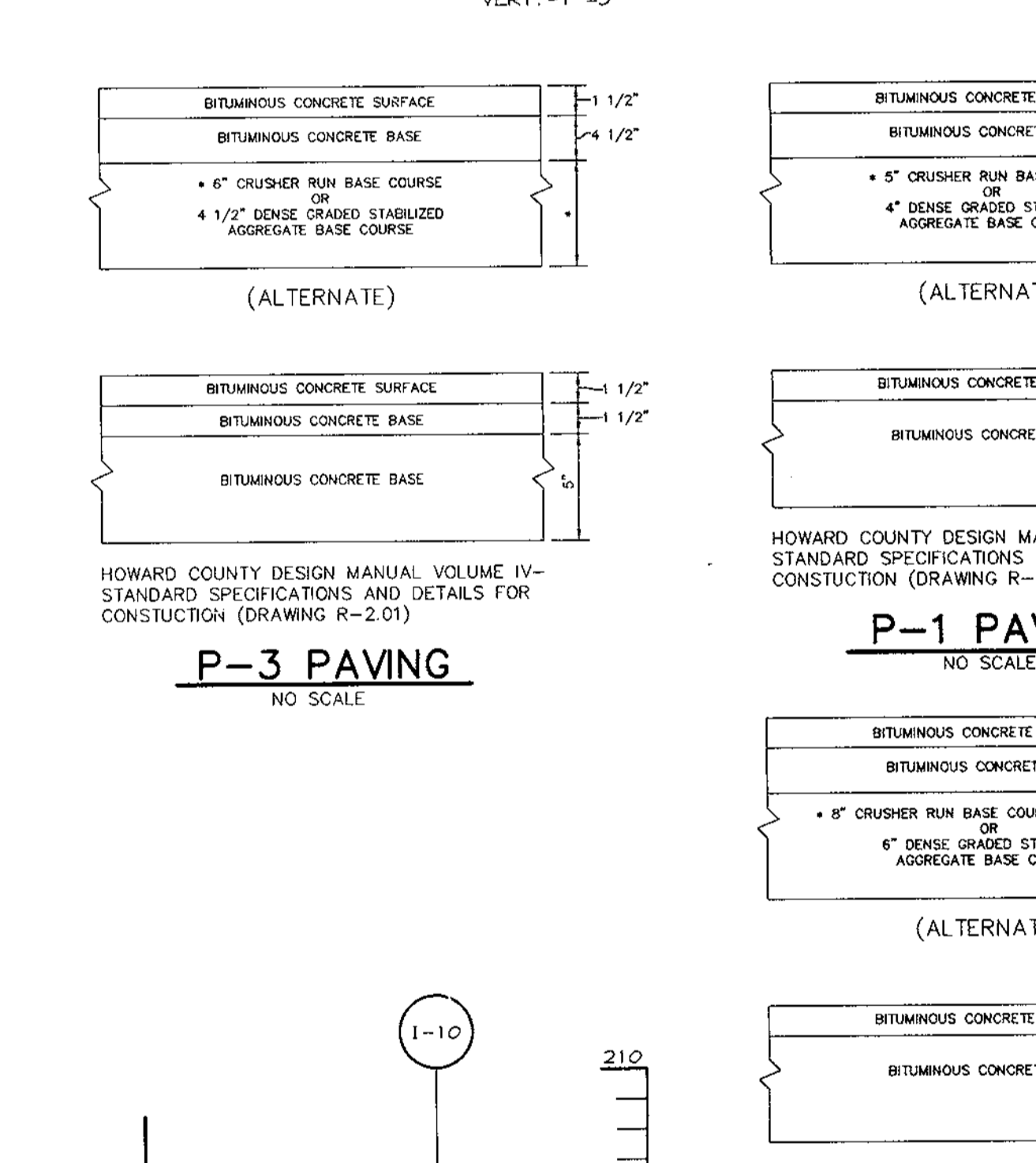
PRIVATE WATER PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'



STORM DRAIN PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'

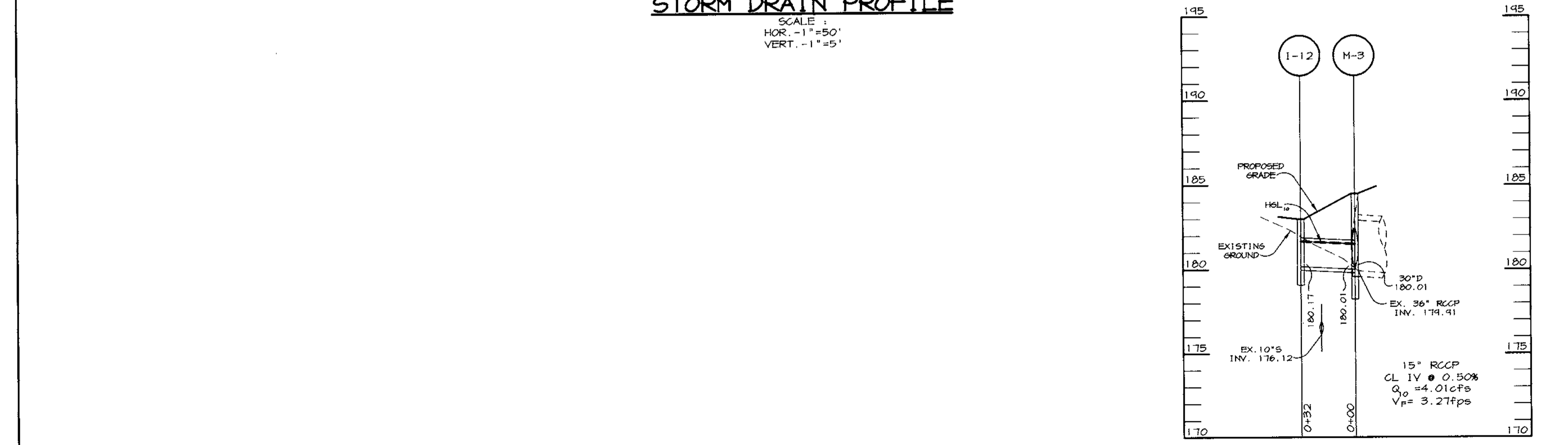


P-3 PAVING

P-1 PAVING

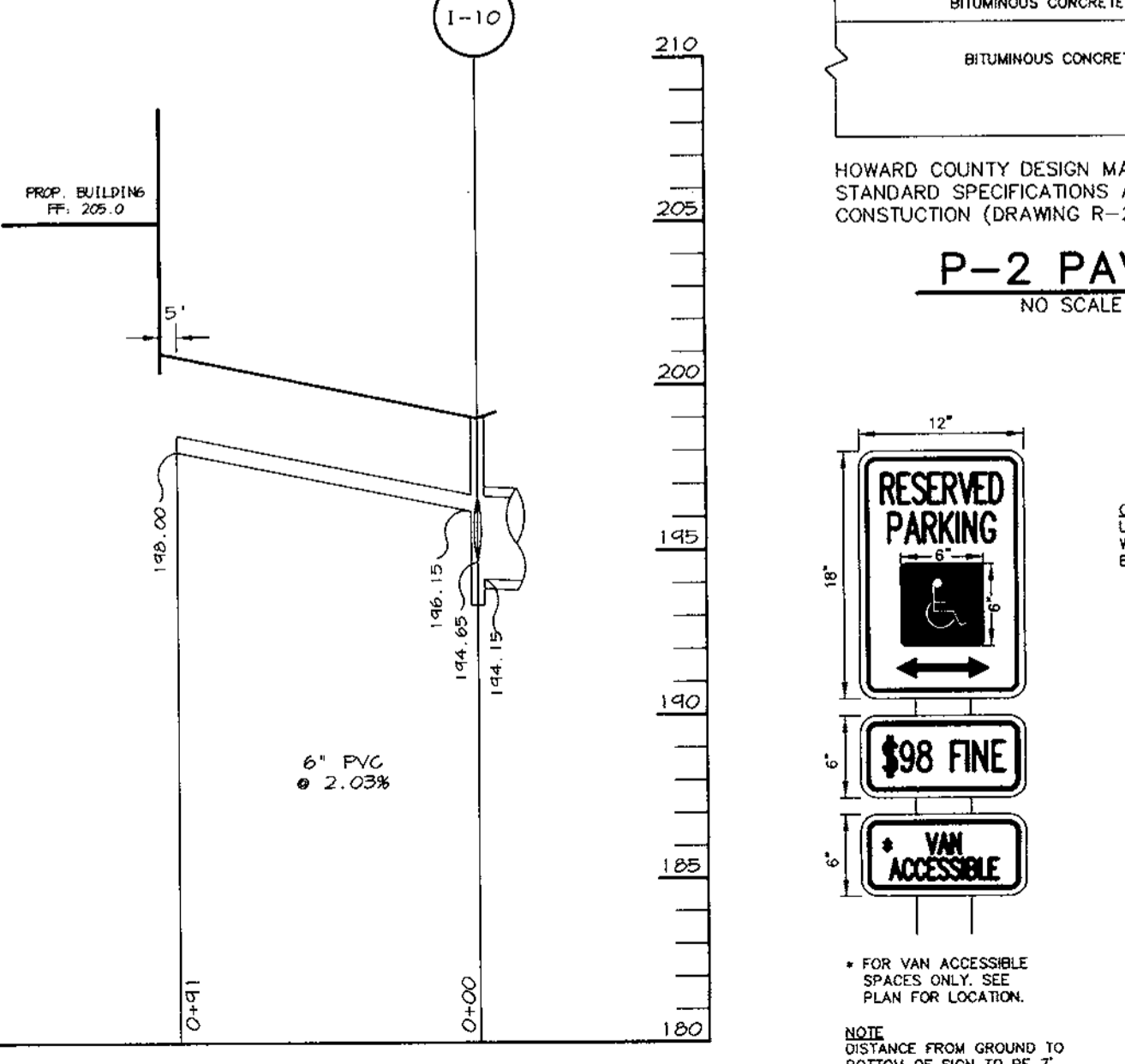
P-2 PAVING

SIDEWALK DETAIL



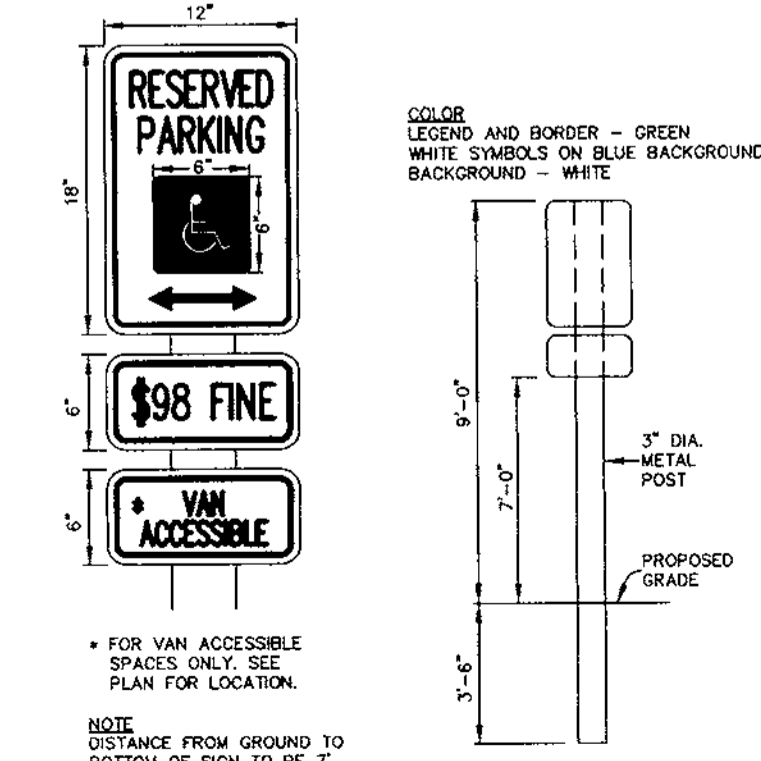
STORM DRAIN PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'

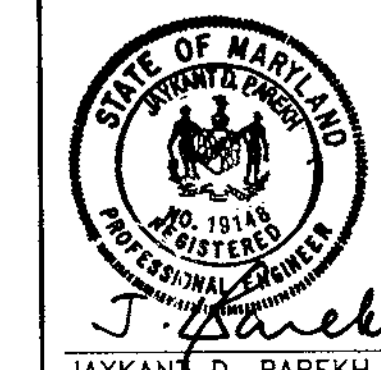


6" PVC PROFILE

SCALE:
HOR. - 1"=50'
VERT. - 1"=5'



HANDICAP SIGN DETAIL



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 DIRECTOR: *Jaykant D. Parekh* 10/17/97 DATE
 CHIEF, DEVELOPMENT ENGINEERING DIVISION: *Richard Blood* 10/16/97 DATE
 CHIEF, DIVISION OF LAND DEVELOPMENT: *Richard Blood* 10/17/97 DATE

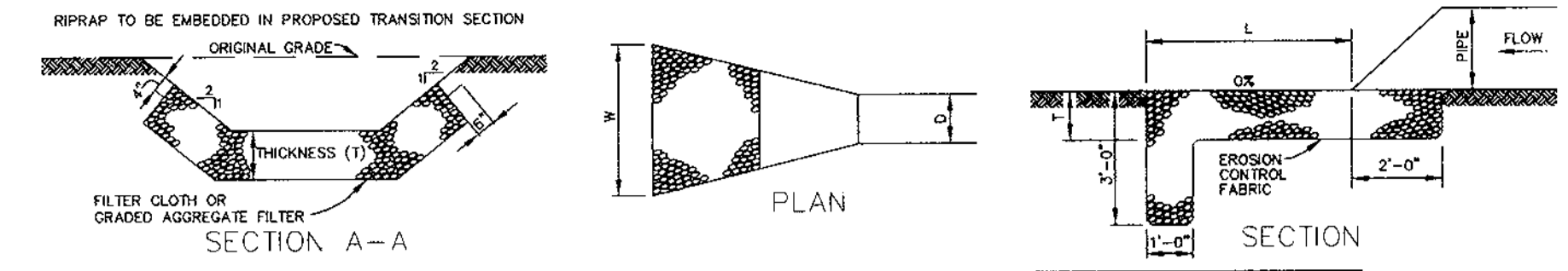
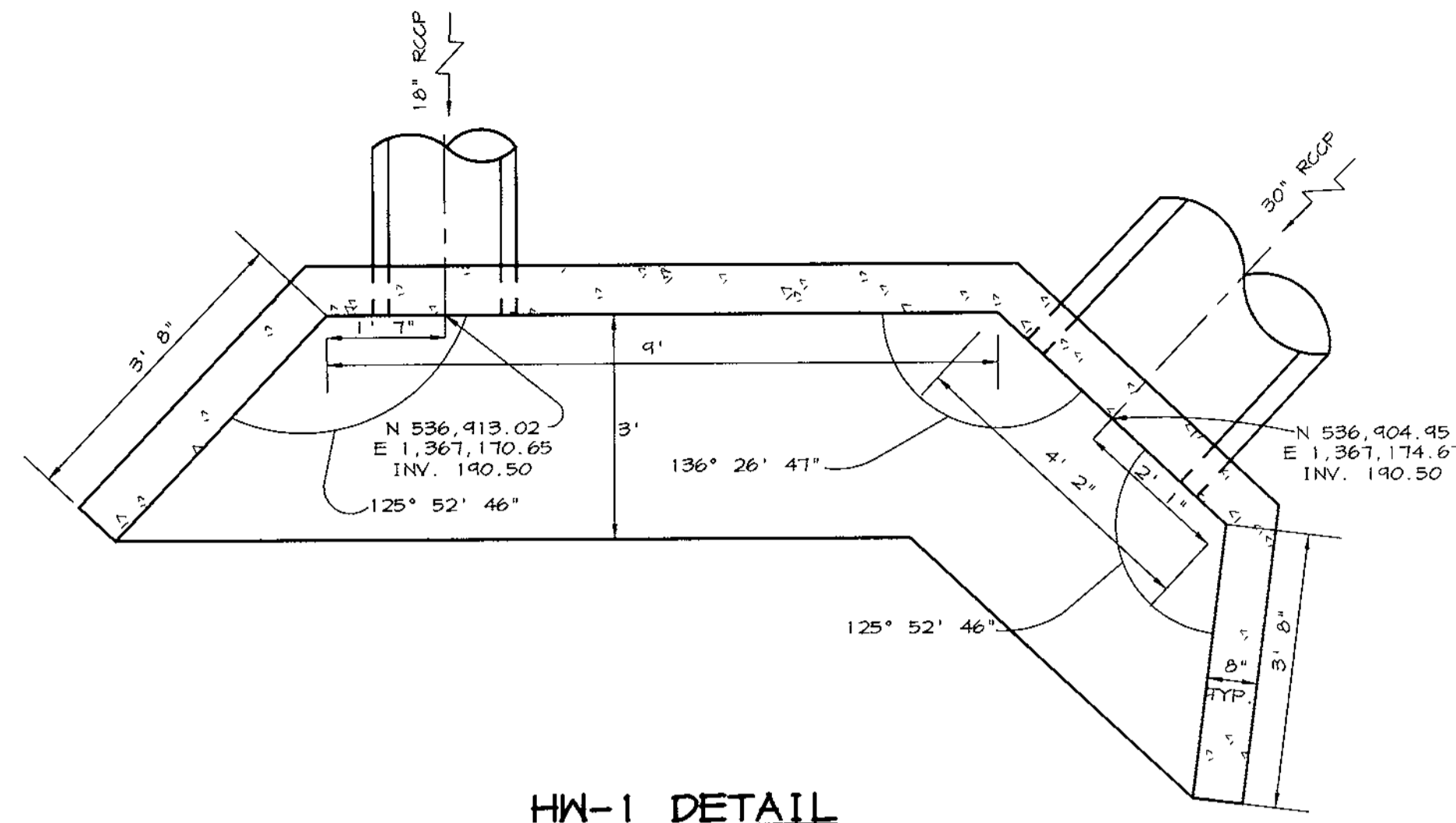
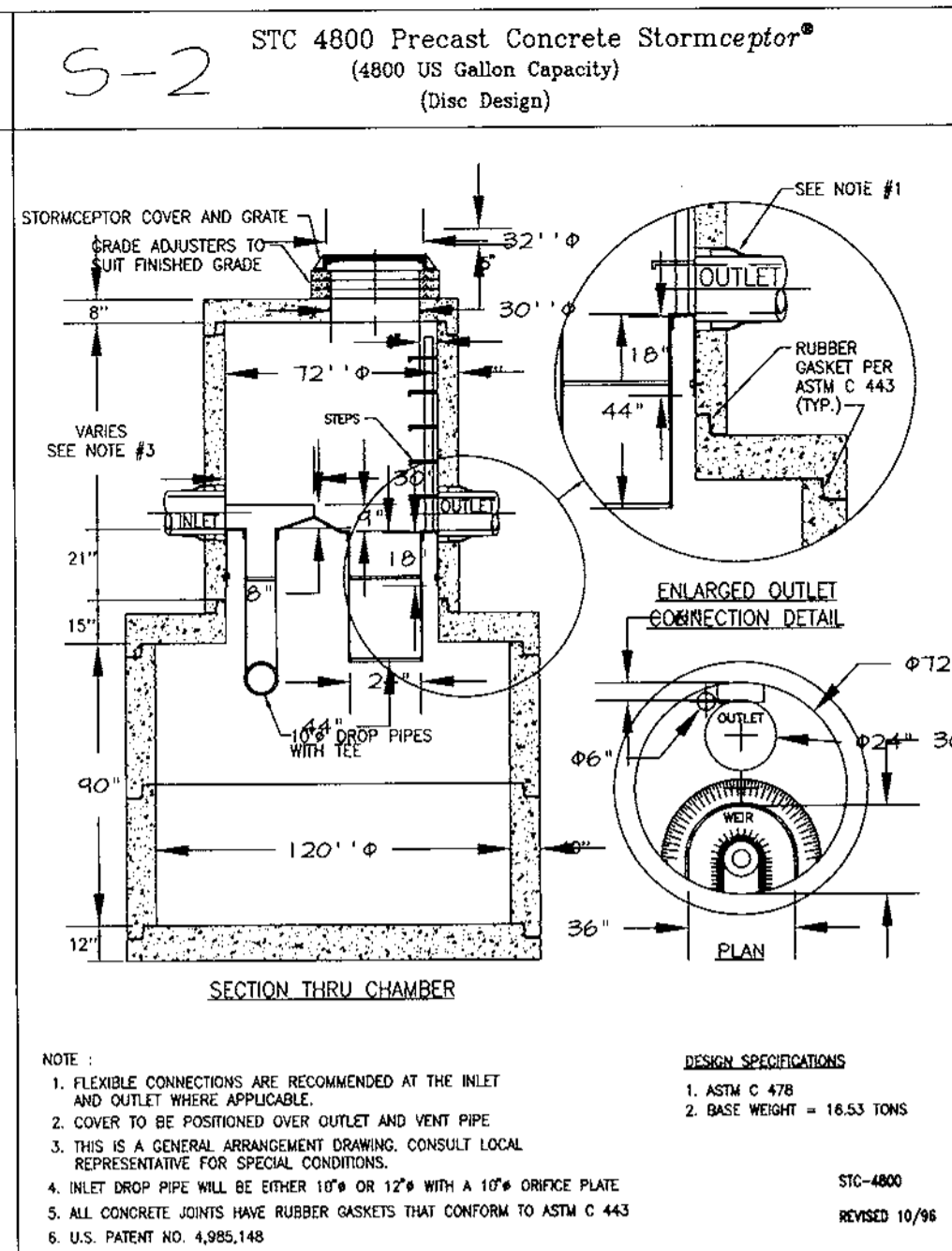
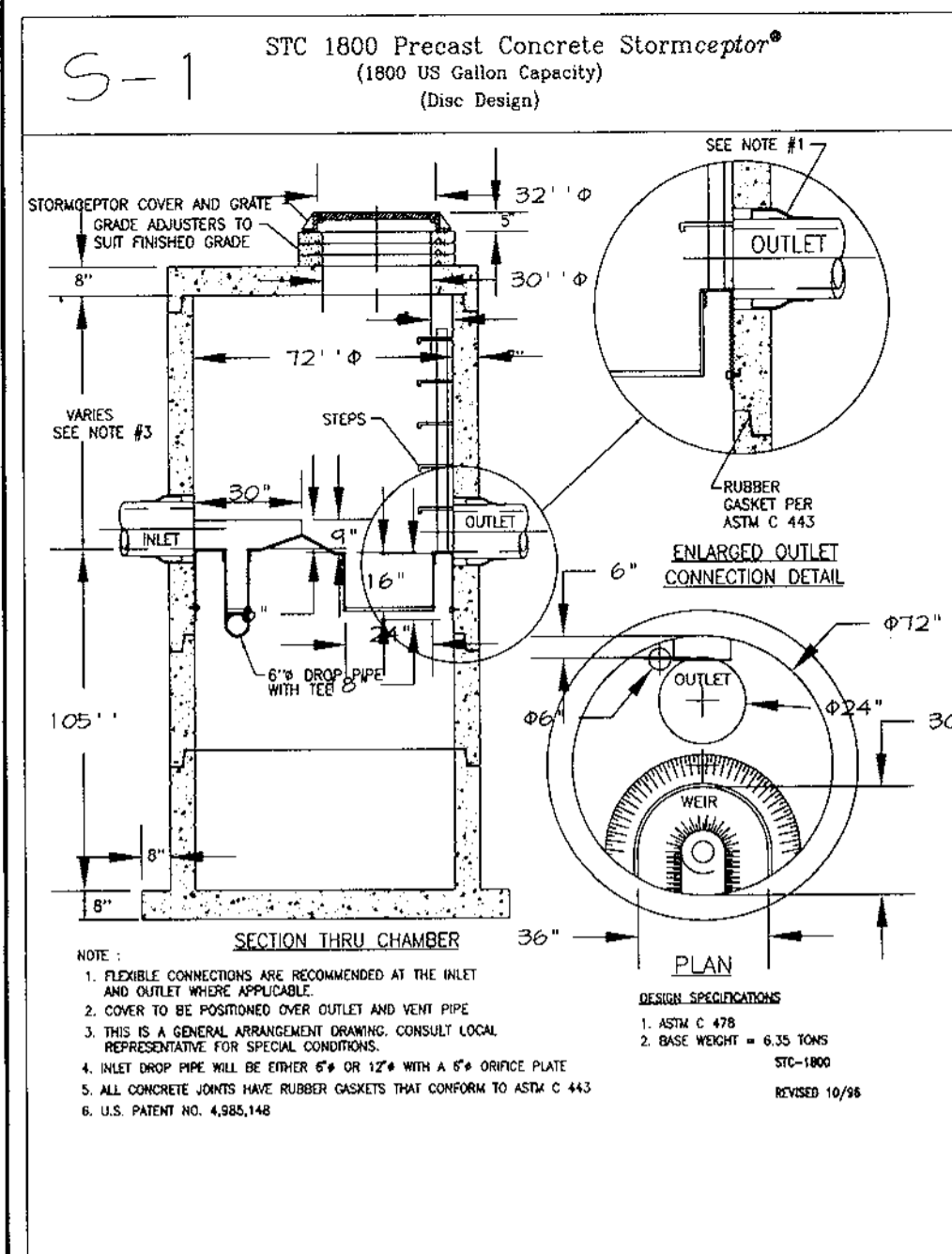
12-19-94 REPLACED ASTM C361 w/ HDPE M294
 DATE NO. REVISION
 OWNER/DEVELOPER
 JOSEPH J. HOCK, INC.
 5500 BELLE GROVE RD.
 BALTIMORE, MARYLAND 21225
 (410) 789-4400

PROJECT: **STAYTON STATION**
 A WAREHOUSE BUILDING
 AREA: BALTIMORE/WASHINGTON INDUSTRIAL PARK,
 TAX MAP 48, BLOCKS 147
 6TH ELECTION DISTRICT ZONED M-2
 PARCEL P-1

TITLE: **PROFILES**

RIEMER MUEGGE & ASSOCIATES, INC.
 ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
 8818 Centre Park Drive, Columbia, Maryland 21045
 tel 410.997.8900 fax 410.997.9282

10-8-97 DATE
 DESIGNED BY: CJR
 DRAWN BY: BLW
 PROJECT NO: 97255
 SDP6.DWG
 DATE: OCTOBER 8, 1997
 SCALE: AS SHOWN
 DRAWING NO. 6 OF 9



RIPRAP OUTLET PROTECTION DETAIL
NO SCALE

BY THE DEVELOPER:
I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS, 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 SHALL ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

DEVELOPER: *J. Farrell* DATE: 10-7-97

BY THE ENGINEER:
I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT. I HAVE NOTIFIED THE DEVELOPER THAT HE/SHE MUST ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION.

ENGINEER: *J. Farrell* DATE: 10.8.97

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

CHIEF, DIVISION OF LAND DEVELOPMENT: *Carol Simmons* DATE: 10/15/97

THESE PLANS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

HOWARD SOIL CONSERVATION DISTRICT: *Robert W. ...* DATE: 10/15/97

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

DIRECTOR: *Paul ...* DATE: 10/17/97

CHIEF, DEVELOPMENT ENGINEERING DIVISION: *Mc ...* DATE: 10/16/97

CHIEF, DIVISION OF LAND DEVELOPMENT: *Richard ...* DATE: 10/17/97

DATE NO. REVISION

OWNER/DEVELOPER: JOSEPH J. HOCK, INC., 5500 BELLE GROVE RD., BALTIMORE, MARYLAND 21225 (410) 784-4400

PROJECT: STAYTON STATION A WAREHOUSE BUILDING

AREA: BALTIMORE/WASHINGTON INDUSTRIAL PARK, TAX MAP 48, BLOCKS 147 6th ELECTION DISTRICT ZONED M-2 PARCEL P-1

TITLE: DETAILS

RIEMER MUEGGE & ASSOCIATES, INC.
ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
8818 Centre Park Drive, Columbia, Maryland 21045
tel 410.997.8900 fax 410.997.9282

DATE: 10.8.97

DESIGNED BY: CJR

DRAWN BY: BLW

PROJECT NO: 97255 SDP7.DWG

DATE: OCTOBER 8, 1997

SCALE: AS SHOWN

DRAWING NO. 7 OF 9

Concrete Stormceptor Order Request Form

Contractor Information: Name, Address, City, State, Zip Code, Contact, Phone, Fax.

Owner Information: Name, Address, City, State, Zip Code, Contact, Phone, Fax.

Stormceptor Model, Insert Size, Manhole Number, Finish Top Elevation (ft), Top Slab Elevation (ft), Inlet Pipe Invert (ft), Outlet Pipe Invert (ft), Pipe Type, Pipe Inside Diameter (in), Pipe Outside Diameter (in).

Project Name, Approximate time frame until required delivery (weeks), Delivery Address, City, State, Zip Code, Designer Company, Designer Contact.

Please fax this order to Stormceptor at (301) 762-4190. For Technical Assistance Please Call Stormceptor Corporation at (301) 762-8381 or toll free at 1 (800) 762-4703.

ALL LIFTING APPARATUS TO BE PROVIDED BY THE INSTALLATION CONTRACTOR

Concrete Stormceptor Order Request Form

Contractor Information: Name, Address, City, State, Zip Code, Contact, Phone, Fax.

Owner Information: Name, Address, City, State, Zip Code, Contact, Phone, Fax.

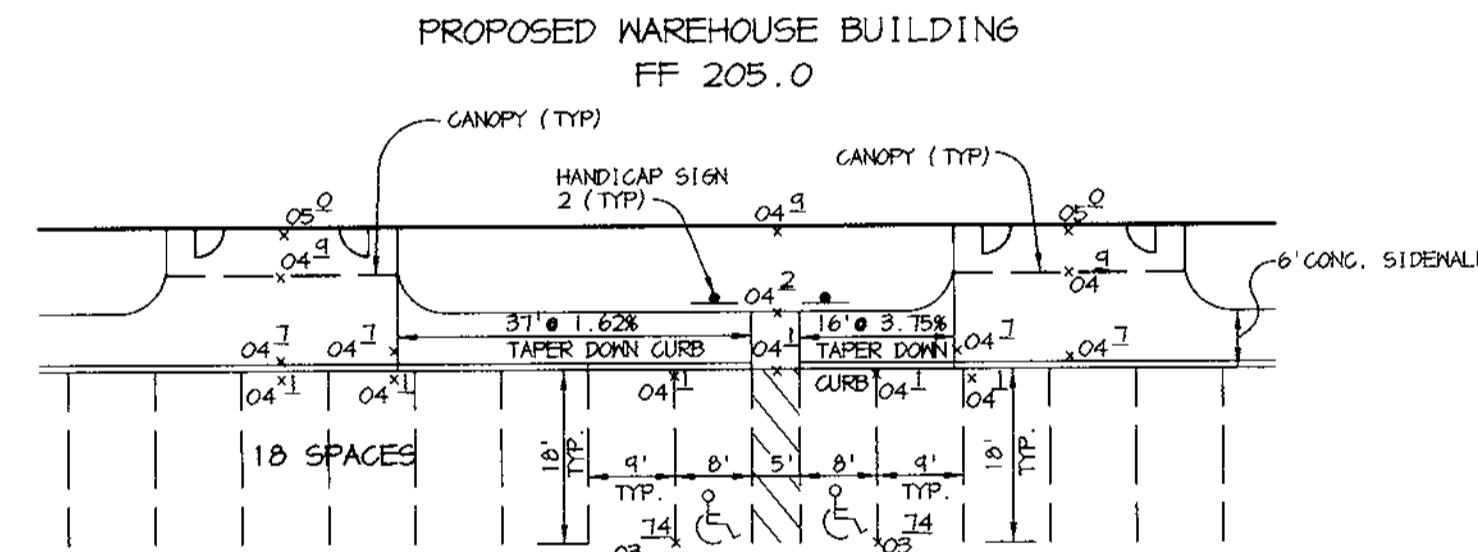
Stormceptor Model, Insert Size, Manhole Number, Finish Top Elevation (ft), Top Slab Elevation (ft), Inlet Pipe Invert (ft), Outlet Pipe Invert (ft), Pipe Type, Pipe Inside Diameter (in), Pipe Outside Diameter (in).

Project Name, Approximate time frame until required delivery (weeks), Delivery Address, City, State, Zip Code, Designer Company, Designer Contact.

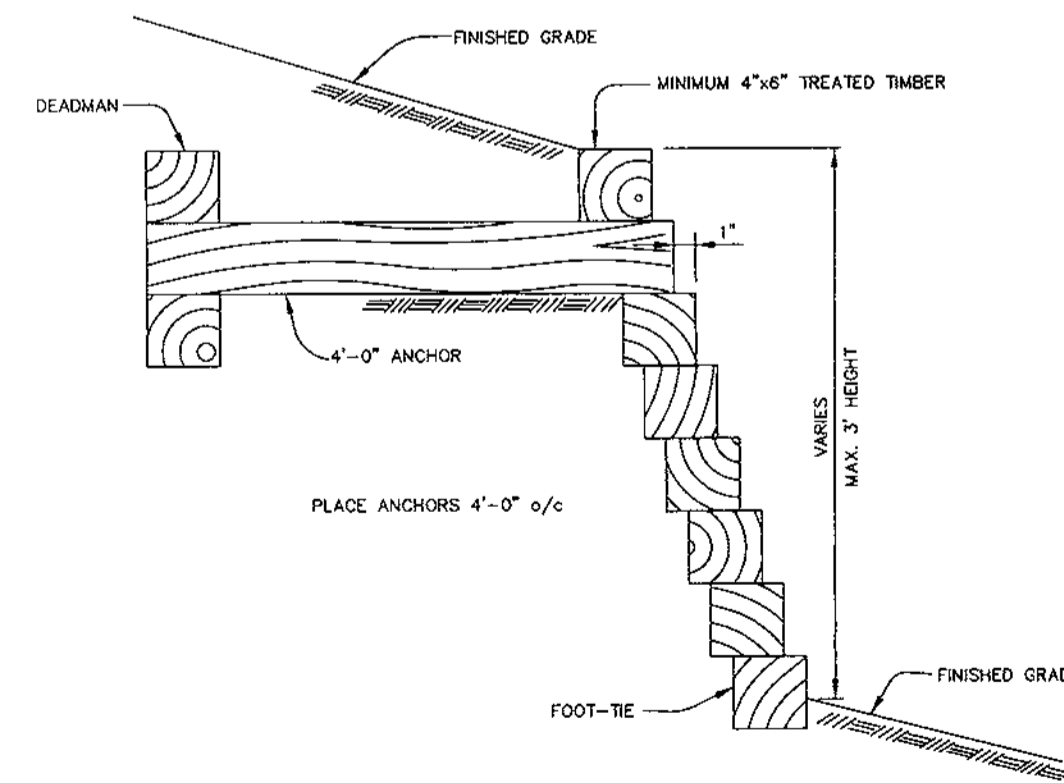
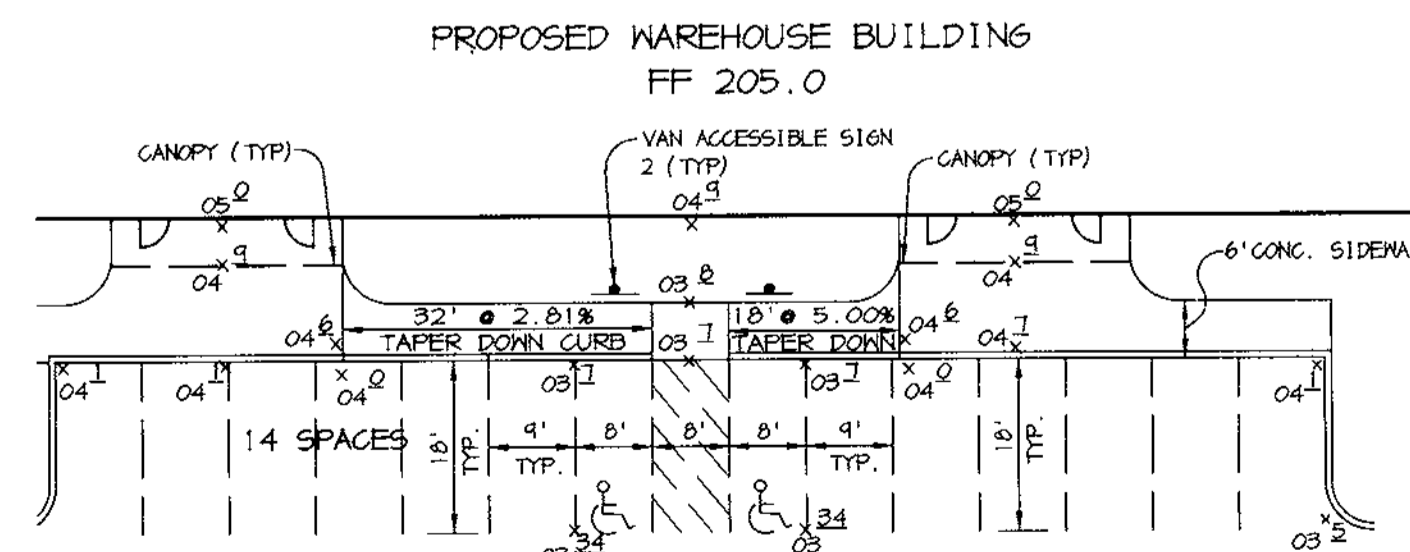
Please fax this order to Stormceptor at (301) 762-4190. For Technical Assistance Please Call Stormceptor Corporation at (301) 762-8381 or toll free at 1 (800) 762-4703.

ALL LIFTING APPARATUS TO BE PROVIDED BY THE INSTALLATION CONTRACTOR

HANDICAP RAMP #1
SCALE: 1" = 20'

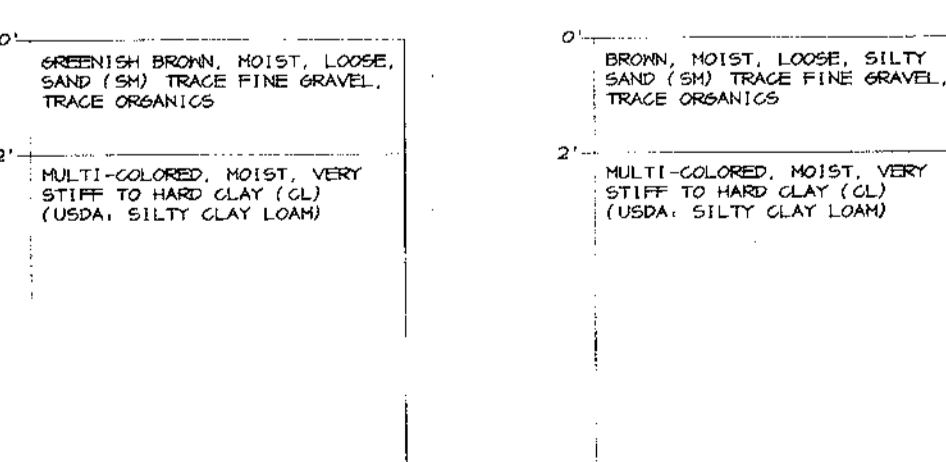


HANDICAP RAMP #3
SCALE: 1" = 20'

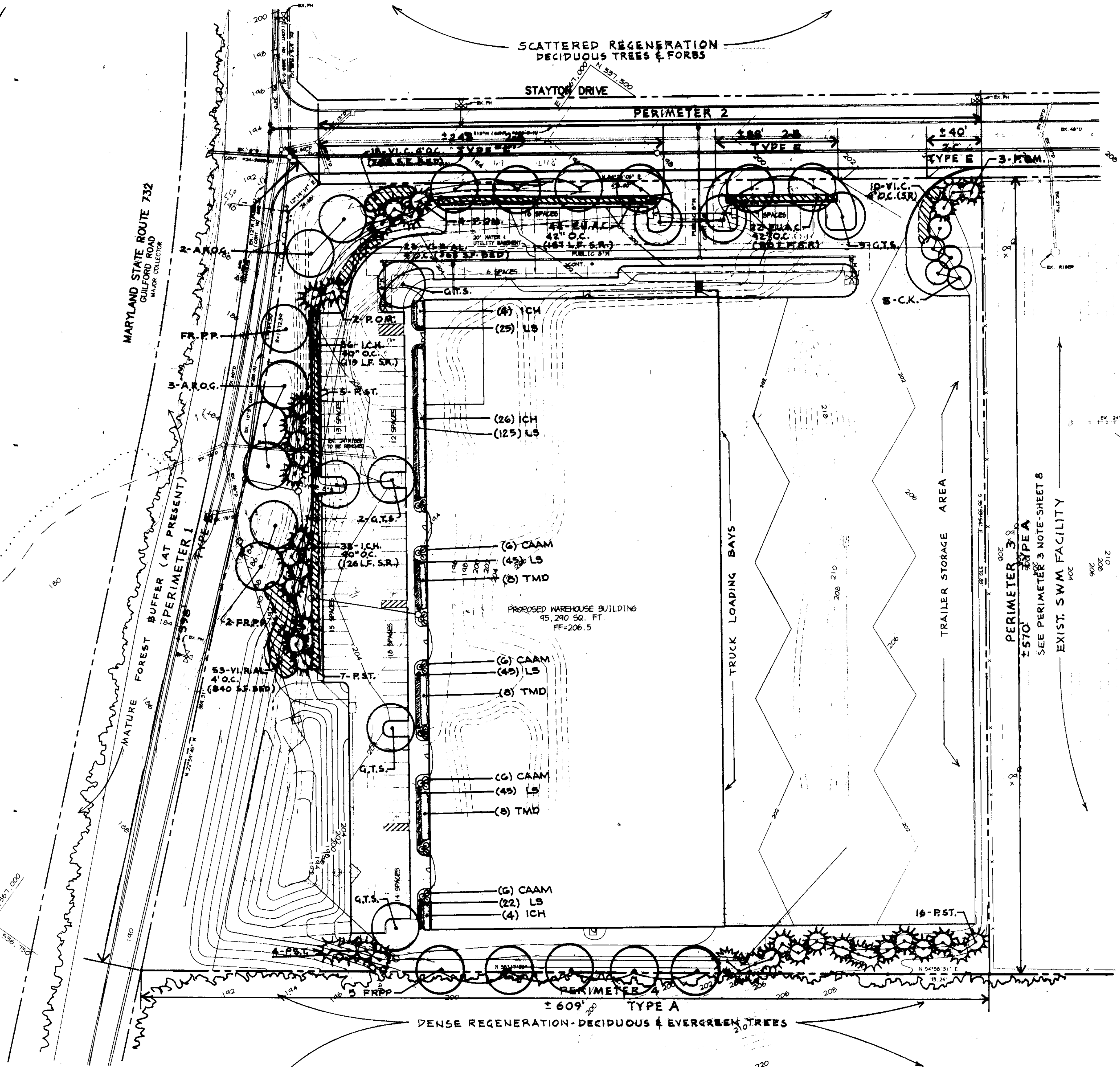
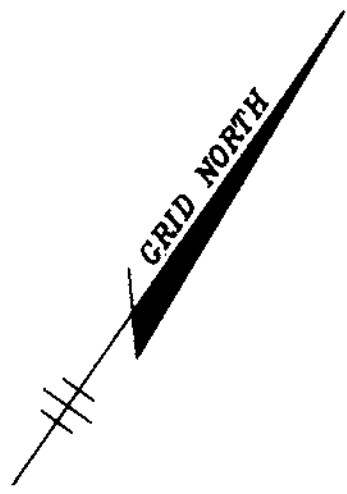


OPERATION AND MAINTENANCE SCHEDULE FOR STORMCEPTOR WATER QUALITY DEVICE

- Stormceptor water quality structures will require periodic inspection and cleaning to maintain operation and function. Owners will have the Stormceptor unit inspected yearly or as required by Howard County, utilizing the Stormceptor Inspection/Monitoring Form. Inspections can be done by using a 6" Plexiglas tube ("sludge judge") to extract a water column sample. When sediment depths exceed the specified level (Table 6 of Technical Manual) then cleaning of the unit is required.
- Stormceptor water quality structures must be checked and cleaned immediately after petroleum spills. Contact appropriate regulatory agencies.
- Maintenance of Stormceptor units should be done by a vacuum truck which will remove the water, sediment, debris, floating hydrocarbons, and other materials in the unit. The proper cleaning and disposal of the removed materials and liquid must be followed.
- Inlet and outlet pipes must be checked for any obstructions and if any obstructions are found they must be removed. Structural parts of the Stormceptor will be repaired as needed.
- Owner shall retain and have Stormceptor inspection/monitoring forms available to Howard County officials upon their request.



SOIL BORING DETAILS



SEE SHEET 8 FOR GENERAL NOTES, SPECIFICATIONS AND PLANTING DETAILS

LEGEND
 SHRUB BEDS & HEDGES
 S.R. SINGLE ROW

APPROVED : HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 Director: *[Signature]* 10/17/97 DATE
 Chief, Development Engineering Division: *[Signature]* 10/16/97 DATE
 Chief, Division of Land Development: *[Signature]* 10/17/97 DATE

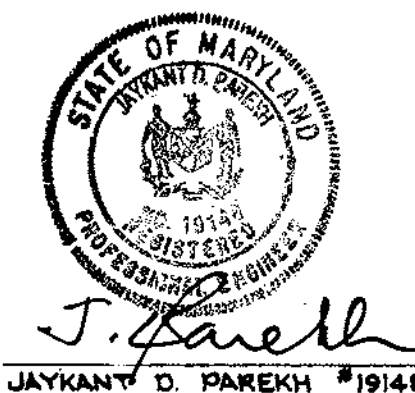
DATE NO. REVISION
 OWNER/DEVELOPER:
 JOSEPH J. HOCK, INC.
 5500 BELLE GROVE RD.
 BALTIMORE, MARYLAND 21225
 (410) 789-4400

PROJECT: STAYTON STATION
 A WAREHOUSE BUILDING
 AREA: 6th ELECTION DISTRICT ZONED M-2
 TAX MAP 48, BLOCKS 1&7
 BALTIMORE/WASHINGTON INDUSTRIAL PARK,
 PARCEL P-1

TITLE: PLANTING PLAN

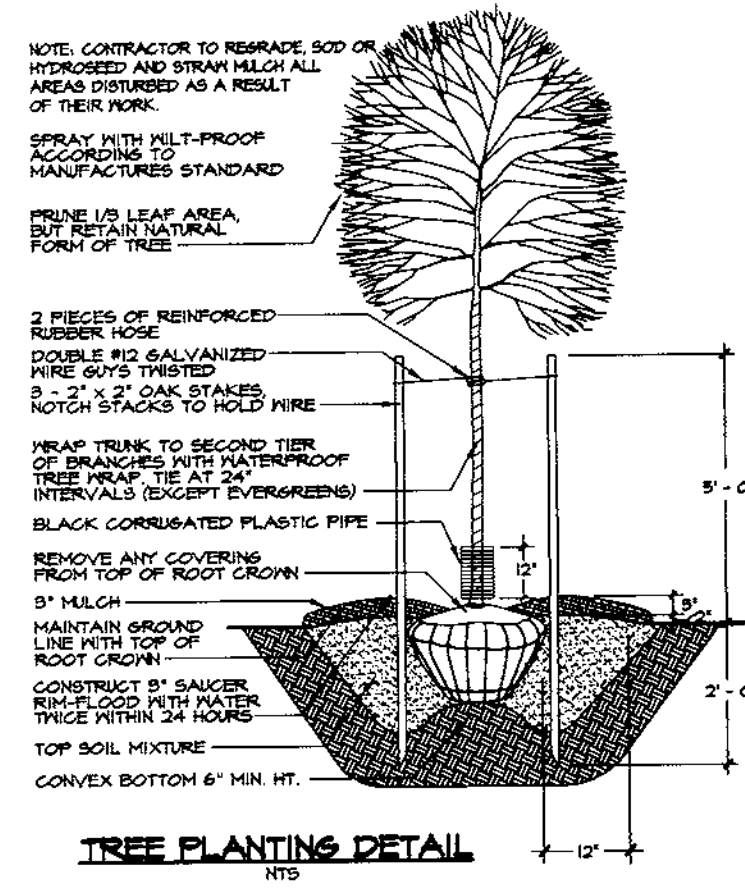
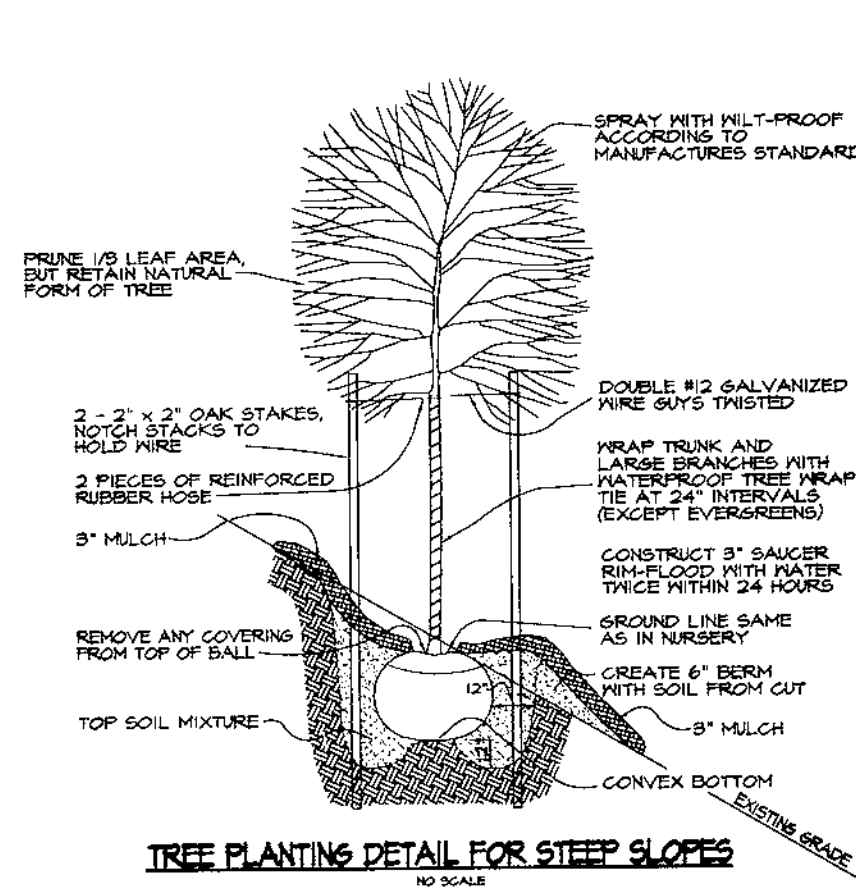
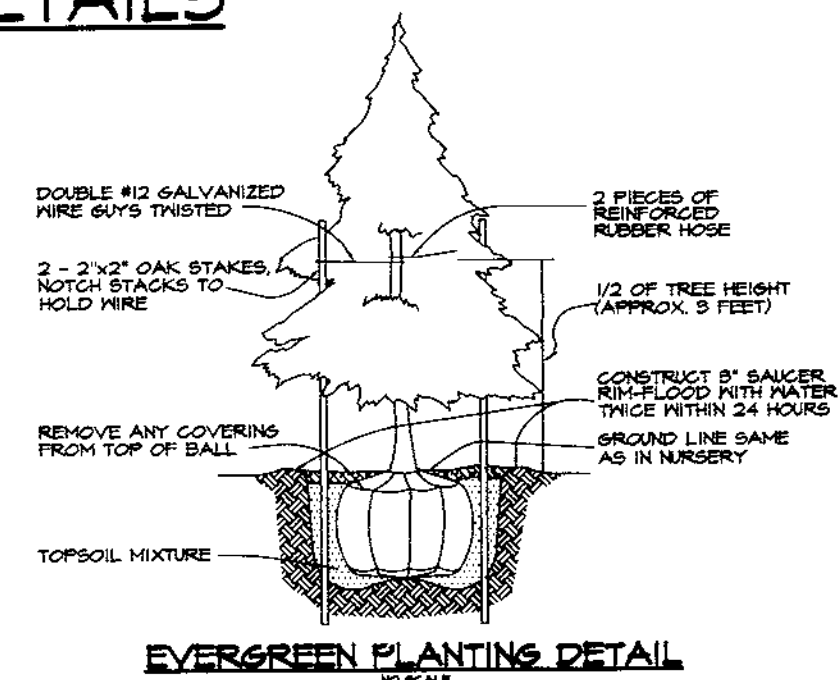
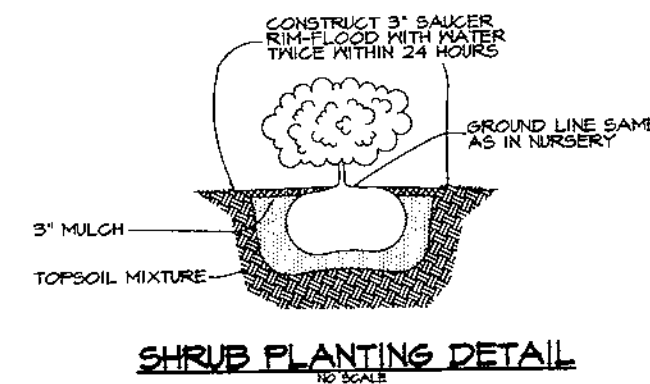
RIEMER MUEGGE & ASSOCIATES, INC.
 ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
 8818 Centre Park Drive, Columbia, Maryland 21045
 tel 410.997.8900 fax 410.997.9282

DATE: 10-8-97
 DESIGNED BY: J.D.P.
 DRAWN BY: KEH
 PROJECT NO: 97255
 SDP7.DWG
 DATE: OCTOBER 8, 1997
 SCALE: 1"=40'
 DRAWING NO. 8 OF 9



THIS PLAN IS FOR LANDSCAPE PURPOSES ONLY

PLANTING DETAILS



PLANTING SPECIFICATIONS

- Plants, related material, and operations shall meet the detailed description as given on the plans and as described herein.
- All plant material, unless otherwise specified, shall be nursery grown, uniformly branched, have a vigorous root system, and shall conform to the species, size and form shown on the plant list, as well as the American Association of Nurserymen (A.A.N.) Standards. Plant material shall be healthy, vigorous, free from defects, disfiguring roots, sunscald injuries, abrasions of the bark, plant disease, insect pest eggs, insect pest eggs, borers and all forms of insect infestations or objectionable disfigurements. Plant material that is weak or which has been cut back from larger grades to meet specified requirements will be rejected. Trees with forked leaders will not be accepted. All plants shall be freshly dug; no healed-in plants or plants from cold storage will be accepted.
- Unless otherwise specified, all general conditions, planting operations, details and planting specification shall conform to "Landscape Specification Guidelines for Baltimore-Washington Metropolitan Areas", (hereinafter "Landscape Guidelines") approved by the Landscape Contractors Association of Metropolitan Washington and the Potomac Chapter of the American Society of Landscape Architect, latest edition, including all agenda.
- Contractor shall be required to guarantee all plant material for a period of one year after date of acceptance in accordance with the appropriate section of the Landscape Guidelines. Contractor's attention is directed to the maintenance requirements found within the one year specification including watering and replacement of specified plant material.
- Contractor shall be responsible for notifying utility companies, utility contractors and "Miss Utility" a minimum of 48 hours prior to beginning any work. Contractor may make minor adjustments in spacing and location of plant material to avoid conflicts with utilities. Damage to existing structure and utilities shall be repaired at the expense of the Contractor.
- Contractor is responsible for installing all material in the proper planting season for each plant type. All planting is to be completed within growing season of completion of site construction.
- Bid shall be based on actual site conditions. No extra payment shall be made for work arising from site conditions differing from those indicated on drawings and specifications.
- Plant quantities are provided for the convenience of the contractor only. If discrepancies exist between quantities shown on plan and those shown on the plant list, the quantities on the plan take precedence.
- All shrubs shall be planted in continuous prepared trenches or planting beds and mulched with composted hardwood mulch as detailed and specified except where noted on plans.
- Positive drainage shall be maintained in planting beds (minimum 2 percent slope).
- Planting mix shall be as follows: Deciduous Plants - Two parts topsoil, one part well-rotted cow or horse manure. Add 3 lbs of standard fertilizer per cubic yard of planting mix. Evergreen Plants - two parts topsoil, one part humus or other approved organic material. Add 3 lbs. of evergreen (acidic) fertilizer per cubic yard of planting mix. Topsoil shall conform to the Landscape Guidelines.
- Weed Control: Incorporate a pre-emergent herbicide into the planting bed following recommended rates on the label. Caution: Be sure to carefully check the chemical used to assure its adaptability to the specific groundcover to be treated.
- All areas within contract limits disturbed during or prior to construction not designated to receive plants and mulch shall be fine graded and seeded.
- This plan is intended for landscape use only. See other plan sheets for more information on grading, sediment control, layout, etc.

PLANT MATERIAL LIST

| KEY | QTY | BOTANICAL + COMMON NAME | SIZE | ROOT | REMARKS |
|---------------|-----|--|------------------|-----------|---------------------------|
| TREES | | | | | |
| AROG | 5 | Acer rubrum "October Glory" | 2 1/2" - 3" Cal. | B & B | Full Crown Central Leader |
| FRPP | 8 | Fraxinus pennsylvanica "Palmore" | 2 1/2" - 3" Cal. | B & B | Full Crown Central Leader |
| GTS | 14 | Gleditsia triacanthos "Shademaster" | 2 1/2" - 3" Cal. | B & B | Full Crown Central Leader |
| CK | 5 | Cornus kousa "Chinensis" | 8" - 10" Ht. | B & B | Full Crown Single Trunk |
| POM | 9 | Picea omorika Serbian Spruce | 7" - 8" Ht. | B & B | Full Form Central Leader |
| PST | 32 | Pinus strobus White Pine | 7" - 8" Ht. | B & B | Full Form Central Leader |
| SHRUBS | | | | | |
| CAAM | 24 | Cornus alba "Argentea-marghata" Variegated Redwing Dogwood | 3" - 4" Ht. | B4B/Cont. | Well Branched |
| EUAC | 66 | Euonymus alatus "compactus" Dwarf Winged Euonymus | 24" - 30" Ht. | B4B | Full Form Well Branched |
| ICH | 108 | Ilex crenata "Hetzli" Hetz Japanese Holly | 24" - 30" Ht. | B & B | Full Form Well Branched |
| VIC | 28 | Viburnum carlesii Fragrant Viburnum | 30" - 36" Ht. | B & B | Full Form Well Branched |
| VIRAL | 76 | Viburnum rhytidophyloides "Alleghany" "Alleghany" Viburnum | 30" - 36" Ht. | B & B | Full Form Well Branched |
| TMD | 24 | Taxus x Media "Densiflormis" "Alleghany" Viburnum | 18" - 24" Ht. | B4B/Cont. | Full Form |
| LS | 307 | Liriodendron tulipifera "Silver Surproof" Silver Surproof Liriodendron | Quart | Cont. | 12" O.C. |

CONTRACTOR'S OBLIGATION

THE CONTRACTOR SHALL THOROUGHLY REVIEW ALL DATA SHOWN ON SHEETS 7 AND 8 OF 8 PRIOR TO SUBMITTING A BID FOR THIS WORK. SHOULD THERE BE ANY QUESTIONS REGARDING ANY ITEMS, CONTACT THE LANDSCAPE ARCHITECT (TEL. 410-997-8900) FOR CLARIFICATION. OTHERWISE IT WILL BE ASSUMED THAT THE CONTRACTOR IS FULLY AWARE OF ALL OPERATIONS AND MATERIALS PERTINENT TO THE PROPER COMPLETION OF THE WORK.

LANDSCAPE SCHEDULES

| PERIMETER | SCHEDULE A PERIMETER LANDSCAPE EDGE | | | | | |
|--|--|-----------|-----------|----------------------------------|------------|------------|
| | ADJACENT TO ROADWAYS | | | ADJACENT TO PERIMETER PROPERTIES | | |
| | 1 | 2-A | 2-B | 2-C | 3 | 4 |
| LANDSCAPE TYPE | E | E | E | E | A | A |
| LINEAR FEET OF ROADWAY FRONTAGE/ PERIMETER | 1518 L.F. | 1248 L.F. | 108 L.F. | 140 L.F. | 1570 L.F. | 1609 L.F. |
| CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED) | NO | NO | NO | NO | NO | NO |
| CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED) | NO | NO | NO | NO | NO | NO |
| NUMBER OF PLANTS REQUIRED | | | | | | |
| SHADE TREES | 1/40' = 15 | 1/40' = 6 | 1/40' = 2 | 1/40' = 1 | 1/60' = 10 | 1/60' = 10 |
| EVERGREEN TREES | - | - | - | - | - | - |
| SHRUBS | 1/4' = 150 | 1/4' = 62 | 1/4' = 22 | 1/4' = 10 | - | - |
| NUMBER OF PLANTS PROVIDED | | | | | | |
| SHADE TREES | 5 | 4 | 2 | 0 | 2 | 5 |
| EVERGREEN TREES | 14 | 4 | 0 | 0 | 10 | 10 |
| SHRUBS | 0 | 62 | 0 | 0 | 5 | 0 |
| SMALL FLOWERING TREES | | | | | | |

SUBSTITUTION NOTES:

- PERIMETER 1:**
14 EVERGREEN TREES HAVE BEEN SUBSTITUTED FOR 7 SHADE TREES.
- PERIMETER 2-A:**
4 EVERGREEN TREES HAVE BEEN SUBSTITUTED FOR 2 SHADE TREES.
- PERIMETER 2-C:**
2 EVERGREEN TREES HAVE BEEN SUBSTITUTED FOR 1 SHADE TREE.
- PERIMETER 3:**
NOTE: LARGE TRAILERS WILL BE STORED ALONG PERIMETER EDGE. DUE TO LIMITED PLANTING AREA LANDSCAPE REQUIREMENTS HAVE BEEN ADJUSTED AS FOLLOWS:
2 SHADE TREES ARE LOCATED IN PARKING LOT ISLANDS. 10 EVERGREEN TREES HAVE BEEN SUBSTITUTED FOR 5 SHADE TREES AND ARE LOCATED ALONG PERIMETER 4.
- PERIMETER 4:**
10 EVERGREEN TREES HAVE BEEN SUBSTITUTED FOR 5 SHADE TREES.

| SCHEDULE B PARKING LOT INTERNAL LANDSCAPING | |
|--|-----|
| NUMBER OF PARKING SPACES | 101 |
| NUMBER OF SHADE TREES REQUIRED @ 1 ST/20 SPACES | 5 |
| NUMBER OF TREES PROVIDED | |
| SHADE TREES | 6 |
| OTHER TREES (2:1 SUBSTITUTION) | - |
| NUMBER OF ISLANDS REQUIRED (1 ISLAND/ 20 SPACES) | 5 |
| NUMBER OF ISLANDS PROVIDED | 5 |
| @ 200 SQ. FT./ ISLAND (EQUIVALENT) | |

NOTES:

- "THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL."
- "FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE DPW DEVELOPERS AGREEMENT IN THE AMOUNT OF \$9800.00."
- CENTERLINE OF ALL VISUAL SCREEN HEDGES (E.U.A.C., I.C.H.) SHALL BE A MINIMUM OF 4' FROM FACE OF CURB.

| | |
|---|--------------------------------|
| APPROVED : HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING. | |
| <i>[Signature]</i> DIRECTOR | 10/17/97 DATE |
| <i>[Signature]</i> CHIEF, DEVELOPMENT ENGINEERING DIVISION | 10/16/97 DATE |
| <i>[Signature]</i> CHIEF, DIVISION OF LAND DEVELOPMENT | 10/17/97 DATE |
| DATE NO. | REVISION |
| OWNER/DEVELOPER | |
| JOSEPH J. HOCK, INC. 5500 BELLE GROVE RD. BALTIMORE, MARYLAND 21225 (410) 784-4400 | |
| PROJECT | |
| STAYTON STATION A WAREHOUSE BUILDING | |
| AREA | |
| BALTIMORE/WASHINGTON INDUSTRIAL PARK, TAX MAP 4B, BLOCKS 147 6th ELECTION DISTRICT ZONED M-2 PARCEL P-1 | |
| TITLE | |
| PLANTING DETAILS & NOTES | |
| RIEMER MUEGGE & ASSOCIATES, INC. ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING 8818 Centre Park Drive, Columbia, Maryland 21045 tel 410.997.8900 fax 410.997.9282 | |
| 10. 8. 97 DATE | DESIGNED BY : JDP |
| <i>[Signature]</i> JATKANT D. PAREKH #10140 | DRAWN BY: KEB |
| | PROJECT NO : 97255 SDP9.DWG |
| | DATE : OCTOBER 8, 1997 |
| | SCALE : 1"=40' |
| | DRAWING NO. 9 OF 9 |

S.W.M. FACILITY EMBANKMENT & DATA

- 1 N 531.04+50 E 1.507.115.86 CL STA 0+00
- 2 CL STA 0+36.36
- 3 CL STA 0+69.64
- 4 CL STA 1+19.62
- 5 CL STA 1+59.87
- 6 CL STA 2+04.36
- 7 CL STA 2+48.44
- 8 CL STA 2+92.24
- 9 CL STA 3+12.76
- 10 CL STA 3+16.41

- 1 - N 54°45'12" E, 30.36'
- 2 - R=23.00', L=31.33'
- 3 - N 28°17'48" N, 149.49'
- 4 - R=13.00', L=22.29'
- 5 - S 54°04'18" N, 39.44'
- 6 - R=50.00', L=15.08'
- 7 - S 42°21'53" N, 17.80'
- 8 - R=80.00', L=10.53'
- 9 - S 54°26'04" N, L=3.64'

| STORMWATER MANAGEMENT DESIGN SUMMARY - SWMF #1 | | | | | |
|--|-------------------------------------|--------------------------|-----------------------------|-------------------------------|--------------------------|
| DRAINAGE AREA: 6.08 ac | | | | | |
| DESIGN STORM (YR.) | ALLOWABLE FACILITY RELEASE (C.F.S.) | FACILITY INFLOW (C.F.S.) | FACILITY DISCHARGE (C.F.S.) | WATER SURFACE ELEVATION (FT.) | STORAGE VOLUME (AC. FT.) |
| 2 | 6.96 | 20.80 | 6.34 | 146.71 | 0.383 |
| 10 | 17.76 | 34.26 | 15.78 | 148.65 | 0.641 |
| 100 | N/A | 48.98 | 43.89 | 149.28 | 0.748 |

BY THE DEVELOPER:
 I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE ACCORDING TO THESE PLANS 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 SHALL ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

J. Farrell 10-7-97
 DEVELOPER DATE

BY THE ENGINEER:
 I CERTIFY THAT THIS PLAN FOR POND CONSTRUCTION, EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THIS PLAN WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT. I HAVE NOTIFIED THE DEVELOPER THAT HE/SHE MUST ENGAGE A REGISTERED PROFESSIONAL ENGINEER TO SUPERVISE POND CONSTRUCTION AND PROVIDE THE HOWARD SOIL CONSERVATION DISTRICT WITH AN "AS-BUILT" PLAN OF THE POND WITHIN 30 DAYS OF COMPLETION.

J. Farrell 10-8-97
 ENGINEER DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL.

Cheryl Simonson 10/5/97
 NATURAL RESOURCES CONSERVATION SERVICE DATE

THESE PLANS FOR SMALL POND CONSTRUCTION, SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

Robert W. Ziehm 10/15/97
 HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

James R. Butler 10/17/97
 DIRECTOR DATE

John Demas 10/16/97
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Robert B. Borel 10/16/97
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

1-22-99 ADD DRIVE-IN RAMP, 5' TRUCK PAD, GUARD RAIL, CHAIN-LINK FENCING & GATES.
 12-19-97 REPLACE ASTM A-301 PIPE W/HDPE M-294.
 ADD NOTE 5, HDPE CONFORMANCE.

OWNER/DEVELOPER
 JOSEPH J. HOOK, INC.
 3500 BELLE GROVE RD.
 BALTIMORE, MARYLAND 21225
 (410) 784-4400

PROJECT STAYTON STATION
 A WAREHOUSE BUILDING

AREA BALTIMORE/WASHINGTON INDUSTRIAL PARK,
 TAX MAP 48, BLOCKS 147
 6th ELECTION DISTRICT ZONED M-2
 PARCEL P-1

TITLE SITE DEVELOPMENT PLAN

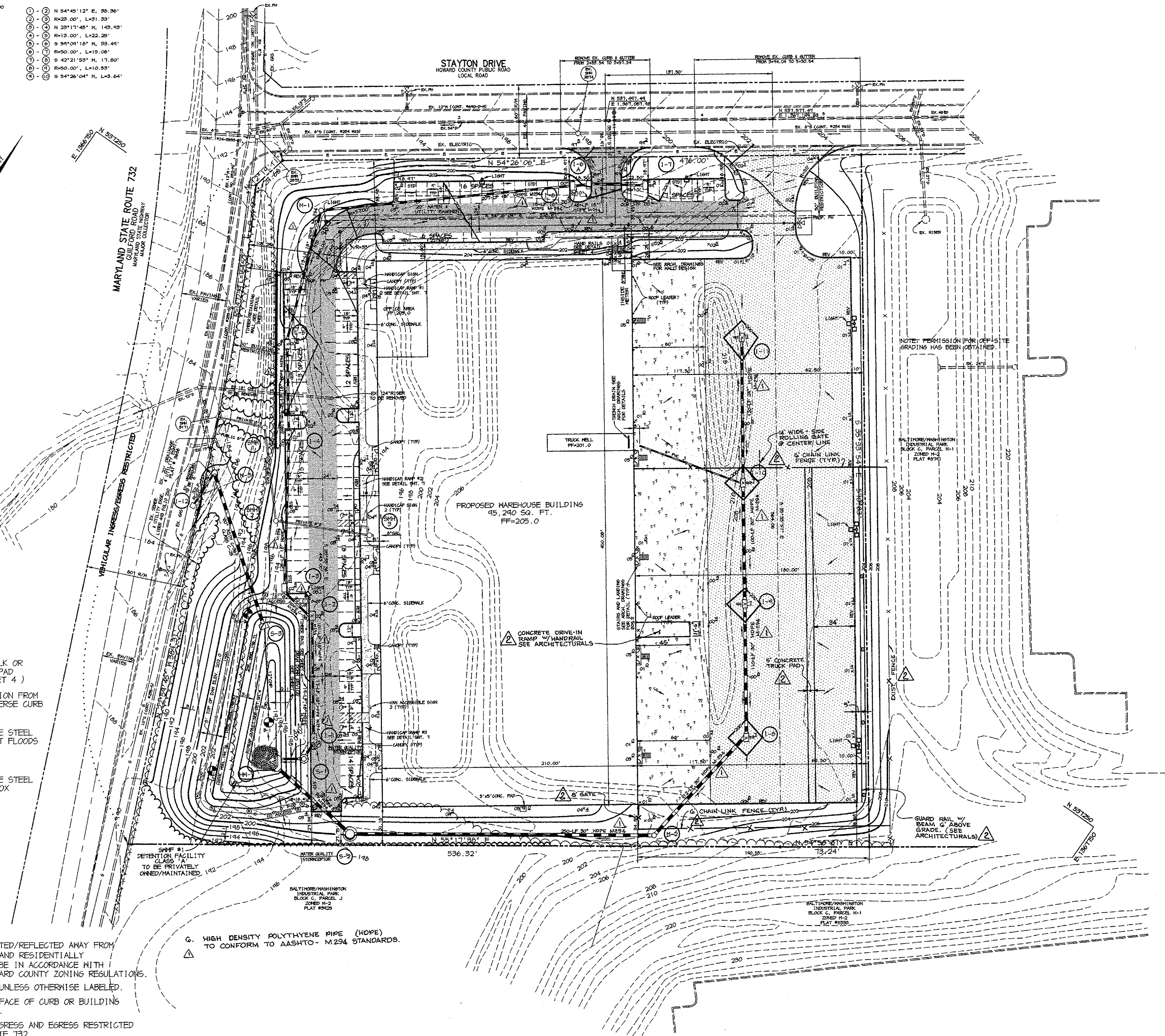
RIEMER MUEGGE & ASSOCIATES, INC.
 ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
 8818 Centre Park Drive, Columbia, Maryland 21045
 tel 410.997.8900 fax 410.997.9282

10-6-97
 DATE
 DESIGNED BY: CJR
 DRAWN BY: BLW
 PROJECT NO: 97255
 SDP2.DWG
 DATE: OCTOBER 8, 1997
 SCALE: 1"=40'
 DRAWING NO. 2 OF 9

SDP-98-28

- LEGEND
- P-1 PAVING
 - P-2 PAVING
 - P-3 PAVING
 - CONCRETE SIDEWALK OR CONCRETE TRUCK PAD (SEE DETAIL SHEET 4)
- STD * REV DENOTES TRANSITION FROM STANDARD TO REVERSE CURB AND GUTTER
- 25' POLE SQUARE STEEL W/ (3) 400 WATT FLOODS ON EACH POLE METAL HALIDE
 - 25' POLE SQUARE STEEL 400 WATT SHOEBOX METAL HALIDE

- NOTES:
- ALL LIGHTS TO BE DIRECTED/REFLECTED AWAY FROM ADJACENT PUBLIC ROADS AND RESIDENTIALLY ZONED PROPERTIES, AND BE IN ACCORDANCE WITH SECTION 134 OF THE HOWARD COUNTY ZONING REGULATIONS.
 - ALL CURB RADII ARE 5' UNLESS OTHERWISE LABELED.
 - ALL DIMENSIONS ARE TO FACE OF CURB OR BUILDING UNLESS OTHERWISE SHOWN.
 - V.I.E.R. - VEHICULAR INGRESS AND EGRESS RESTRICTED ONTO MD. ROUTE 732.
 - ALL ON-SITE ROADS ARE PRIVATE.



G. HIGH DENSITY POLYTHYENE PIPE (HDPE) TO CONFORM TO AASHTO - M294 STANDARDS.