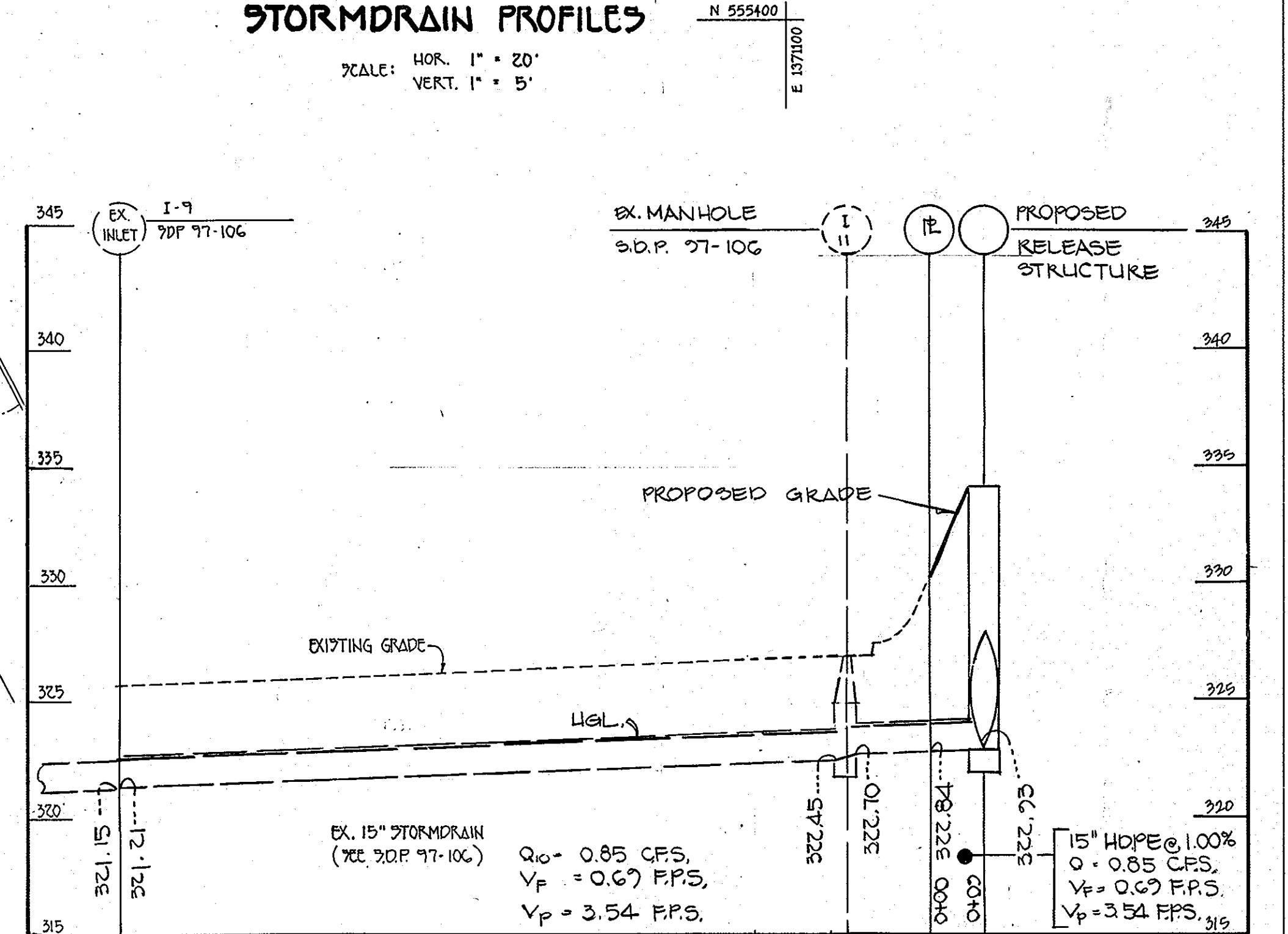
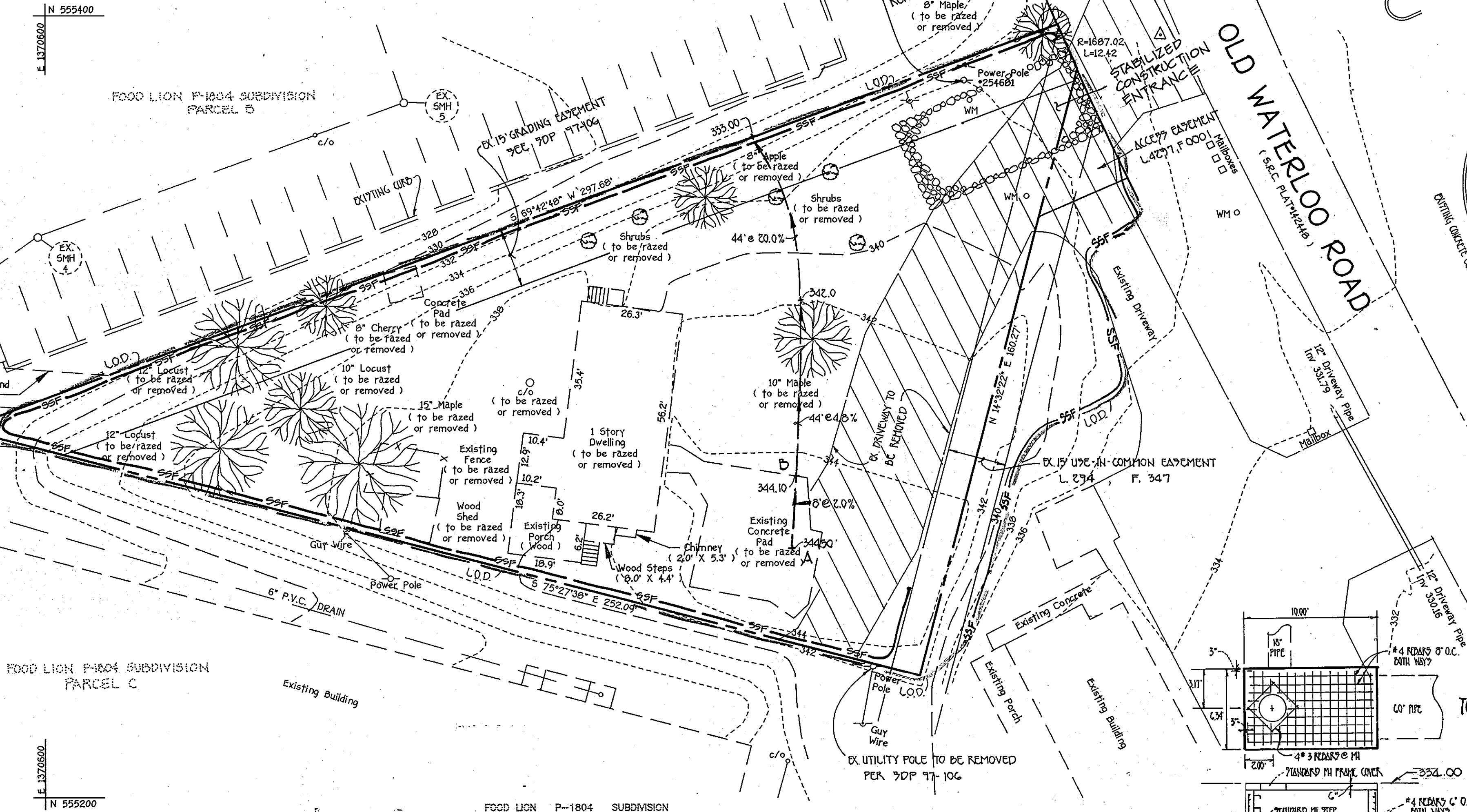
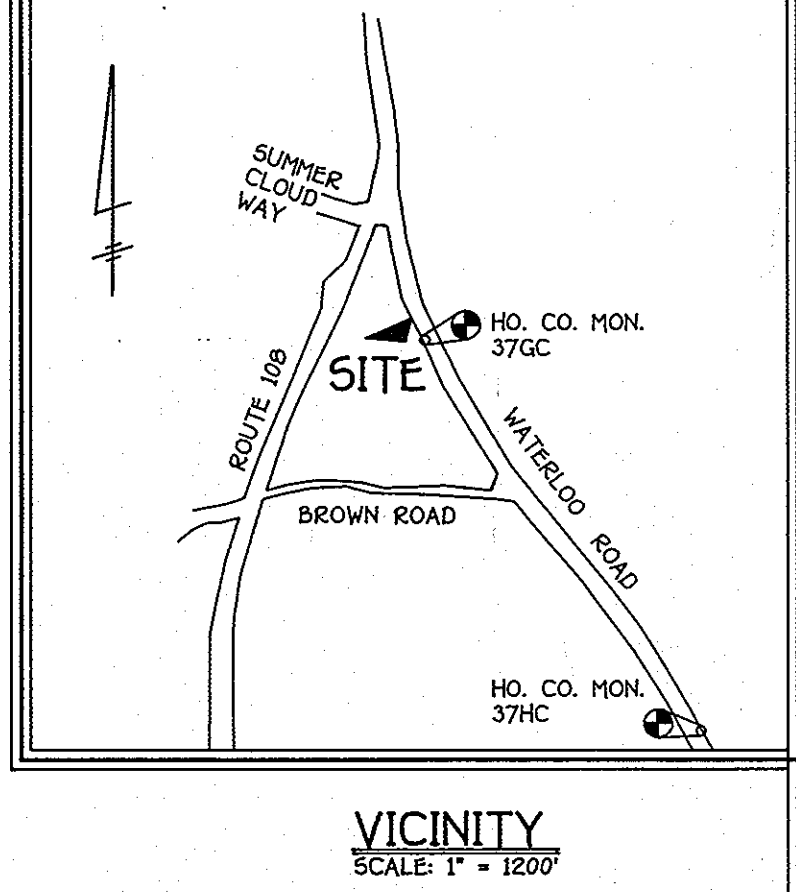
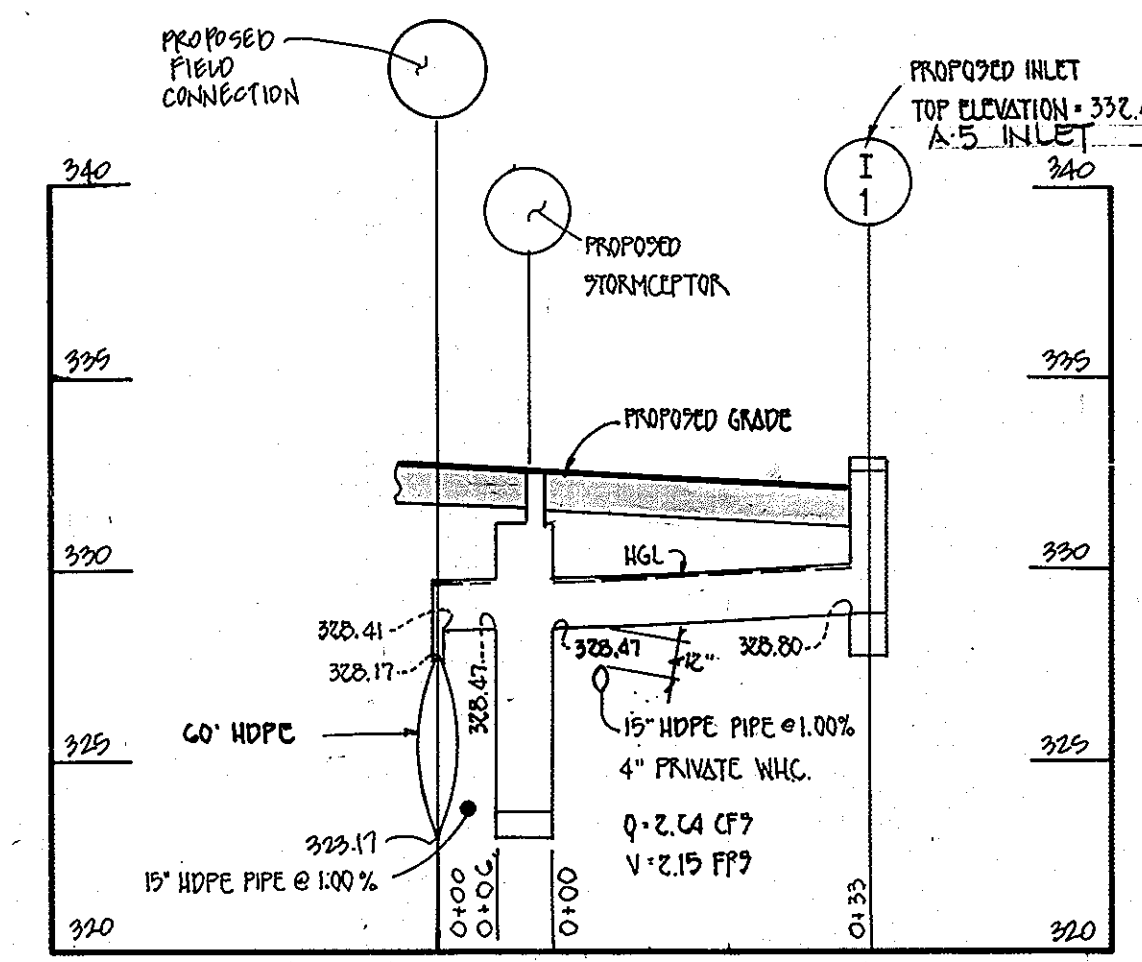
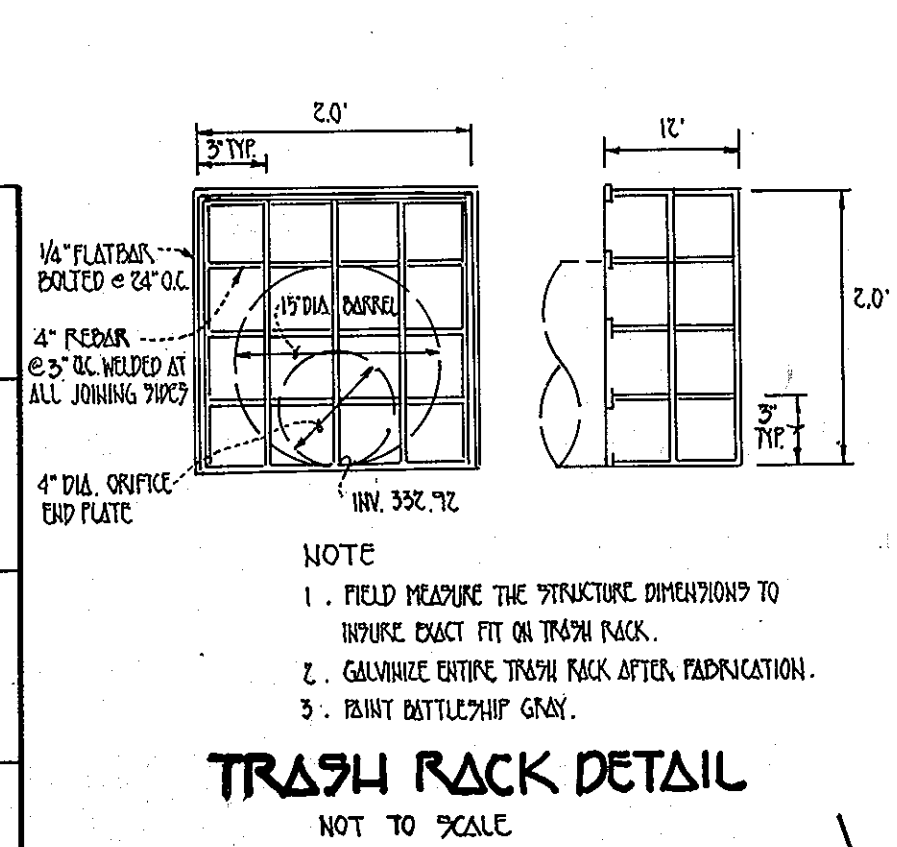
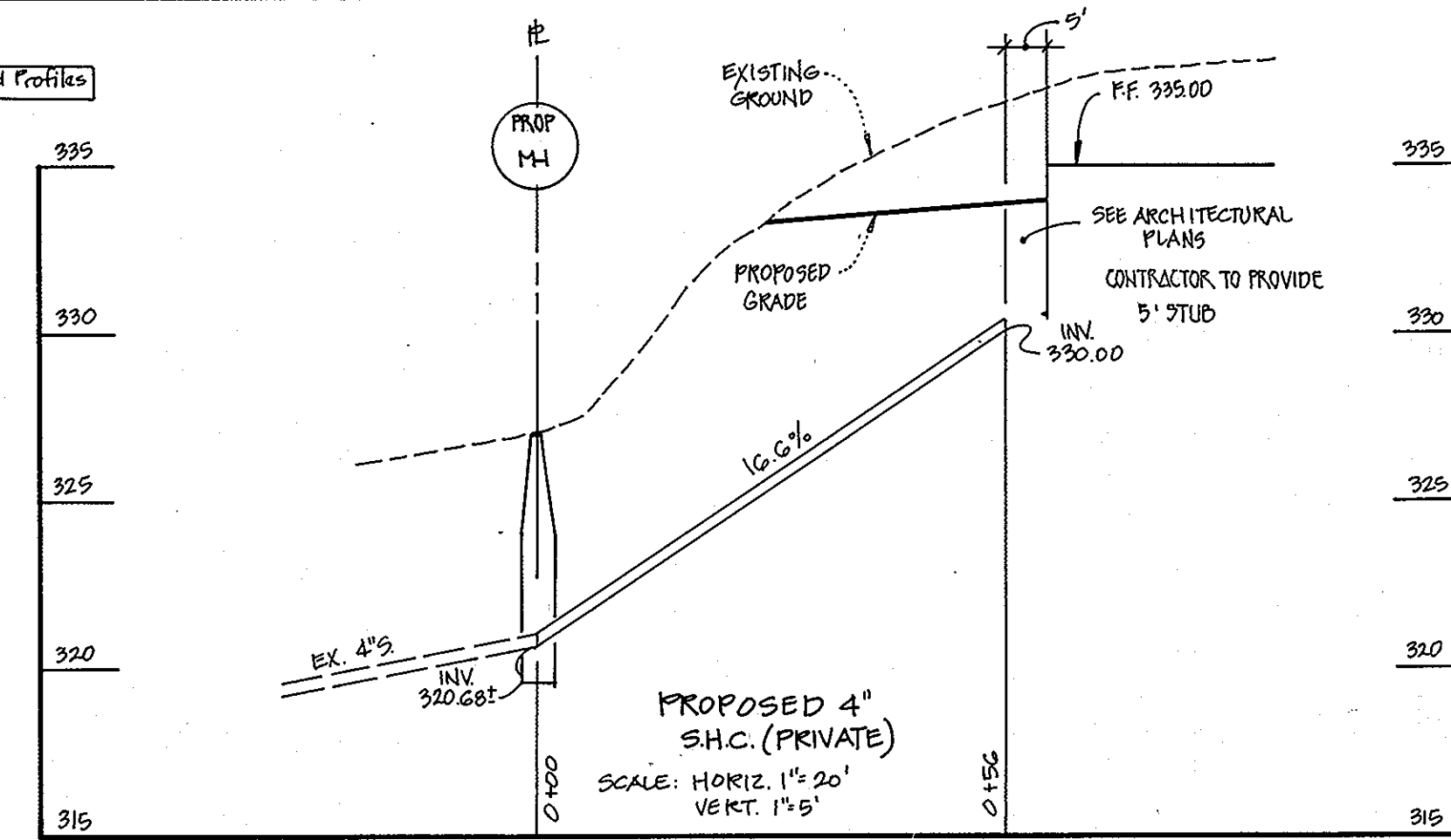
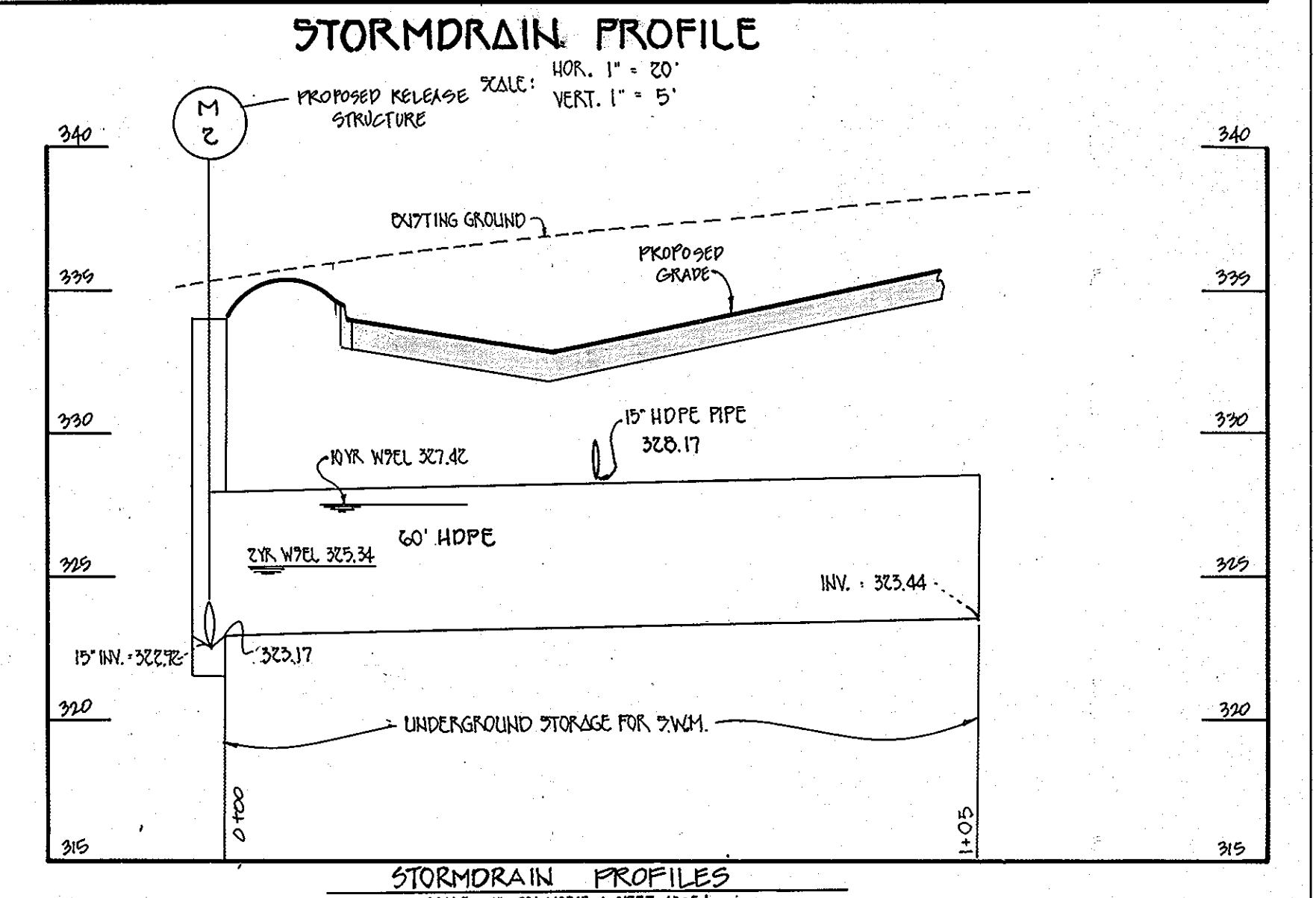
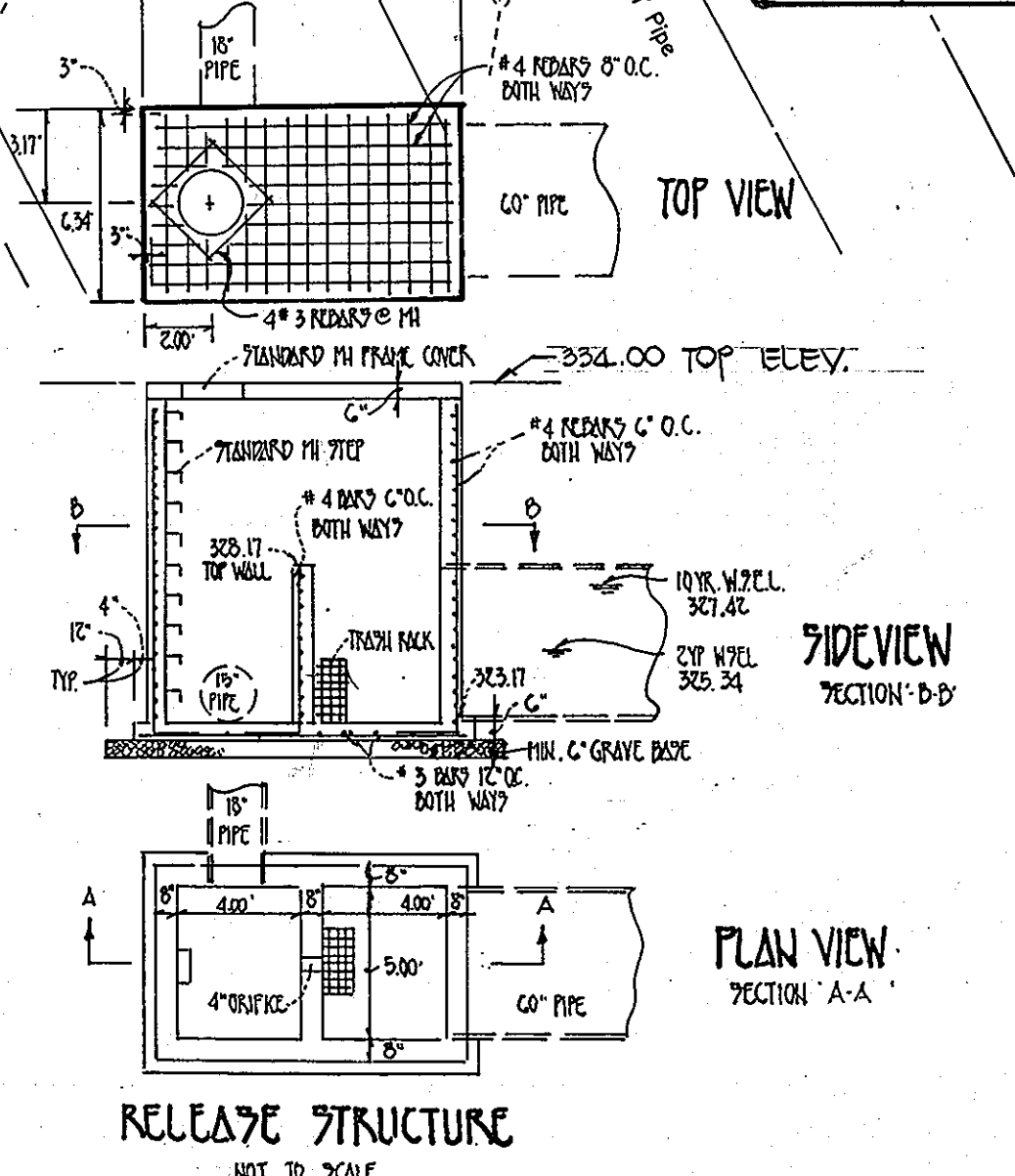
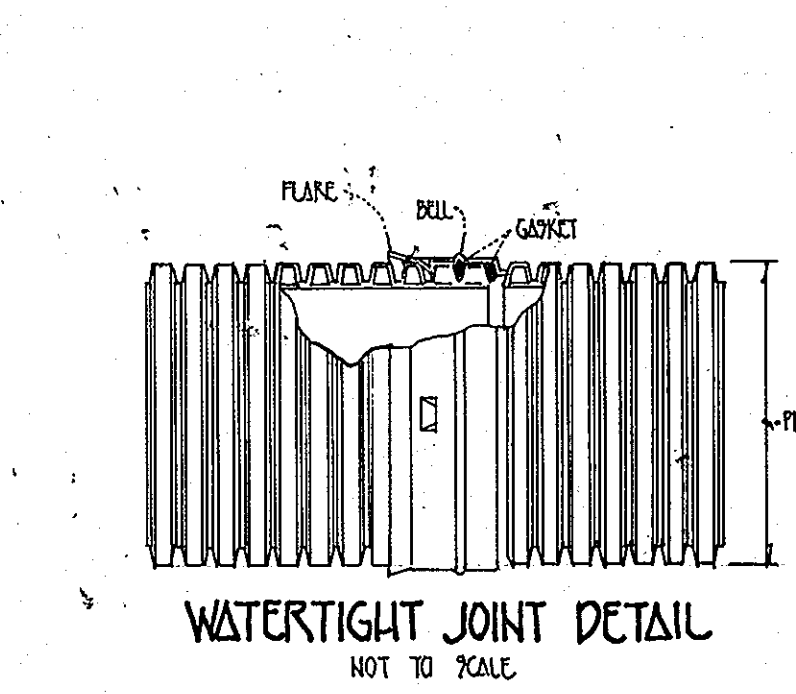
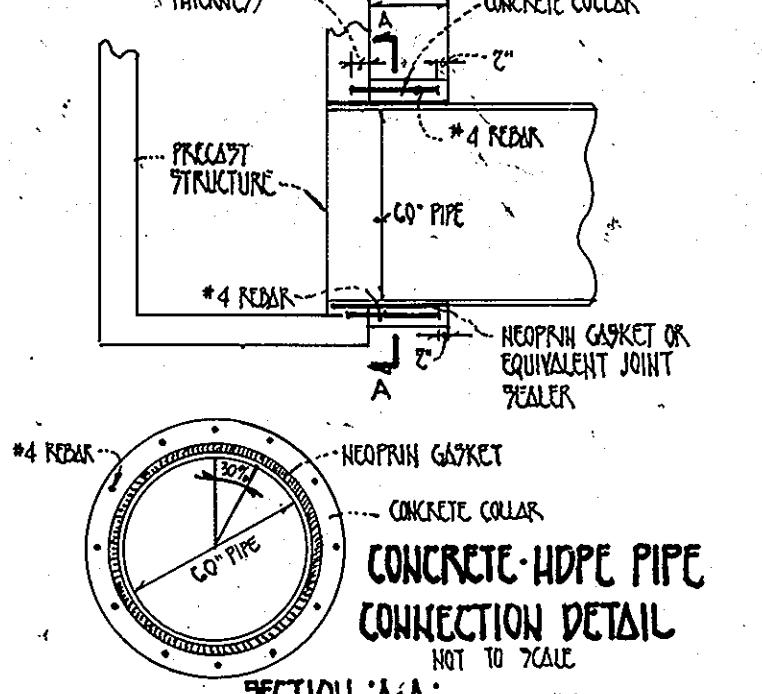


SHEET INDEX	
Sheet No.	Description
1 of 9	Demolition Plan/Sediment And Erosion Control Plan And Profiles
2 of 9	Plan View
3 of 9	Landscape Plan and Soils Map
4 of 9	Notes And Details
5 of 9	Drainage Area Map



LEGEND	
Symbol	Description
--- (dashed)	Existing Contour 2' Interval
--- (dotted)	Existing Contour 10' Interval
--- (dash-dot)	Proposed Contour 2' Interval
--- (long-dash)	Proposed Contour 10' Interval
+ 624	Spot Elevation
-SF--SF-	Silt Fence
FF	First Floor Elevation
BE	Basement Elevation
⊙	Proposed Walkout
--- (dashed)	Earth Dike
-X-X-	Tree Protection
---	Existing Tree Line
L.O.D.	Limit of Disturbance
(X)	Existing Street Tree



FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21114
 410.461.2955

ENGINEER'S CERTIFICATE
 I certify that this plan for erosion and sediment control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.
 Signature of Engineer (Print name below signature) *John P. Atwell* Date 10/15/98

DEVELOPER'S CERTIFICATE
 I/We certify that all development and construction will be done according to this plan, and that any responsible personnel involved in the construction project will have a Certificate of Attendance at a Department of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by the Howard Soil Conservation District.
 Signature of Developer (Print name below signature) *John P. Atwell* Date 10/15/98

Reviewed for HOWARD SCD and meets Technical Requirements.
Cheryl Simmons 10/21/98
 U.S.D.A.-Natural Resources Conservation Service
 This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.
John R. Johnson 10/21/98
 Howard SCD

OWNER
 PAT DOYLE
 4050 OVERLOOK DRIVE
 ELLICOTT CITY, MARYLAND 21104

APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Director - Department of Planning and Zoning *Paul Suter* 10/28/98
 Chief, Division of Land Development *Cheryl Hamilton* 10/27/98
 Chief, Development Engineering Division *Robert Johnson* 10/20/98

SUBDIVISION		SECTION/AREA	LOT NO.
DOYLE PROPERTY			
PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE
3283 / 44E	20	B-1	37
WATER CODE	SEWER CODE	ELEC. DIST.	CENSUS TR.
E08	3460000	G	6067.03

DEMOLITION PLAN AND SEDIMENT & EROSION CONTROL
DOYLE PROPERTY
 TAX MAP No: 37 PARCEL: 264
 SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
 SCALE: AS SHOWN DATE: JUNE, 1998
 SHEET 1 OF 5

F.C.C.*

SCHEDULE A PERIMETER LANDSCAPE EDGE				
Category	Perimeter Edge			
	1	2	3	4
Landscape Type	A	A	C	B
Linear Feet Or Roadway Frontage/Perimeter	298	252	160	12
Credit For Existing Vegetation (Yes, No Linear Feet) (Describe Below If Needed)	NO	NO	NO	NO
Credit For Wall, Fence Or Berm (Yes, No Linear Feet) (Describe Below If Needed)	NO	NO	NO	NO
Number Of Plants Required				
Shade Trees	5	4	4	0
Evergreen Trees	0	0	0	0
Shrubs	0	0	0	0
Number Of Plants Provided				
Shade Trees	5	4	4	0
Evergreen Trees	0	0	2	0
Other Trees (2:1 Substitution)	0	0	0	0
Shrubs (10:1 Substitution) (Describe Plant Substitution Credits)	NA	NA	30	NA

SCHEDULE B PARKING LOT INTERNAL LANDSCAPING	
Number Of Parking Spaces	20
Number Of Trees Required	1
Number Of Trees Provided	1
Shade Trees	1
Other Trees (2:1 Substitution)	NA

SOILS LEGEND		
SOIL	NAME	CLASS
Md	Made land	Md
SfB2	Sassafras gravelly sandy loam, 1 to 5 percent slopes, moderately eroded	B
SfC2	Sassafras loam, 5 to 10 percent slopes, moderately eroded	B
SsE	Sassafras soils, 15 to 40 percent slopes	B

NOTES:
 * Hydric soils and/or contains hydric inclusions
 ** May contain hydric inclusions
 † Generally only within 100-year floodplain areas

FOOD LIC. P-1804 SUBDIVISION
 PARCEL B
 PLAT M.D.R. NO. 13014
 ZONED B-2

FOOD LIC. P-1804 SUBDIVISION
 PARCEL C
 ZONED B-2

N 555400
 E 1370600

N 555200
 E 1370600

"THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISION OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE DEVELOPER'S AGREEMENT IN THE AMOUNT OF \$51,000."

PLAN VIEW
 SCALE: 1" = 20'

LANDSCAPE SCHEDULE

QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
14	⊙	ACER RUBRUM OCTOBER GLORY	OCTOBER GLORY MAPLE	2 1/2"-3"
8	⊙	PINUS STROBUS	WHITE PINE	C'-8' HT.
30	○	EUONYMUS ALATUS COMPACTA	DWARF WINGED EUONYMUS	2'-2 1/2' HT.



ENGINEER'S CERTIFICATE

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

Signature of Engineer (Print name below signature) *John P. Doyle* Date 10/15/98

DEVELOPER'S CERTIFICATE

"I/we certify that all development and construction will be done according to this plan, and that any responsible personnel involved in the construction project will have a Certificate of Attendance at a Department of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by the Howard Soil Conservation District."

Signature of Developer (Print name below signature) *John P. Doyle* Date 10-15-98

OWNER

4050 OVERLOOK DRIVE
 ELLICOTT CITY, MARYLAND 21043

APPROVED: DEPARTMENT OF PLANNING AND ZONING

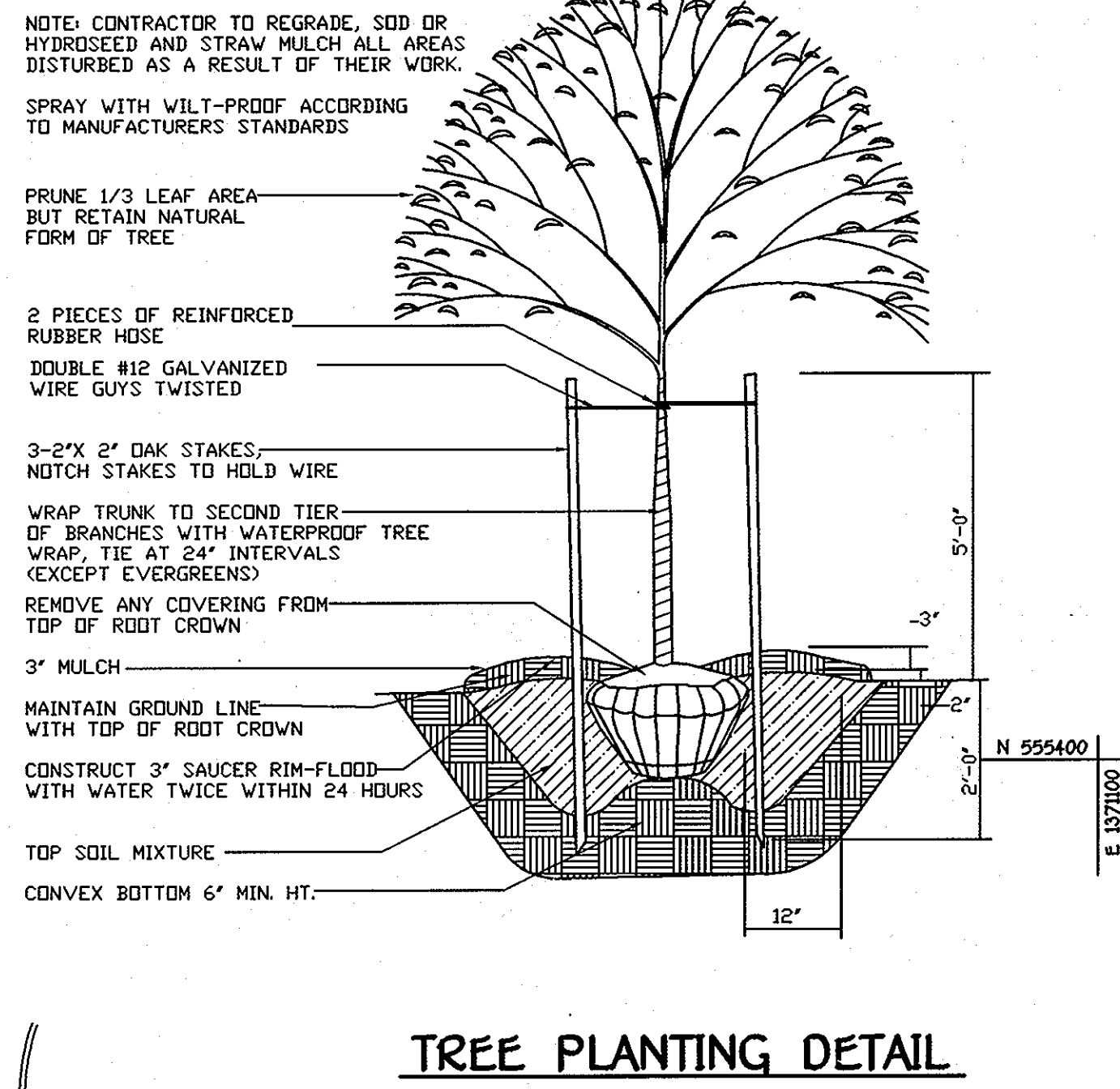
Director - Department of Planning and Zoning *[Signature]* Date 10/28/98
 Chief, Division of Land Development *[Signature]* Date 10/27/98
 Chief, Development Engineering Division *[Signature]* Date 10/20/98

SUBDIVISION		DOYLE PROPERTY		SECTION/AREA	LOT NO.
PLAT NO.	BLOCK NO.	ZONE	TAX-ZONE	ELEC. DIST.	CENSUS TR.
3205/442	20	B-1	37	6	6067.03
WATER CODE	SEWER CODE				
E08	3460000				

LANDSCAPE PLAN AND SOILS MAP

DOYLE PROPERTY

ZONED B-1
 TAX MAP NO: 37 PARCEL: 264
 SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
 SCALE: AS SHOWN DATE: JUNE, 1998
 SHEET 3 OF 5



TREE PLANTING DETAIL

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, root and shape shown on the plant list and the American Association of Nurserymen (AAN) Standards. Plant material shall be healthy, vigorous, free from defects, decay, disfiguring roots, sun scald injuries, abrasions of the bark, plant disease, 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 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 specifications 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.

Protection of existing vegetation to remain shall be accomplished by the temporary installation of 4 foot high snow fence or blaze orange safety fence at the drip line.

Contractor is responsible for installing all material in the proper planting season for each plant type. All planting is to be completed within the 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 trenches or prepared planting beds and mulched with composted hardwood mulch as details and specified except where noted on plans.

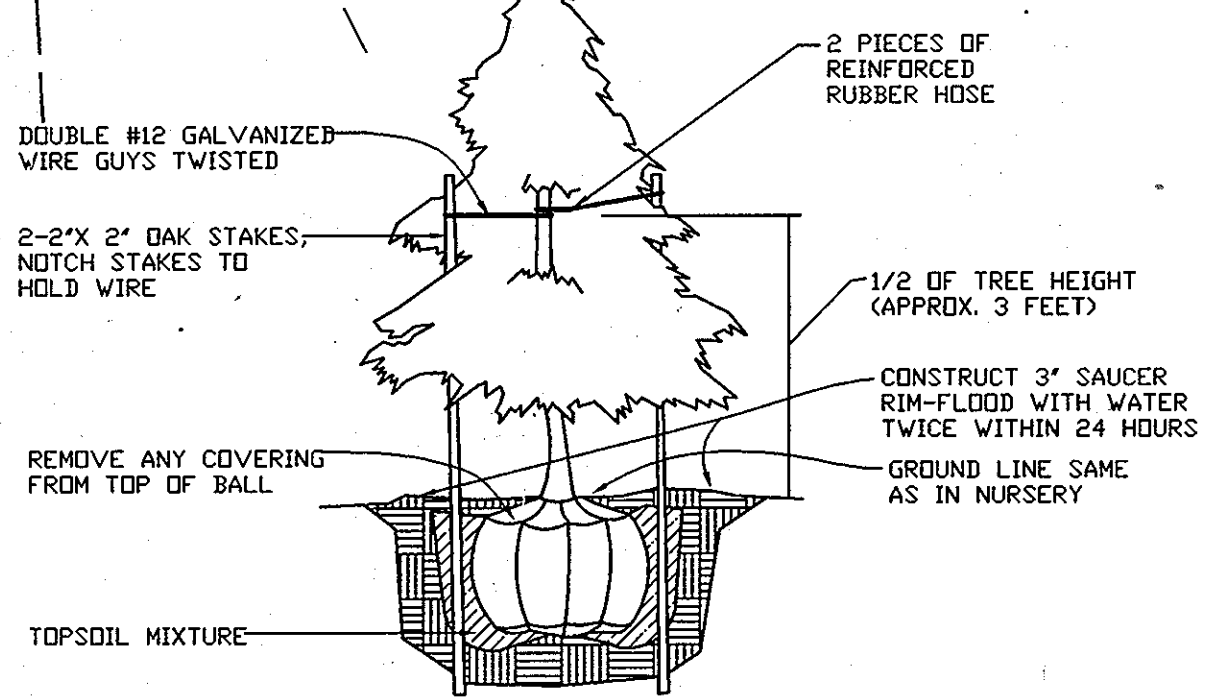
Positive drainage shall be maintained in planting beds (2 percent slope).

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 ground cover 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.



EVERGREEN PLANTING DETAIL

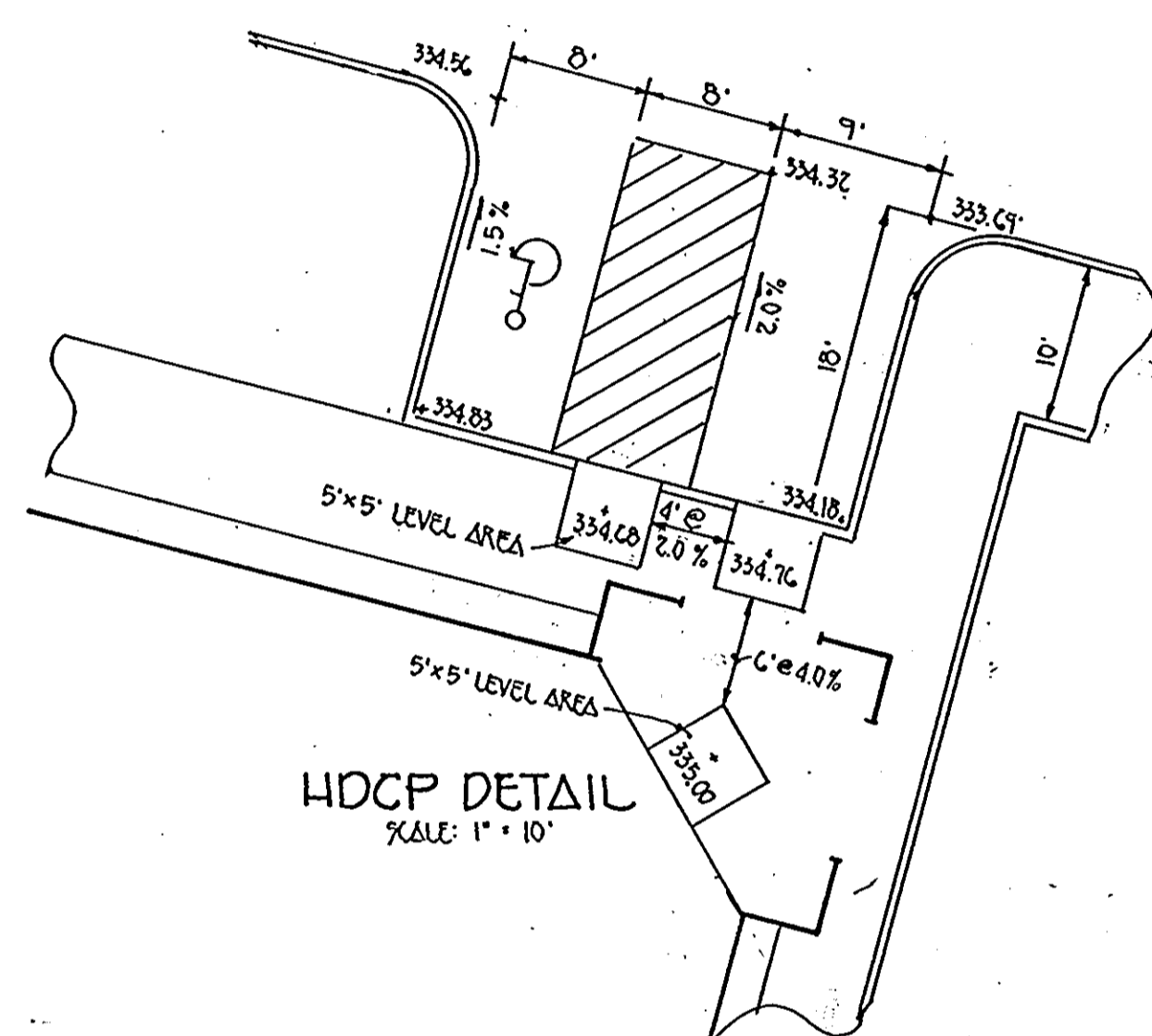
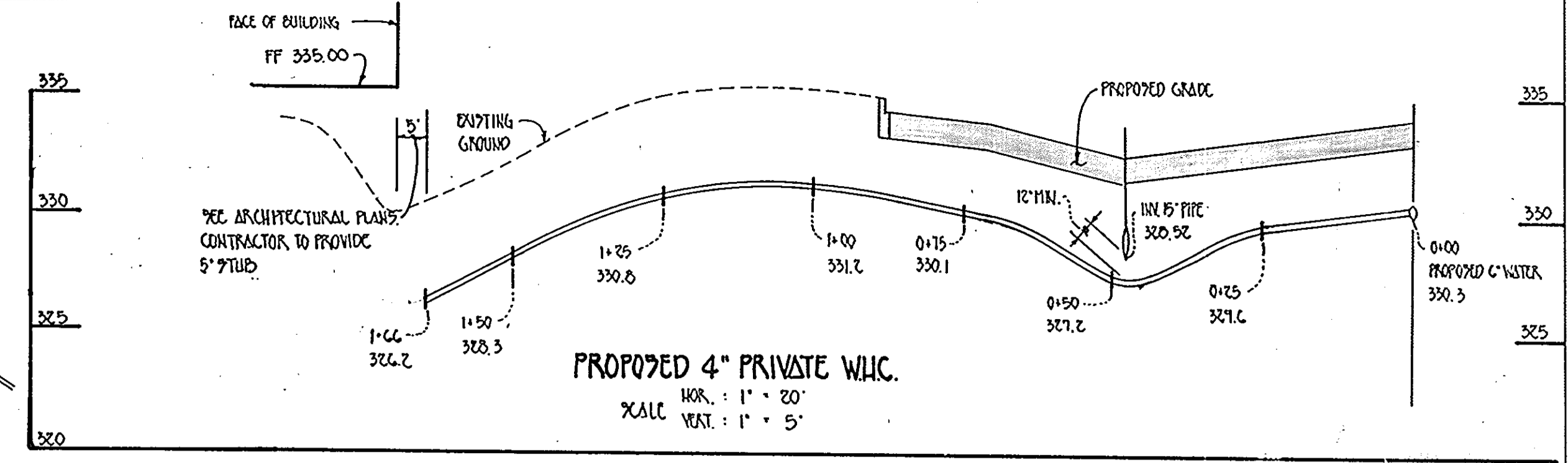
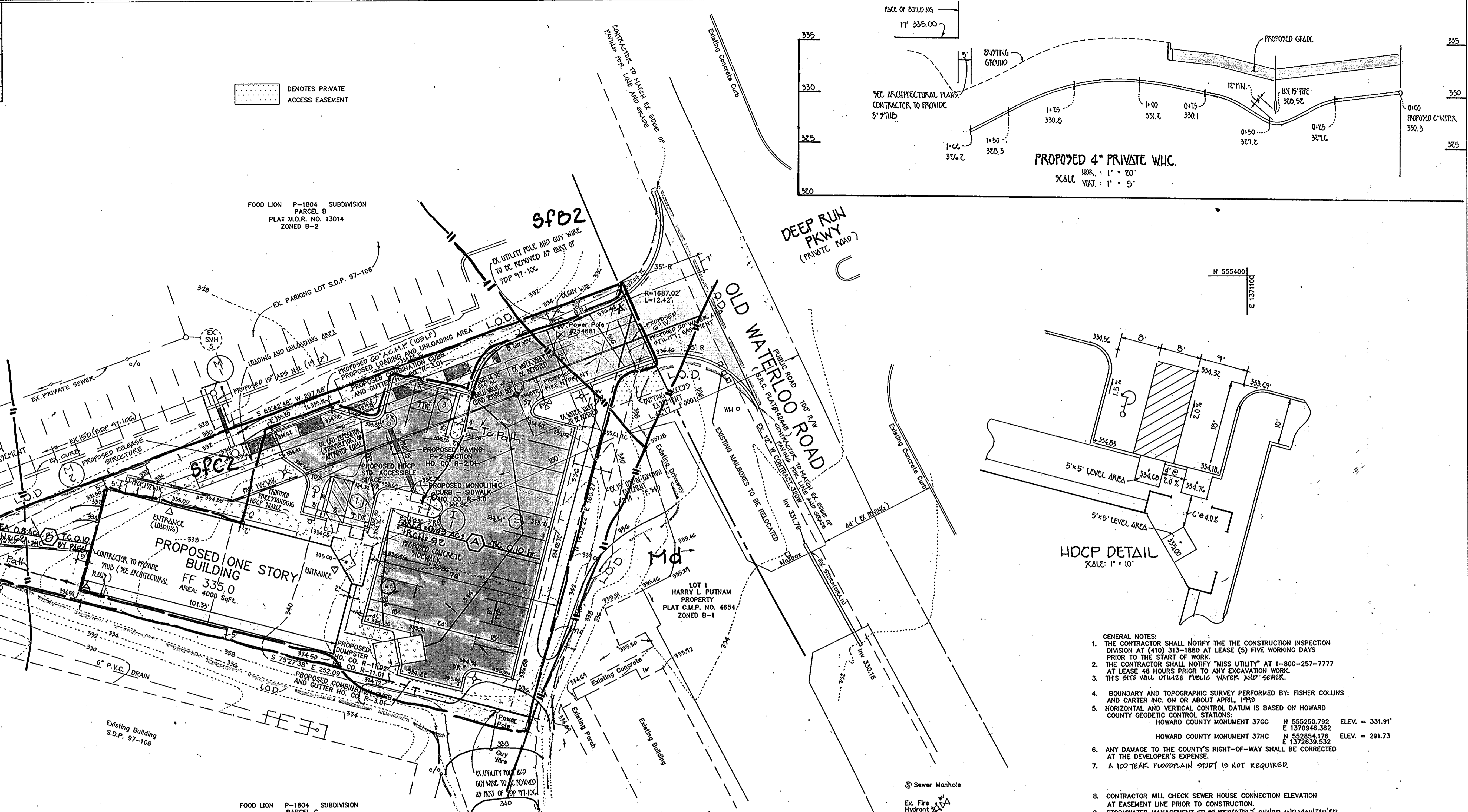
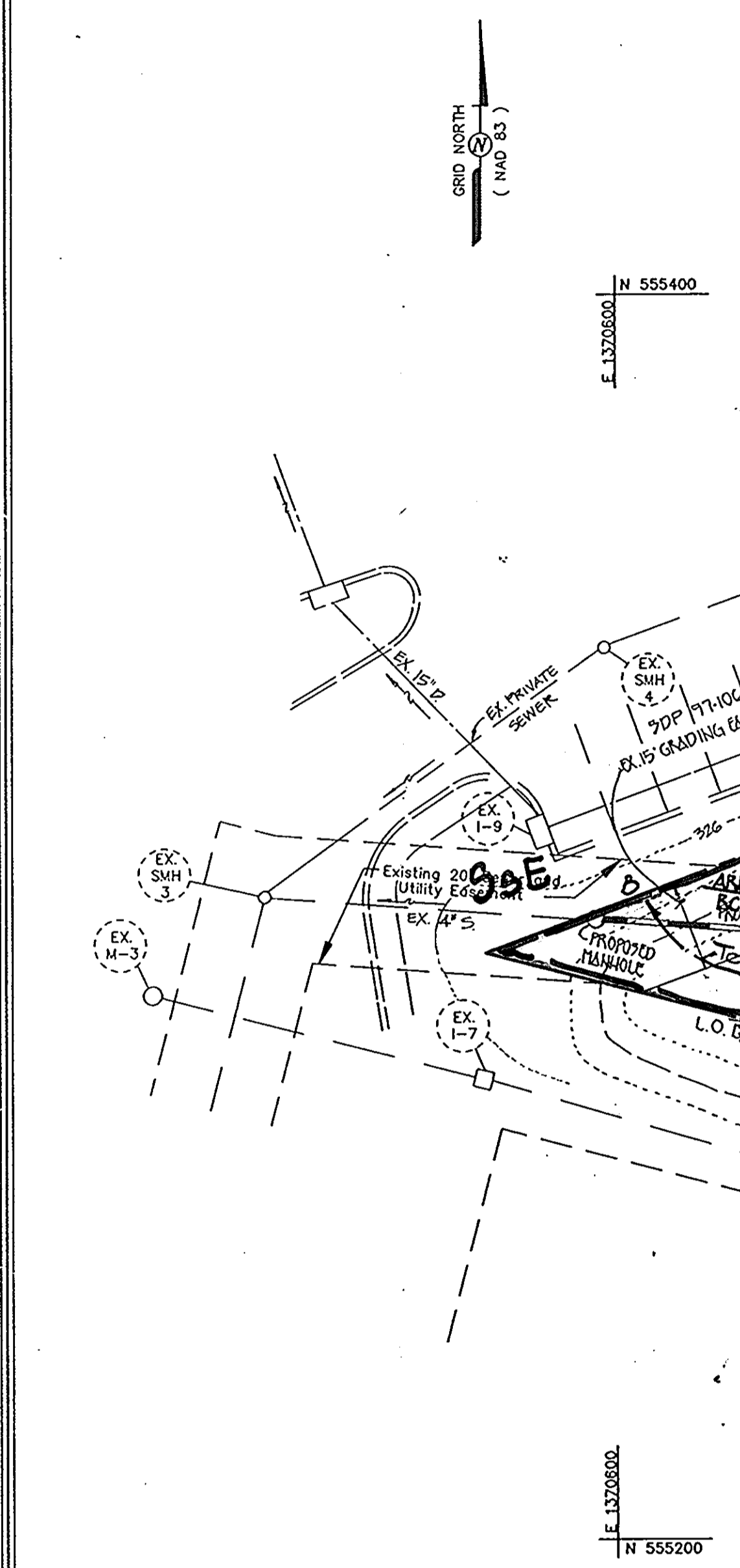
TREE PLANTING DETAIL

NOT TO SCALE

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 1000 SQUARE OFFICE PARK • 10272 BALTIMORE NATIONAL PIKE
 ELKLOTT CITY, MARYLAND 21042
 (410) 461-2255

SOILS LEGEND		
SOIL	NAME	CLASS
Md	MUDE LAND	Md
SFB2	7A27AFR47 GRAVELLY SANDY LOAM, 1 TO 5% SLOPE, MODERATELY ERODED	D
SFC2	7A27AFR47 GRAVELLY SANDY LOAM, 5 TO 10% SLOPE, MODERATELY ERODED	D
SsE	7A27AFR47 SOIL, 15 TO 40% SLOPE	D

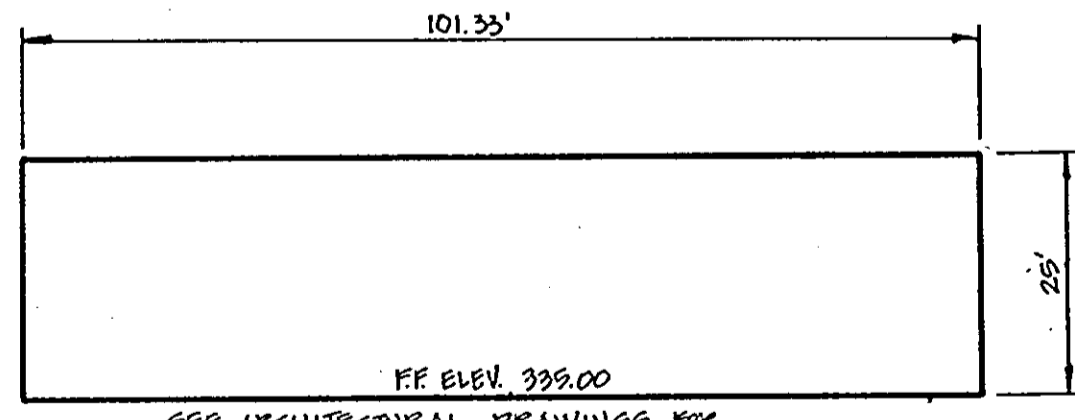
NOTE:
 * HYDRIC SOIL AND/OR CONTAINS HYDRIC INCLUSION?
 ** MAY CONTAIN HYDRIC INCLUSION?
 † GENERALLY ONLY WITHIN 100 YEAR FLOODPLAIN AREA?



- GENERAL NOTES:
- THE CONTRACTOR SHALL NOTIFY THE THE CONSTRUCTION INSPECTION DIVISION AT (410) 313-1880 AT LEAST (5) FIVE 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.
 - THIS SITE WILL UTILIZE PUBLIC WATER AND SEWER.
 - BOUNDARY AND TOPOGRAPHIC SURVEY PERFORMED BY FISHER COLLINS AND CARTER INC. ON OR ABOUT APRIL, 1998.
 - HORIZONTAL AND VERTICAL CONTROL DATUM IS BASED ON HOWARD COUNTY GEODETIC CONTROL STATIONS:
 HOWARD COUNTY MONUMENT 37GC N 555250.792 ELEV. = 331.91'
 E 1370946.362
 HOWARD COUNTY MONUMENT 37HC N 552854.176 ELEV. = 291.73'
 E 1372639.532
 - ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
 - A 100 YEAR FLOODPLAIN STUDY IS NOT REQUIRED.

- SEQUENCE OF CONSTRUCTION
- OBTAIN GRADING PERMIT.
 - INSTALL SEDIMENT AND EROSION CONTROL MEASURES AS SHOWN ON PLAN (3 DAYS)
 - DEMOLISH EXISTING STRUCTURE AND CLEAR 4' GRAD SITE (5 DAYS)
 - MASS GRADE SITE TO SUBGRADE (14 DAYS)
 - CONSTRUCT UTILITIES AND BUILDINGS (180 DAYS)
 - CONSTRUCT CURBS AND GUTTERS AND SIDEWALKS (4 DAYS)
 - INSTALL BASE COURSE PAVING (2 DAYS)
 - FINISH GRADE SITE, INSTALL LANDSCAPING AND PERMANENT SEEDING (2 DAYS)
 - AS UNPAID AREAS ARE STABILIZED WITH PERMANENT SEEDING SEDIMENT AND EROSION CONTROL MEASURES CAN BE REMOVED AS PERMISSION IS GRANTED BY EHS INSPECTOR.
 - 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.
 - WATER METER WILL BE INSIDE BUILDING.

PROPOSED EXTERIOR LIGHTING:
 ALL LIGHTING SHALL BE DIRECTED / REFLECTED AWAY FROM ALL ADJACENT PUBLIC ROAD'S AND RESIDENTIAL ZONING DISTRICTS IN ACCORDANCE WITH SECTION 134 OF THE HOWARD COUNTY ZONING REGULATIONS.



SEE ARCHITECTURAL DRAWINGS FOR COMPLETE BUILDING DETAILS AND ELEVATIONS.
 NOT TO SCALE

LEGEND	
Symbol	Description
---	Existing Contour 2' Interval
---	Existing Contour 10' Interval
---	Proposed Contour 2' Interval
---	Proposed Contour 10' Interval
+ 624	Spot Elevation
-SF-SF-	Silt Fence
FF	First Floor Elevation
BE	Basement Elevation
(M)	Proposed Walkout
---	Earth Dike
-X-X-	Tree Protection
---	Existing Tree Line
L.O.D.	Limit Of Disturbance
(S)	Existing Street Tree

ADDRESS CHART	
PARCEL	ADDRESS
284	8524 WATERLOO ROAD

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 10772 BALTIMORE NATIONAL PIKE
 ELIJAH CITY, MARYLAND 21042
 (410) 461-2555

ENGINEER'S CERTIFICATE
 I certify that this plan for erosion and sediment control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District.
 Signature of Engineer (Print name below signature) John K. Johnson Date 10/21/98
DEVELOPER'S CERTIFICATE
 I/we certify that all development and construction will be done according to this plan, and that any responsible personnel involved in the construction project will have a Certificate of Attendance at a Department of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by the Howard Soil Conservation District.
 Signature of Developer (Print name below signature) John P. Putnam Date 10-15-98

Reviewed for HOWARD SCD and meets Technical Requirements.
John K. Johnson 10/21/98 Date
 U.S.D.A. - Natural Resources Conservation Service
 This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.
John K. Johnson 10/21/98 Date
 Howard SCD
OWNER
 PAT DOYLE
 4050 OVERLOOK DRIVE
 ELIJAH CITY, MARYLAND 21043

APPROVED: DEPARTMENT OF PLANNING AND ZONING

John K. Johnson 10/21/98 Date
 Director - Department of Planning and Zoning
John K. Johnson 10/21/98 Date
 Chief, Division of Land Development
John K. Johnson 10/21/98 Date
 Chief, Development Engineering Division

SUBDIVISION		SECTION/AREA	LOT NO.
DOYLE PROPERTY			
PLAT NO.	BLOCK NO.	ZONE	TAX/ZONE
3283 / 442	20	B-1	.37
WATER CODE		ELEC. DIST.	CENSUS TR.
E 08		6	6067.03
		SEWER CODE	
			3460000

SOIL MAP, 7WM PROPOSED CONDITION AND DRAINAGE AREA MAP

DOYLE PROPERTY

ZONED B-1
 TAX MAP No: 37 PARCEL: 264
 SIXTH ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
 SCALE: AS SHOWN DATE: JUNE, 1998
 SHEET 5 OF 5