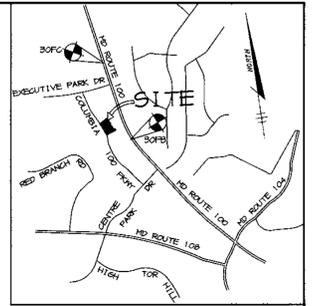


SHEET INDEX	
1	TITLE SHEET
2	SITE DEVELOPMENT PLAN
3	GRADING, SEDIMENT CONTROL, & DRAINAGE AREA PLAN
4	PROFILES
5	DETAILS & NOTES
6	LANDSCAPING PLAN, NOTES AND DETAILS

SITE DEVELOPMENT PLAN HAMPTON INN

2nd ELECTION DISTRICT HOWARD COUNTY, MARYLAND



BENCHMARKS

HO. CO. SURVEY CONTROL
STATION: 30FB
N 570,134 E 1,365,194

HO. CO. SURVEY CONTROL
STATION: 30FC
N 572,917 E 1,364,670

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 UNLESS OTHERWISE NOTED.
- THE EXISTING TOPOGRAPHY IS TAKEN FROM AERIAL SURVEY WITH MAXIMUM TWO FOOT CONTOUR INTERVALS PREPARED BY WINGS AERIAL MAPPING CO. DATED (JULY, 1998).
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY MONUMENT NOS. 30FB AND 30FC WERE USED FOR THIS PROJECT.
- WATER IS PUBLIC. CONTRACT NO. - 24-1588-D
- SEWER IS PUBLIC. CONTRACT NO. - 24-1588-D DRAINAGE AREA : 108 PUMPING STATION.
- 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.
- A WETLANDS DELINEATION FOR THIS PROJECT IS NOT REQUIRED.
- AN APFO TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY THE TRAFFIC GROUP DATED MAY 1999.
- A NOISE STUDY FOR THIS PROJECT IS NOT REQUIRED.
- A GEOTECHNICAL STUDY FOR THIS PROJECT IS NOT REQUIRED.
- STORMWATER QUALITY AND QUANTITY MANAGEMENT IS PROVIDED FOR THE DEVELOPMENT BY REGIONAL RETENTION FACILITY PER F-87-82.
- SUBJECT PROPERTY ZONED FOR 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: F-97-92, F-90-03, F-87-82, F97-147, SDP-89-230
- 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.
- PROFILES STATIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
- ALL FILL AREAS WITHIN ROADWAY AND UNDER STRUCTURES TO BE COMPACTED TO A MINIMUM OF 95% COMPACTION OF AASHTO T180.
- AS THIS PROJECT WAS SUBJECT TO FINAL PLANS AND MASS GRADING PLANS PRIOR TO THE FOREST CONSERVATION ACT, THERE ARE NO FOREST CONSERVATION REQUIREMENTS FOR THIS DEVELOPMENT.

SITE TABULATION

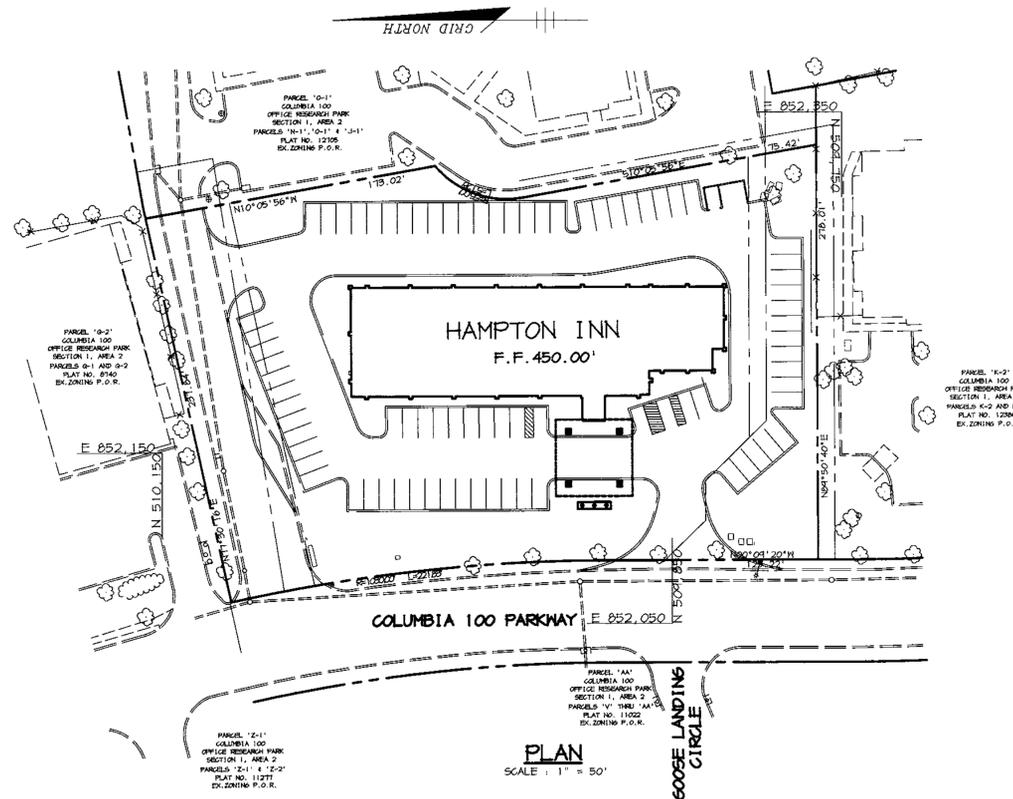
TOTAL AREA	1.948 AC. (84,856 SF)
LIMIT OF DISTURBANCE	1.66 AC. (72,510 SF)
CURRENT ZONING	P.O.R.
PROPOSED USE	HOTEL
NUMBER OF ROOMS	80
BUILDING COVERAGE	13,575 SQ.FT. (16% OF SITE)
CANOPY COVERAGE	2,025 SQ.FT. (2% OF SITE)
COMBINED COVERAGE	15,600 SQ.FT. (18% OF SITE)

REQUIRED PARKING	HOTEL
	1 SPACES PER ROOM* = 80 SPACES
	TOTAL 80 SPACES

PROPOSED PARKING	80 SPACES (INCLUDES 4 HC SPACES)
------------------	-------------------------------------

PAVED AREA 38,748 SF (46% OF SITE)

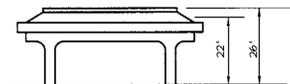
* PER HOWARD COUNTY ZONING REGULATIONS SECTION 133



PLAN
SCALE: 1" = 50'



BUILDING ELEVATION & PORTE COCHERE
(NOT TO SCALE)



PORTE COCHERE
(NOT TO SCALE)

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.	
<i>[Signature]</i> DIRECTOR	9/24/99 DATE
<i>[Signature]</i> CHIEF, DEVELOPMENT ENGINEERING DIVISION	9/15/99 DATE
<i>[Signature]</i> CHIEF, DIVISION OF LAND DEVELOPMENT	9/23/99 DATE

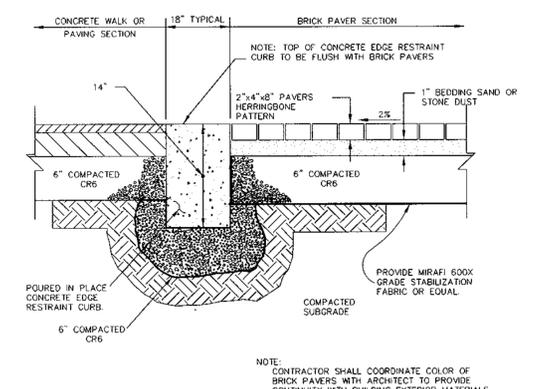
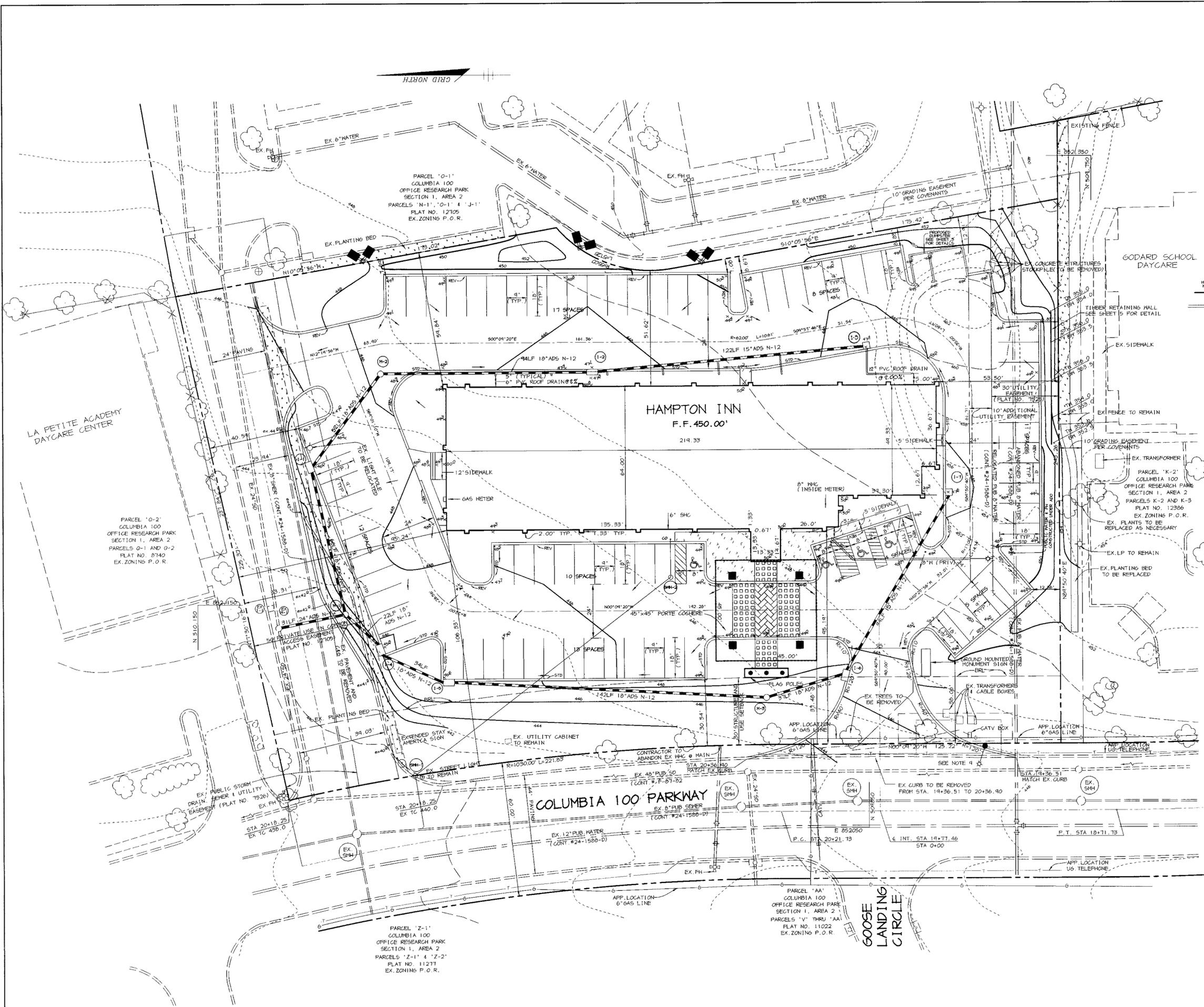
DATE NO.	REVISION
OWNER / DEVELOPER	
QUALITY INN SUITES 8040 PERRY HIGHWAY ERIE, PENNSYLVANIA 16509 (814) 864-4911	
PROJECT	
HAMPTON INN A FOUR STORY HOTEL	
AREA	
COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1 TAX MAP NO. 30, BLOCK 1218, PARCEL 260, ZONING: POR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND	
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

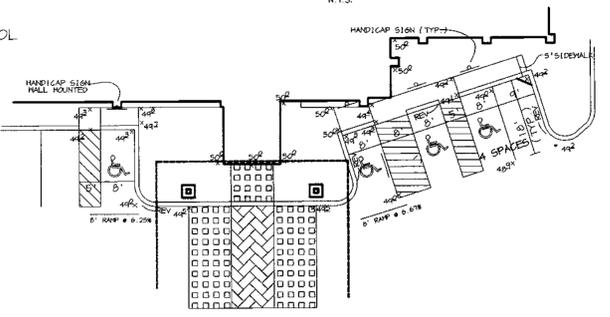
ADDRESS CHART	
PARCEL	STREET ADDRESS
N-1	8880 COLUMBIA 100 PARKWAY

SUBDIVISION NAME:		SECT./AREA:	PARCEL:
COLUMBIA 100 OFFICE RESEARCH PARK		1/2	N-1
PLAT #:	BLOCK #:	ZONE:	TAX MAP NO.:
12105	12418	POR	30
WATER CODE:		SEWER CODE:	
6-02		5651400	

DATE	DESIGNED BY: C.J.R.
	DRAWN BY: K.E.V.
	PROJECT NO: 99054/ SDP1.DWG
	DATE: SEPTEMBER 1, 1999
	SCALE: AS SHOWN
	DRAWING NO. 1 OF 6



BRICK PAVER SECTION AT PORTE COCHERE
N.T.S.



HANDICAPPED ENTRANCE DETAIL
N.T.S.

NOTES:

1. ALL RADII ARE 5' UNLESS OTHERWISE NOTED.
2. ALL DIMENSIONS ARE TO FACE OF CURB OR BUILDING UNLESS OTHERWISE NOTED.
3. ALL ON-SITE ROADS ARE PRIVATE.
4. ALL LIGHTING IS 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.
5. STD/REV - STANDARD TO REVERSE CURB TRANSITION.
6. P-1 PAVING
7. P-2 PAVING
8. CONCRETE
9. 250 MATT HPS VAPOR PENDANT, 30" BRONZE FIBERGLASS POLE WITH 12" ARM.

APPROVED : HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

John S. Smith 9/24/99
DIRECTOR DATE
William Dammus 9/16/99
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
Cindy Hammit 9/23/99
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

DATE	NO.	REVISION

OWNER / DEVELOPER
QUALITY INN SUITES
8040 PERRY HIGHWAY
ERIE, PENNSYLVANIA 16509
(814) 864-4411

PROJECT
**HAMPTON INN
A FOUR STORY HOTEL**

AREA COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1
TAX MAP NO 30, BLOCK 12818, PARCEL 260, ZONING: FOR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

TITLE
SITE DEVELOPMENT PLAN

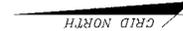
RIEMER MUEGGE & ASSOCIATES, INC.
ENGINEERING • ENVIRONMENTAL SERVICES • PLANNING • SURVEYING
8818 Centre Park Drive, Columbia, Maryland 21045
tel 410.997.8900 fax 410.997.9282

DATE	DESIGNED BY : C.J.R.
	DRAWN BY: K.E.V.
	PROJECT NO. 99054/SDF2.DWG
	DATE : SEPTEMBER 7, 1999
	SCALE : 1" = 20'
	DRAWING NO. 2 OF 6

DRAINAGE CHART

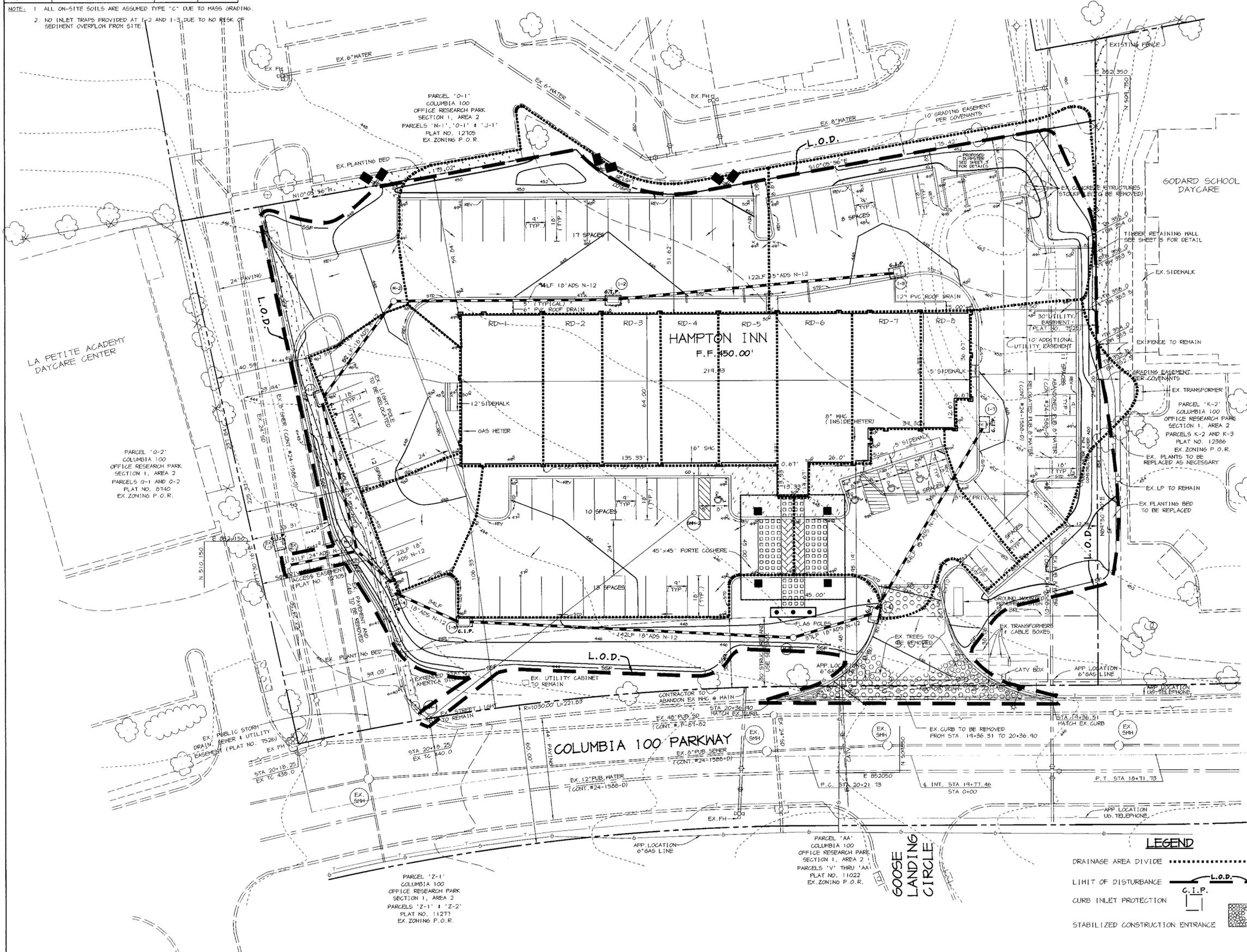
INLET	DRAINAGE AREA (AC)	%IMP	'C'
1-1	0.08	75%	0.68
1-2	0.41	76%	0.71
1-3	0.29	62%	0.62
1-4	0.04	75%	0.64
1-5	0.20	95%	0.82
1-6	0.11	91%	0.74
1-7	0.13	64%	0.67

NOTE: 1. ALL ON-SITE SOILS ARE ASSUMED TYPE "C" DUE TO MASS GRADING.
2. NO INLET TRAPS PROVIDED AT 1-2 AND 1-3 DUE TO NO RISK OF SEDIMENT OVERFLOW FROM SITE.



SEQUENCE OF CONSTRUCTION

- OBTAIN A GRADING PERMIT.
- INSTALL STABILIZED CONSTRUCTION ENTRANCE, SILT FENCE, AND SUPER SILT FENCE. (1 DAYS)
- UPON PERMISSION OF MD. CO. D.I.P. SEDIMENT CONTROL INSPECTOR, BEGIN ROUGH GRADING AND BUILDING CONSTRUCTION. CONSTRUCT TIMBER MALL AS GRADING PROCEEDS.
- UPON REACHING SUBGRADE ELEVATION INSTALL STORM DRAINS, SEWER AND WATER. (3 WEEKS)
- INSTALL CURB AND GUTTER THEN PAVE (4 WEEKS).
- INSTALL SIDEWALK, LIGHTS, AND LANDSCAPING. (2 WEEKS)
- STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEEDING NOTES (3 DAYS).
- COMPLETE ALL REMAINING CONSTRUCTION AND WITH PERMISSION OF D.I.P. SEDIMENT CONTROL INSPECTOR REMOVE SEDIMENT CONTROL DEVICES AND STABILIZE ALL REMAINING DISTURBED AREAS IN ACCORDANCE WITH PERMANENT SEEDING NOTES. (3 MONTHS)



BY THE DEVELOPER :

I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

[Signature] 9-7-99
DEVELOPER DATE

BY THE ENGINEER :

I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

[Signature] 9-7-99
ENGINEER DATE

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

[Signature] 9/14/99
NATURAL RESOURCES CONSERVATION SERVICE DATE

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

[Signature] 9/14/99
HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

[Signature] 9/24/99
DIRECTOR DATE

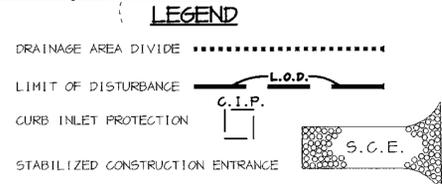
[Signature] 9/15/99
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

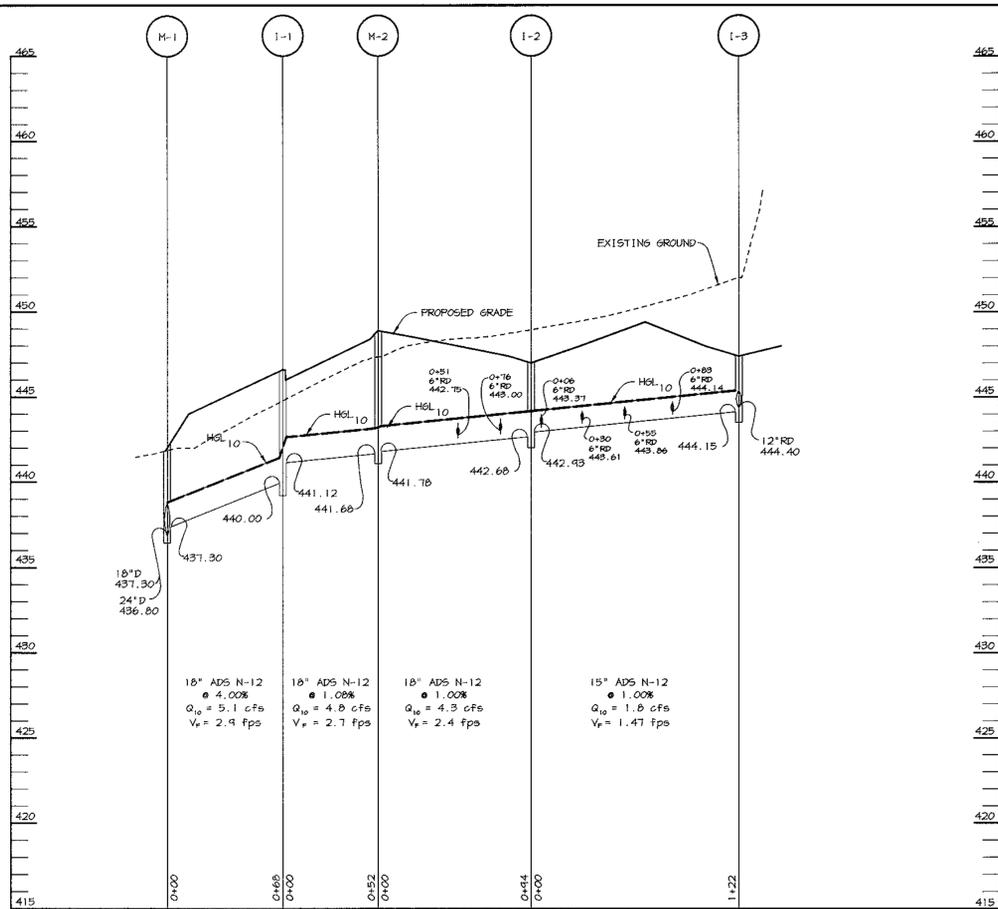
[Signature] 9/25/99
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

DATE NO.	REVISION
OWNER / DEVELOPER	
QUALITY INN SUITES 8040 PERRY HIGHWAY ERIE, PENNSYLVANIA 16509 (814) 864-4911	
PROJECT	
HAMPTON INN A FOUR STORY HOTEL	
AREA	
COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1 TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: POR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND	
TITLE	
SEDIMENT CONTROL AND GRADING 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	DESIGNED BY :	C.J.R.
	DRAWN BY :	K.E.V.	
	PROJECT NO :	99054/ SDP3.DWG	
	DATE :	SEPTEMBER 7, 1999	
	SCALE :	1" = 20'	
DRAWING NO. 3 OF 6			

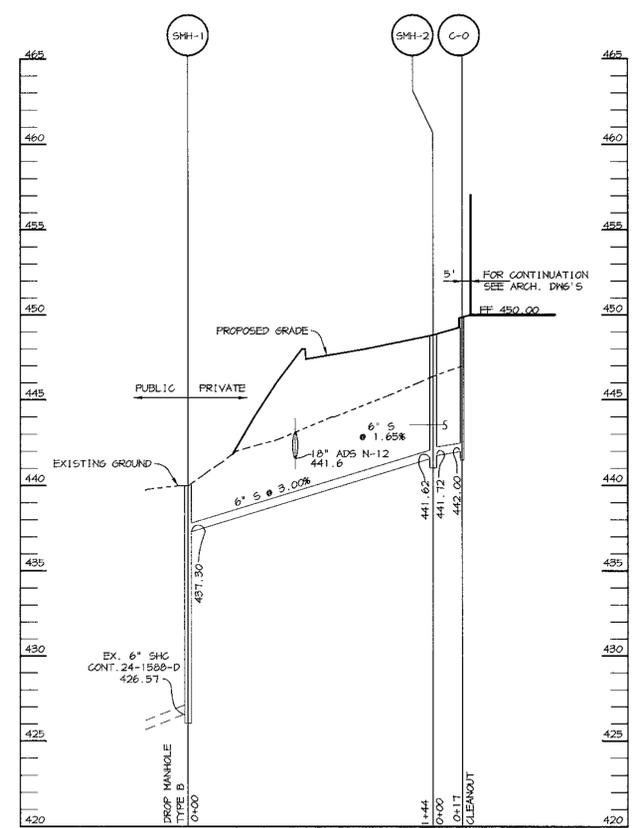
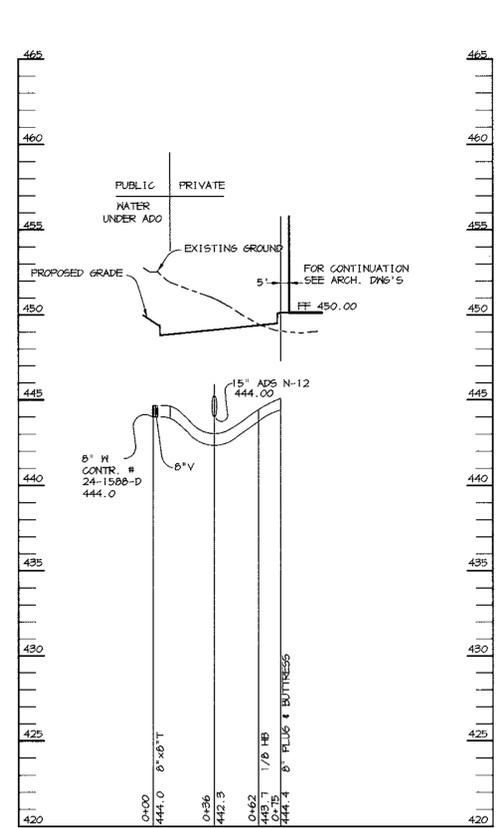
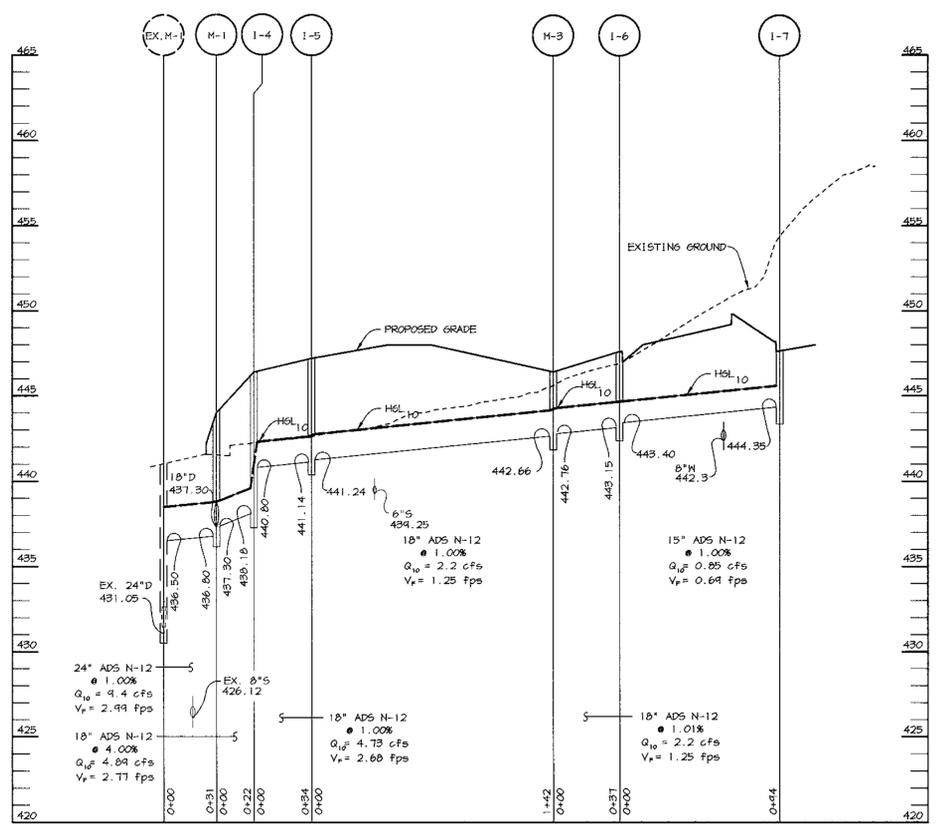




STRUCTURE SCHEDULE

STRUCTURE	TYPE	LOCATION	INV. IN	INV. OUT	TOP	WIDTH	REMARKS
I-1	A-5	N 510,040.35 E 852,212.12	441.12 (18")	440.00 (18")	446.6	2'-6"	HOCO STD. DETAIL SD 4.40
I-2	A-5	N 509,973.34 E 852,255.00	442.93 (15")	442.68 (18")	447.1	2'-6"	HOCO STD. DETAIL SD 4.40
I-3	TERMINAL S-COMB.	N 509,850.67 E 852,265.31	444.40 (12")	444.15 (15")	447.4	-	HOCO STD. DETAIL SD 4.32
I-4	A-5	N 510,067.02 E 852,130.42	440.80 (18")	439.18 (18")	446.4	2'-6"	HOCO STD. DETAIL SD 4.01
I-5	A-5	N 510,037.93 E 852,116.64	441.24 (18")	441.14 (18")	447.2	2'-6"	HOCO STD. DETAIL SD 4.01
I-6	A-5	N 509,856.43 E 852,117.64	443.40 (15")	443.15 (18")	447.6	2'-6"	HOCO STD. DETAIL SD 4.01
I-7	TERMINAL S-COMB.	N 509,812.90 E 852,199.61	-	444.35 (15")	447.6	-	HOCO STD. DETAIL SD 4.32
M-1	4' MH	N 510,084.02 E 852,145.65	437.30 (18") 437.30 (18")	436.80 (24")	444.0	-	HOCO STD. DETAIL 6 5.13
M-2	4' MH	N 510,067.98 E 852,253.22	441.78 (18")	441.68 (18")	448.5	-	HOCO STD. DETAIL 6 5.13
M-3	4' MH	N 509,895.81 E 852,108.04	442.76 (18")	442.66 (18")	446.5	-	HOCO STD. DETAIL 6 5.13

NOTES: 1. LOCATION OF S INLETS AND MANHOLES IS AT CENTER OF TOP COVER.
 2. FOR "A" INLETS LOCATION IS GIVEN AT CENTER OF THROAT OPENING AT FACE OF CURB.
 3. TOP ELEVATION IS TOP OF CURB/GRATE/RIM.



BY THE DEVELOPER:
 I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.
 DEVELOPER: [Signature] DATE: 9.9.99

BY THE ENGINEER:
 I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.
 ENGINEER: [Signature] DATE: 9.9.99

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SOIL EROSION AND SEDIMENT CONTROL.
 [Signature] DATE: 9/14/99
 NATURAL RESOURCES CONSTRUCTION SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
 [Signature] DATE: 9/14/99
 HOWARD SOIL CONSERVATION DISTRICT

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 [Signature] DATE: 9/24/99
 DIRECTOR
 [Signature] DATE: 9/5/99
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 [Signature] DATE: 9/2/99
 CHIEF, DIVISION OF LAND DEVELOPMENT

DATE	NO.	REVISION
OWNER / DEVELOPER		
QUALITY INN SUITES 8040 PERRY HIGHWAY ERIE, PENNSYLVANIA 16509 (814) 864-4911		
PROJECT		
HAMPTON INN A FOUR STORY HOTEL		
AREA		
COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1 TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: POR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND		
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

DATE: [Blank]
 DESIGNED BY: C.J.R.
 DRAWN BY: K.E.V.
 PROJECT NO: 99054/SDP4.DWG
 DATE: SEPTEMBER 7, 1999
 SCALE: AS SHOWN
 DRAWING NO. 4 OF 6



STANDARD SEDIMENT CONTROL NOTES

- A MINIMUM OF 48 HOURS NOTICE MUST BE GIVEN TO THE HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS, SEDIMENT CONTROL DIVISION PRIOR TO THE START OF ANY CONSTRUCTION (313-1855).
- ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL AND REVISIONS THERETO.
- FOLLOWING INITIAL SOIL DISTURBANCE OR RE-DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN: A) 7 CALENDAR DAYS FOR ALL PERIMETER SEDIMENT CONTROL STRUCTURES, B) PERIMETER SLOPES AND ALL SLOPES STEEPER THAN 3:1 (3) 14 DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
- ALL SEDIMENT TRAPS/BASINS MUST BE FENCED AND WARNING SIGNS POSTED AROUND THE PERIMETER IN ACCORDANCE WITH VOL. 1, CHAPTER 7, OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
- ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDING, SOO, TEMPORARY SEEDING, AND MULCHING (SEC. C). TEMPORARY STABILIZATION SHALL ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GERMINATION AND ESTABLISHED OF GRASSES.
- ALL SEDIMENT CONTROL STRUCTURES ARE TO REMAIN IN PLACE AND ARE TO BE MAINTAINED IN OPERATIVE CONDITION UNTIL PERMISSION FOR THEIR REMOVAL HAS BEEN OBTAINED FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.

7. SITE ANALYSIS:

TOTAL AREA OF SITE	1.948 ACRES
AREA DISTURBED	1.660 ACRES
AREA TO BE ROOFED OR PAVED	1.20 ACRES
AREA TO BE VEGETATIVELY STABILIZED	0.46 ACRES
TOTAL CUT	4,100 CU. YARDS
TOTAL FILL	4,100 CU. YARDS

- ANY SEDIMENT CONTROL PRACTICE WHICH IS DISTURBED BY GRADING ACTIVITY FOR PLACEMENT OF UTILITIES MUST BE REPAIRED ON THE SAME DAY OF DISTURBANCE.
- ADDITIONAL SEDIMENT CONTROLS MUST BE PROVIDED, IF DEEMED NECESSARY BY THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
- ON ALL SITES WITH DISTURBED AREAS IN EXCESS OF 2 ACRES, APPROVAL OF THE INSPECTION AGENCY SHALL BE REQUESTED UPON COMPLETION OF INSTALLATION OF PERIMETER EROSION AND SEDIMENT CONTROLS, BUT BEFORE PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING, OTHER BUILDING OR GRADING INSPECTION APPROVALS MAY NOT BE AUTHORIZED UNTIL THIS INITIAL APPROVAL BY THE INSPECTION AGENCY IS MADE.
- TRENCHES FOR THE CONSTRUCTION OF UTILITIES IS LIMITED TO THREE PIPE LENGTHS OR THAT WHICH SHALL BE BACK-FILLED AND STABILIZED WITHIN ONE WORKING DAY, WHICHEVER IS SHORTER.
- SITE GRADING WILL BEGIN ONLY AFTER ALL PERIMETER SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED AND ARE IN A FUNCTIONING CONDITION.
- SEDIMENT WILL BE REMOVED FROM TRAPS WHEN ITS DEPTH REACHES CLEAN OUT ELEVATION SHOWN ON THE PLANS.
- CUT AND FILL QUANTITIES PROVIDED UNDER SITE ANALYSIS DO NOT REPRESENT BID QUANTITIES. THESE QUANTITIES DO NOT DISTINGUISH BETWEEN TOPSOIL, STRUCTURAL FILL, OR EMBANKMENT MATERIAL, NOR DO THEY REFLECT CONSIDERATION OF UNDERCUTTING OR REMOVAL OF UNSUITABLE MATERIAL. THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH SITE CONDITIONS WHICH MAY AFFECT THE WORK.

TEMPORARY SEEDING NOTES

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

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

Soil Amendments: 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 of annual ryegrass (3.2 lbs. per 1000 sq.ft.). For the period May 1 thru August 14, seed with 3 lbs. per acre of weeping lovegrass (0.07 lbs. per 1000 sq.ft.). For the period November 16 thru February 28, protect site by applying 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring, or use sod.

Mulching: Apply 1-1/2 to 2 tons per acre (70 to 90 lbs. per 1000 sq.ft.) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal. per acre (5 gal. per 1000 sq ft.) of emulsified asphalt on flat areas. On slopes, 8 ft. or higher, use 347 gal. per acre (8 gal. per 1000 sq.ft.) for anchoring.

Refer to the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for rate and methods not covered.

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, discing or other acceptable means before seeding, if not previously loosened.

Soil Amendments: In lieu of soil test recommendations, use one of the following schedules:

- Preferred - Apply 2 tons per acre dolomitic limestone (92 lbs. per 1000 sq.ft.) and 600 lbs. per acre 10-10-10 fertilizer (14 lbs. per 1000 sq.ft.) before seeding. Harrow or disc into upper three inches of soil. At time of seeding, apply 400 lbs. per acre 30-0-0 ureaformal fertilizer (9 lbs. per 1000 sq.ft.).
- Acceptable - Apply 2 tons per acre dolomitic limestone (92 lbs. per 1000 sq.ft.) and 1000 lbs. per acre 10-10-10 fertilizer (23 lbs. per 1000 sq.ft.) before seeding. Harrow or disc into upper three inches of soil.

Seeding: For the period March 1 thru April 30 and from August 1 thru October 15, seed with 60 lbs. per acre (1.4 lbs. per 1000 sq.ft.) of Kentucky 31 Tall Fescue. For the period May 1 thru July 31, seed with 60 lbs. Kentucky 31 Tall Fescue per acre and 2 lbs. per acre (0.05 lbs. per 1000 sq.ft.) of weeping lovegrass. During the period October 16 thru February 28, protect site by one of the following options:

- 2 tons per acre of well-anchored mulch straw and seed as soon as possible in the spring.
- Use sod.
- Seed with 60 lbs. per acre Kentucky 31 Tall Fescue and mulch with 2 tons per acre well anchored straw.

Mulching: Apply 1-1/2 to 2 tons per acre (70 to 90 lbs. per 1000 sq.ft.) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal. per acre (5 gal. per 1000 sq ft.) of emulsified asphalt on flat areas. On slopes, 8 ft. or higher, use 347 gal. per acre (8 gal. per 1000 sq.ft.) for anchoring.

Maintenance: Inspect all seeded areas and make needed repairs, replacements and reseedings.

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

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

Construction and Material Specifications

- Topsoil salvaged from the existing site may be used provided that it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA - SCS in cooperation with Maryland Agricultural Experiment Station.
- Topsoil Specifications - Soil to be used as topsoil must meet the following:
 - Topsoil shall be a loam, sandy loam, clay loam, silty loam, sandy clay loam, loamy sand. Other soils may be used if recommended by an agronomist or soil scientist and approved by the appropriate approval authority. Regardless, topsoil shall not be a mixture of contrasting textured subsoils and shall contain less than 5% by volume of chert, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger than 1" in diameter.
 - Topsoil must be free of plants or plant parts such as bermuda grass, quackgrass, Johnsongrass, nutgrass, poison ivy, hickory, or others as specified.
 - Where subsoil is either highly acidic or composed of heavy clays, ground limestone shall be spread at the rate of 4-8 tons/acre (100-400 pounds per 1,000 square feet) prior to the placement of topsoil. Limestone shall be distributed uniformly over designated areas and worked into the soil in conjunction with tillage operations as described in the following procedures.

- For sites having disturbed areas under 5 acres:
 - Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization - B Section I - Vegetative Stabilization Methods and Materials.
- For sites having disturbed areas over 5 acres:
 - On soil meeting Topsoil specifications, obtain test results detailing fertilizer and lime amendments required to bring the soil into compliance with the following:
 - pH for topsoil shall be between 6.0 and 7.5. If the tested soil demonstrates a pH of less than 6.0, sufficient lime shall be prescribed to raise the pH to 6.5 or higher.
 - Organic content of topsoil shall be not less than 1.5 percent by weight.
 - Topsoil having soluble salt content greater than 500 parts per million shall not be used.
 - No soil or seed shall be placed on soil which has been treated with soil sterilants or chemicals used for weed control until sufficient time has elapsed (14 days min.) to permit dissipation of phytotoxic materials.
 - 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.

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

V. Topsoil Application

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

VI. 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:

i. Composted Sludge Material for use as a soil conditioner for sites having disturbed areas over 5 acres shall conform to the following requirements:

- 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.
- 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.
- Composted sludge shall be applied at a rate of 1 ton/1,000 square feet.
- 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 Sodding, MD-VA, Pub. #1, Cooperative Extension Service, University of Maryland and Virginia Polytechnic Institutes. Revised 1973.

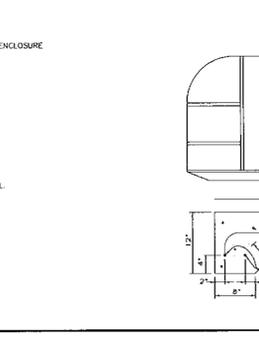
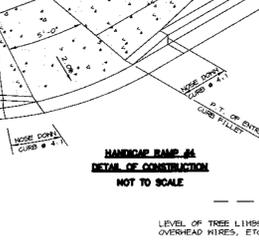
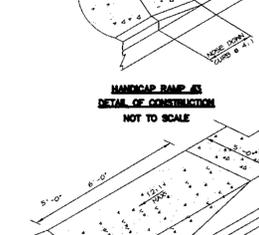
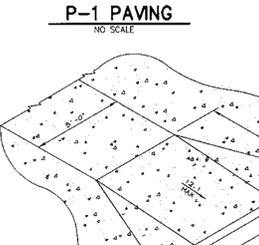
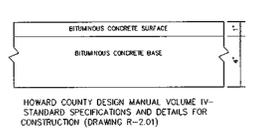
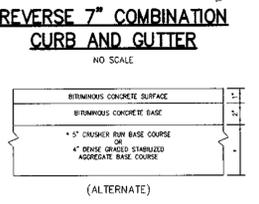
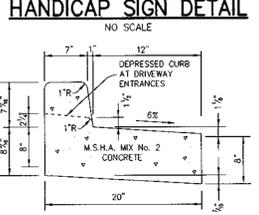
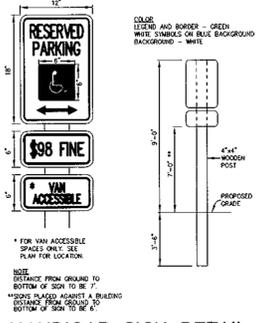
DUST CONTROL NOTES

TEMPORARY METHODS

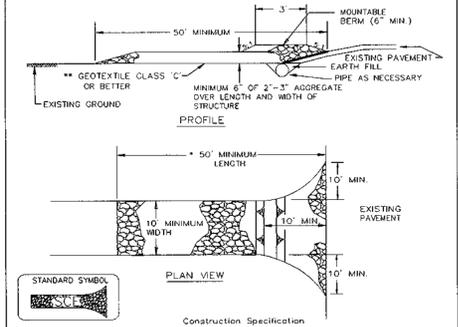
- MULCHES - SEE STANDARDS FOR VEGETATIVE STABILIZATION WITH MULCHES ONLY. MULCH SHOULD BE CRIMPED OR TACKED TO PREVENT BLOWING.
- VEGETATIVE COVER - SEE STANDARDS FOR VEGETATIVE COVER.
- TILLAGE - TO ROUGHEN SURFACE AND BRING CLODS TO THE SURFACE. THIS IS AN EMERGENCY MEASURE WHICH SHOULD BE USED BEFORE SOIL BLOWING STARTS.
- IRRIGATION - THIS IS GENERALLY DONE AS AN EMERGENCY TREATMENT. SITE IS SPRINKLED WITH WATER UNTIL THE SURFACE IS MOIST. REPEAT AS NEEDED. AT NO TIME SHOULD THE SITE BE IRRIGATED TO THE POINT THAT RUNOFF BEGINS TO FLOW.
- BARRIERS - SOLID BOARD FENCES, SILT FENCES, SNOW FENCES, BURLAP FENCES, STRAW BALES, AND SIMILAR MATERIAL CAN BE USED TO CONTROL AIR CURRENTS AND SOIL BLOWING. BARRIERS PLACED AT RIGHT ANGLES TO PREVENT CURRENTS AT INTERVALS OF ABOUT 10 TIMES THEIR HEIGHT ARE EFFECTIVE IN CONTROLLING SOIL BLOWING.
- CALCIUM CHLORIDE - APPLY AT RATES THAT WILL KEEP SURFACE MOIST. MAY NEED RETREATMENT.

PERMANENT METHODS

- PERMANENT VEGETATION - SEE STANDARDS FOR PERMANENT VEGETATIVE COVER, AND PERMANENT STABILIZATION WITH SOO. EXISTING TREES OR LARGE SHRUBS MAY AFFORD VALUABLE PROTECTION IF LEFT IN PLACE.
- TOPSOILING - COVERING WITH LESS EROSION SOIL MATERIALS. SEE STANDARDS FOR TOPSOILING.
- STONE - COVER SURFACE WITH CRUSHED STONE OR GRAVEL.

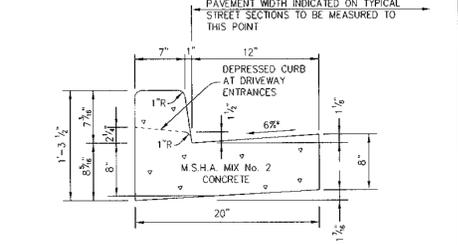


DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE

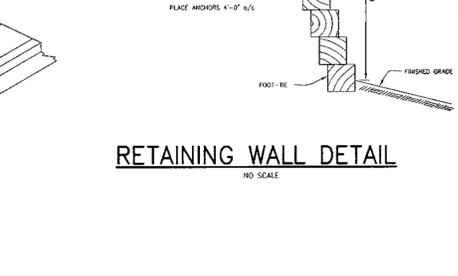
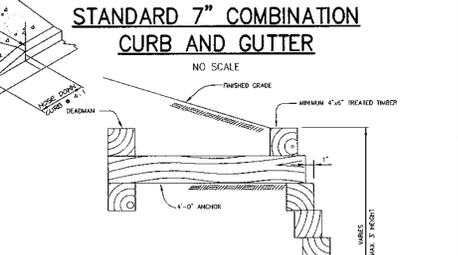


- Length - minimum of 50' (*30' for single residence lot).
- Width - 10' minimum, should be flared at the existing road to provide a turning radius.
- Geotextile fabric (filter cloth) shall be placed over the existing ground prior to placing stone. *The plan approval authority may not require single family residences to use geotextile.
- Stone - crushed aggregate (2" to 3") or reclaimed or recycled concrete equivalent shall be placed at least 6" deep over the length and width of the entrance.
- Surface Water - all surface water flowing to or diverted toward construction entrances shall be piped through the entrance, maintaining positive drainage. Pipe installed through the stabilized construction entrance shall be protected with a mounded berm with 5:1 slopes and a minimum of 6" of stone over the pipe. Pipe has to be sized according to the drainage. When the SCE is located at a high spot and has no drainage to convey a pipe will not be necessary. Pipe should be sized according to the amount of runoff to be conveyed. A 6" minimum will be required.
- Location - A stabilized construction entrance shall be located at every point where construction traffic enters or leaves a construction site. Vehicles leaving the site must travel over the entire length of the stabilized construction entrance.

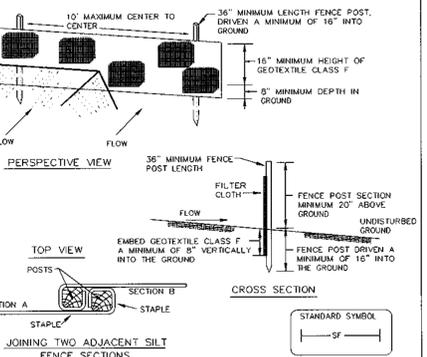
U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE	PAGE 7 - 17 - 3	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION
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STANDARD 7\"/>

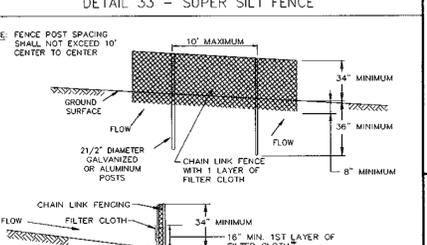


DETAIL 22 - SILT FENCE



- Fence posts shall be a minimum of 36" long driven 16" minimum into the ground. Wood posts shall be 1 1/2" x 1 1/2" square (minimum) cut, or 1 3/4" diameter (minimum) round and shall be of sound quality hardwood. Steel posts will be standard 7 or 1/2 section weighing not less than 100 pounds per linear foot.
- Geotextile shall be fastened securely to each fence post with wire ties.
- Where ends of geotextile fabric come together, they shall be overlapped, folded and stapled to prevent sediment by-pass.
- Silt Fence shall be inspected after each rainfall event and maintained when bulges occur or when sediment accumulation reached 50% of the fabric height.

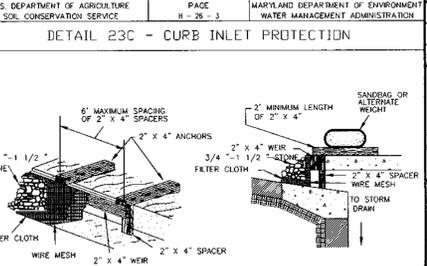
U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE	PAGE E - 15 - 3	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION
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- Fencing shall be 42" in height and constructed in accordance with the latest Maryland State Highway Details for Chain Link fencing. The specification for a 6" fence shall be used, substituting 42" fabric and 6" length posts.
- Chain link fence shall be fastened securely to the fence posts with wire ties. The lower tension wire, brace and truss rods, drive anchors and post caps are not required except on the ends of the fence.
- Filter cloth shall be fastened securely to the chain link fence with ties spaced every 24" at the top and mid section.
- Filter cloth shall be embedded a minimum of 8" into the ground.
- When two sections of filter cloth adjoin each other, they shall be overlapped by 6" and folded.
- Maintenance shall be performed as needed and silt buildups removed when "bulges" develop in the silt fence, or when silt reaches 50% of fence height.
- Filter cloth shall be fastened securely to each fence post with wire ties or staples at top and mid section and shall meet the following requirements for Geotextile Class F:

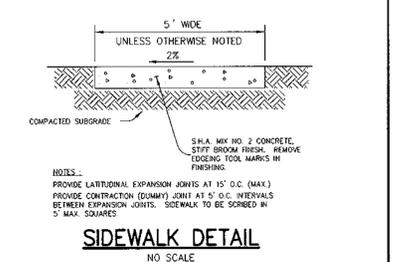
Tensile Strength	50 lbs/in. (min.)	Test: MSMT 509
Tensile Modulus	20 lbs/in. (min.)	Test: MSMT 509
Flow Rate	0.3 gal./ft. 7/minute (max.)	Test: MSMT 322
Filtering Efficiency	75% (min.)	Test: MSMT 322

U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE	PAGE H - 26 - 3	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION
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- Attach a continuous piece of wire mesh (30" minimum width with post length plus 4") to the 2" x 4" weir (measuring throat length plus 2") as shown on the standard drawing.
- Place a continuous piece of Geotextile Class E the same dimensions as the wire mesh over the wire mesh and securely attach it to the 2" x 4" weir.
- Securely nail the 2" x 4" weir to a 9" long vertical spacer to be located between the weir and the inlet face (max. 4" apart).
- Place the assembly against the inlet throat and nail (minimum 2" lengths of 2" x 4" to the top of the weir at spacer locations). These 2" x 4" anchors shall extend across the inlet top and be held in place by sandbags or alternate weight.
- The assembly shall be placed so that the end spacers are a minimum 1" beyond both ends of the throat opening.
- Form the 1/2" x 1/2" wire mesh and the geotextile fabric to the concrete gutter and against the face of the curb on both sides of the inlet. Place about 1/2" of stone over the wire mesh and geotextile in such a manner to prevent water from entering the inlet under or around the geotextile.
- This type of protection must be inspected frequently and the filter cloth and stone replaced when clogged with sediment.
- Assure that storm flow does not bypass the inlet by installing a temporary earth or asphalt curb to direct the flow to the inlet.

U.S. DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE	PAGE E - 16 - 5B	MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION
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BY THE DEVELOPER:

I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

Arthur E. Muegge 9.7.99
DEVELOPER DATE

BY THE ENGINEER:

I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

Arthur E. Muegge 9.7.99
ENGINEER DATE

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

Dee Simmon 9/14/99
NATURAL RESOURCES CONSERVATION SERVICE DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

John R. Ralston 9/14/99
DIRECTOR DATE

CHIEF, DEVELOPMENT ENGINEERING DIVISION

Arthur E. Muegge 9/15/99
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

OWNER / DEVELOPER

QUALITY INN SUITES
8040 PERRY HIGHWAY
ERIE, PENNSYLVANIA 16509
(814) 864-4411

PROJECT

HAMPTON INN
A FOUR STORY HOTEL

AREA COLUMBIA 100 OFFICE RESEARCH PARK
SECTION 1, AREA 2, PARCEL N-1
TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: POR
2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

DETAILS AND 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

DATE

DESIGNED BY: C.J.R.

DRAWN BY: K.E.V.

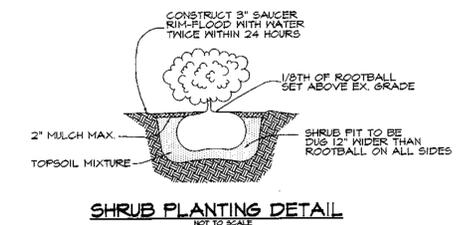
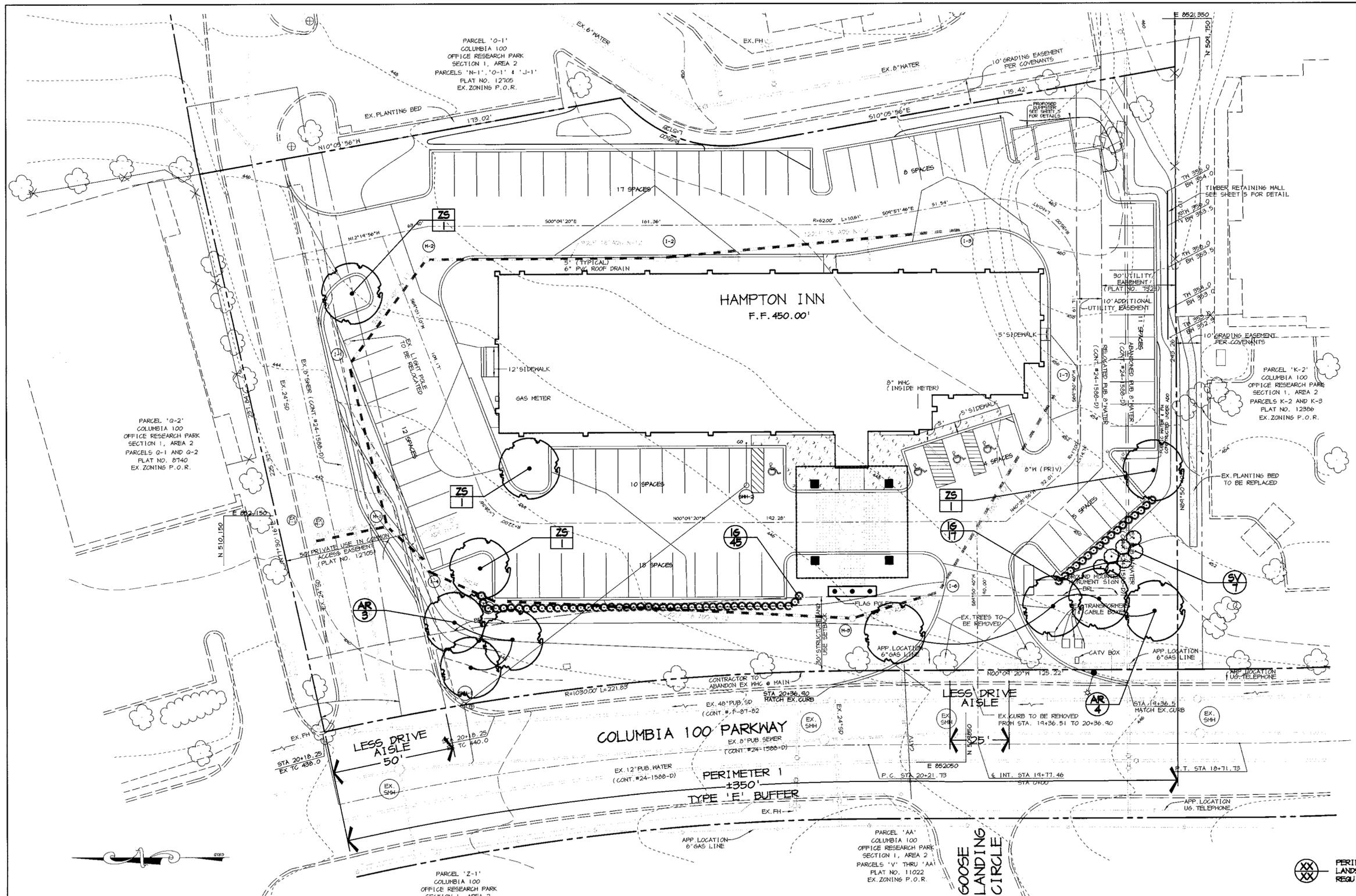
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SDPS/DWG

DATE: SEPTEMBER 7, 1999

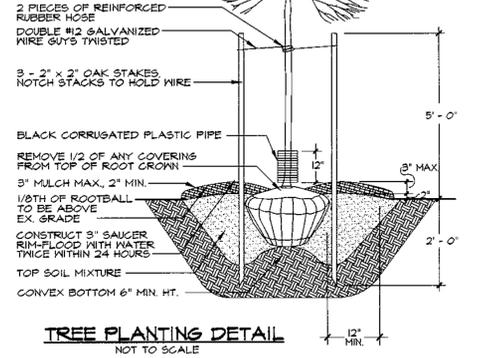
SCALE: AS SHOWN

DRAWING NO. 5 OF 6

SDP-99-160



SHRUB PLANTING DETAIL
 NOTE: CONTRACTOR TO REGRADE SOD OR HYDROSEED AND STRAW MULCH ALL AREAS DISTURBED AS A RESULT OF THEIR WORK.
 SPRAY WITH MILT-PROOF ACCORDING TO MANUFACTURER'S STANDARD
 PRUNE ONLY TO CORRECT OR IMPROVE FORM OR TO REMOVE DEAD, CONFLICTING OR DAMAGED BRANCHES.



TREE PLANTING DETAIL
 NOTES:
 1) THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE.
 2) FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING MUST BE POSTED AS PART OF THE GRADING PERMIT IN THE AMOUNT OF \$ 5,230.
 3) THIS PLAN IS FOR LANDSCAPING PURPOSES ONLY.
 4) CONTRACTOR IS SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, AND SAFETY PRECAUTIONS AND PROGRAMS.

DEVELOPER'S/BUILDER'S CERTIFICATE:
 I/WE CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE ACCORDING TO THE PLAN SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE HOWARD COUNTY LANDSCAPE MANUAL. I/WE FURTHER CERTIFY THAT UPON COMPLETION A CERTIFICATION OF LANDSCAPE INSTALLATION ACCOMPANIED BY AN EXTENDED ONE YEAR GUARANTEE OF PLANT MATERIALS WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.
 NAME: [Signature] DATE: 9.7.99

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 [Signature] 9/24/99 DATE
 [Signature] 9/15/99 DATE
 [Signature] 9/21/99 DATE

DATE NO. REVISION
 OWNER / DEVELOPER
 QUALITY INN SUITES
 8040 PERRY HIGHWAY
 ERIE, PENNSYLVANIA 16509
 (814) 864-4911

PROJECT: HAMPTON INN
 A FOUR STORY HOTEL
 AREA: COLUMBIA 100 OFFICE RESEARCH PARK
 SECTION 1, AREA 2, PARCEL N-1
 TAX MAP NO. 30, BLOCK 12410, PARCEL 260, ZONING: POR
 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
 TITLE: LANDSCAPE 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: 9.3.99
 DESIGNED BY: D.T.D.
 DRAWN BY: A.J.L.
 PROJECT NO: 99054/
 LSCP.DWG
 DATE: SEPTEMBER 7, 1999
 SCALE: 1" = 20'
 DRAWING NO. 6 OF 6

SCHEDULE A - PERIMETER LANDSCAPE EDGE

PERIMETER	ADJACENT TO ROADWAYS
LANDSCAPE TYPE	E
LINEAR FEET OF ROADWAY FRONTAGE/ PERIMETER	± 275'
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	NO
CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	YES ±75' DRIVE ENTRANCE
NUMBER OF PLANTS REQUIRED	
SHADE TREES	● 1/40' = 7
EVERGREEN TREES	● 1/4' = 69
SHRUBS	
NUMBER OF PLANTS PROVIDED	
SHADE TREES	7
EVERGREEN TREES	-
SMALL FLOWERING TREES	-
SHRUBS	69

SCHEDULE B - PARKING LOT INTERNAL LANDSCAPING

PARKING LOT	1
NUMBER OF PARKING SPACES	80
NUMBER OF SHADE TREES REQUIRED (1/20 SPACES)	4
NUMBER OF TREES PROVIDED	
SHADE TREES	4
OTHER TREES (2:1 SUBSTITUTION)	-
NUMBER OF ISLANDS REQUIRED	4
NUMBER OF ISLANDS PROVIDED	4

* 200 SF PLANTING AREA / ISLAND

SCHEDULE 'A' NOTES:
 * REGULATIONS DO NOT REQUIRE LANDSCAPED EDGES, BUFFERING, OR SCREENING BETWEEN INTERNAL LOTS OR PARCELS WITHIN THE SAME DEVELOPMENT* (Pg. 17 OF LANDSCAPE MANUAL)

PLANT LIST

SYMBOL	QTY.	SCIENTIFIC/COMMON NAME	SIZE	ROOT	SPACING	SURETY AMT. EACH	TOTAL SURETY
AR	7	ACER RUBRUM 'OCTOBER GLORY' OCTOBER GLORY RED MAPLE	2 1/2" - 3" CAL.	B&B	PLANT AS SHOWN	\$ 300	\$ 2,100
ZS	4	ZELKOVA SERRATA 'GREEN VASE' GREEN VASE ZELKOVA	2 1/2" - 3" CAL.	B&B	PLANT AS SHOWN	\$ 300	\$ 1,200
IG	63	ILEX GLABRA 'SHAMROCK' SHAMROCK INK BERRY	2 1/2" - 3" HT.	CONT.	PLANT 3' O.C.	\$ 30	\$ 1,890
SV	6	SYRINSA VULGARIS COMMON LILAC	2 1/2" - 3" HT.	B&B	PLANT 5'-6' O.C.	\$ 30	\$ 180
							\$ 5,370

PLANT LIST NOTES:
 1) SURETY AMOUNT IS BASED ON REQUIRED LANDSCAPE MATERIAL ONLY

XX PERIMETER LANDSCAPE REQUIREMENT
 XX PARKING LOT LANDSCAPE REQUIREMENT

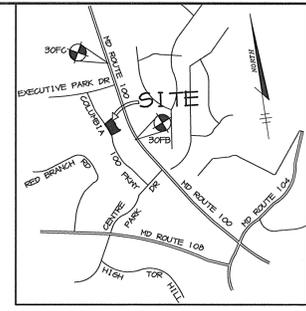
PLANTING LEGEND

PROP. SHADE TREE	
PROP. ORNAMENTAL TREE	
PROP. EVERGREEN TREE	
PROP. EVERGREEN SHRUB	
PROP. DECIDUOUS SHRUB	
EXISTING SHADE TREE	

SHEET INDEX	
1	TITLE SHEET
2	SITE DEVELOPMENT PLAN
3	GRADING, SEDIMENT CONTROL & DRAINAGE AREA PLAN
4	PROFILES
5	DETAILS & NOTES
6	LANDSCAPING PLAN, NOTES AND DETAILS

SITE DEVELOPMENT PLAN HAMPTON INN

2nd ELECTION DISTRICT HOWARD COUNTY, MARYLAND



BENCHMARKS

HO. CO. SURVEY CONTROL
STATION: 30FB
N 570, 134 E 1,365, 144

HO. CO. SURVEY CONTROL
STATION: 30FC
N 572, 917 E 1,364, 670

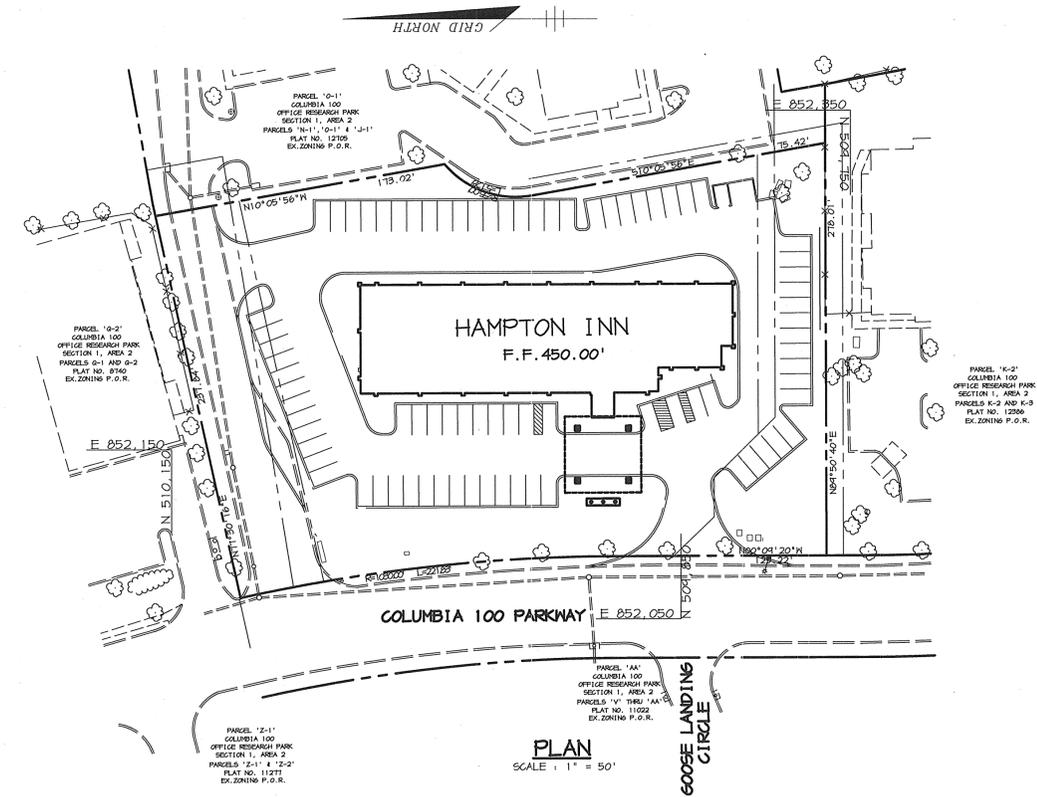
VICINITY MAP
SCALE: 1"=2000'

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 UNLESS OTHERWISE NOTED.
- THE EXISTING TOPOGRAPHY IS TAKEN FROM AERIAL SURVEY WITH MAXIMUM TWO FOOT CONTOUR INTERVALS PREPARED BY WINGS AERIAL MAPPING CO. DATED (JULY, 1998).
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY MONUMENT NOS. 30FB AND 30FC WERE USED FOR THIS PROJECT.
- WATER IS PUBLIC. CONTRACT NO. - 24-1588-D
- SEWER IS PUBLIC. CONTRACT NO. - 24-1588-D DRAINAGE AREA : 108 PUMPING STATION.
- 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.
- A WETLANDS DELINEATION FOR THIS PROJECT IS NOT REQUIRED.
- AN AFPO TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY THE TRAFFIC GROUP DATED MAY 1999.
- A NOISE STUDY FOR THIS PROJECT IS NOT REQUIRED.
- A GEOTECHNICAL STUDY FOR THIS PROJECT IS NOT REQUIRED.
- STORMWATER QUALITY AND QUANTITY MANAGEMENT IS PROVIDED FOR THE DEVELOPMENT BY REGIONAL RETENTION FACILITY PER F-87-82.
- SUBJECT PROPERTY ZONED POR 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: F-97-92, F-90-03, F-87-82, F97-147, SDP-89-230
- 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.
- PROFILES STATIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
- ALL FILL AREAS WITHIN ROADWAY AND UNDER STRUCTURES TO BE COMPACTED TO A MINIMUM OF 95% COMPACTION OF AASHTO T180.
- AS THIS PROJECT WAS SUBJECT TO FINAL PLANS AND MASS GRADING PLANS PRIOR TO THE FOREST CONSERVATION ACT, THERE ARE NO FOREST CONSERVATION REQUIREMENTS FOR THIS DEVELOPMENT.

SITE TABULATION

TOTAL AREA	1.948 AC. (84,856 SF)
LIMIT OF DISTURBANCE	1.66 AC. (72,510 SF)
CURRENT ZONING	P.O.R.
PROPOSED USE	HOTEL
NUMBER OF ROOMS	83
BUILDING COVERAGE	13,573 SQ. FT. (16% OF SITE)
CANOPY COVERAGE	2,025 SQ. FT. (2% OF SITE)
COMBINED COVERAGE	15,600 SQ. FT. (18% OF SITE)
REQUIRED PARKING HOTEL	1 SPACES PER ROOM * = 83 SPACES TOTAL 83 SPACES
PROPOSED PARKING	83 SPACES (INCLUDES 4 HC SPACES)
PAVED AREA	38,793 SF (46% OF SITE)
* PER HOWARD COUNTY ZONING REGULATIONS SECTION 133	



PLAN
SCALE: 1" = 50'

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

[Signature] 9/29/99
DIRECTOR DATE

[Signature] 9/15/99
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

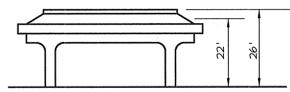
[Signature] 9/23/99
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

11-30-04	1	REVISED SITE TABULATION
DATE:	NO.	REVISION
OWNER / DEVELOPER		
QUALITY INN SUITES 8040 FERRY HIGHWAY ERIE, PENNSYLVANIA 16504 (814) 864-4411		
PROJECT		
HAMPTON INN A FOUR STORY HOTEL		
AREA		
COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1 TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: POR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND		
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



BUILDING ELEVATION & PORTE COCHERE
(NOT TO SCALE)



PORTE COCHERE
(NOT TO SCALE)

ADDRESS CHART	
PARCEL	STREET ADDRESS
N-1	8880 COLUMBIA 100 PARKWAY

SUBDIVISION NAME:		SECT./AREA:	PARCEL:
COLUMBIA 100 OFFICE RESEARCH PARK		1/2	N-1
PLAT #:	BLOCK #:	ZONE:	TAX MAP NO.:
12705	12418	POR	30
ELECT. DIST.:		CENSUS TRACT:	
2 ND		6023.02	
WATER CODE:		SEWER CODE:	
6-02		5657400	

DATE

DESIGNED BY: C.J.R.

DRAWN BY: K.E.V.

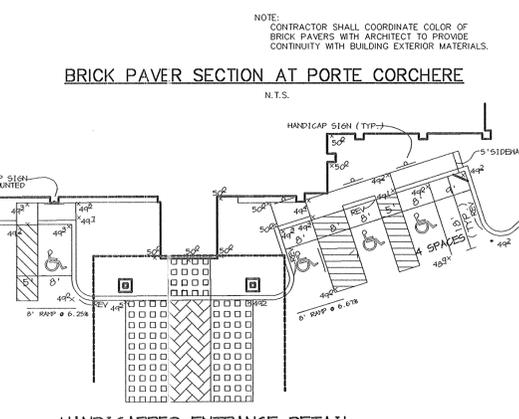
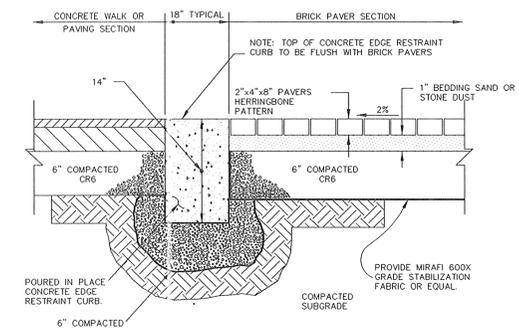
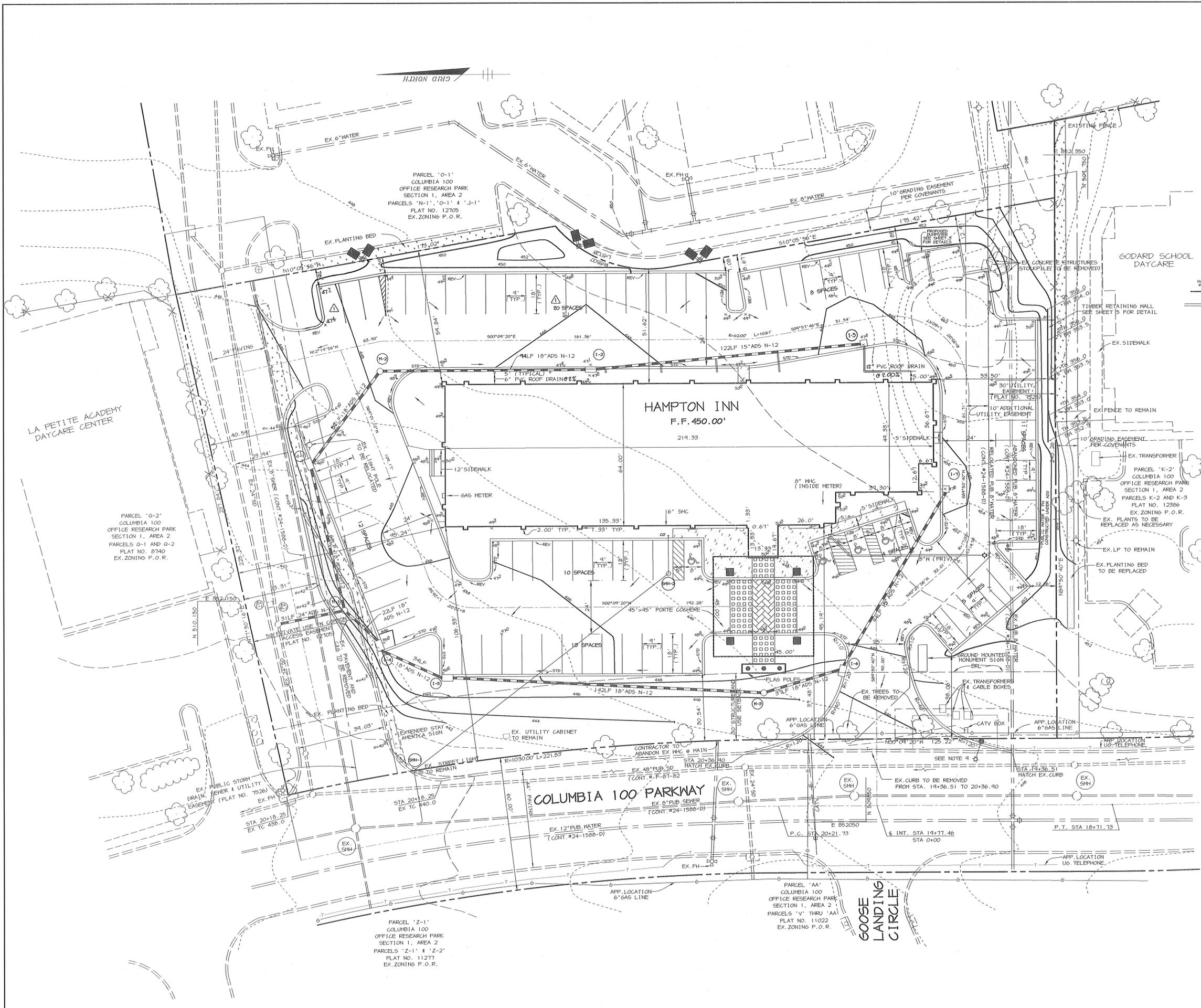
PROJECT NO: 99054/
SDP1.DWG

DATE: SEPTEMBER 7, 1999

SCALE: AS SHOWN

DRAWING NO. 1 OF 6

ARTHUR E. MUEGGE #8707



- NOTES:**
- ALL RADII ARE 5' UNLESS OTHERWISE NOTED.
 - ALL DIMENSIONS ARE TO FACE OF CURB OR BUILDING UNLESS OTHERWISE NOTED.
 - ALL ON-SITE ROADS ARE PRIVATE.
 - ALL LIGHTING IS TO BE DIRECTED/REFLECTED AWAY FROM ADJACENT PUBLIC ROADS AND RESIDENTIALLY ZONED PROPERTIES, AND BE IN ACCORDANCE WITH SECTION 134 OF THE HONARD COUNTY ZONING REGULATIONS.
 - STD/REV - STANDARD TO REVERSE CURB TRANSITION.
 - P-1 PAVING
 - P-2 PAVING
 - CONCRETE
 - 250 MATT HPS VAPOR PENDANT, 30" BRONZE FIBERGLASS POLE WITH 12" ARM.

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

Howard County 9/24/99 DATE
DIRECTOR

Charles Dammann 9/15/99 DATE
CHIEF, DEVELOPMENT ENGINEERING DIVISION

Cindy Hamstra 9/23/99 DATE
CHIEF, DIVISION OF LAND DEVELOPMENT

11-30-04 ADDED 3 PARKING SPACES

DATE: NO. REVISION

OWNER / DEVELOPER

QUALITY INN SUITES
8040 PERRY HIGHWAY
ERIE, PENNSYLVANIA 16509
(814) 864-4111

PROJECT **HAMPTON INN**
A FOUR STORY HOTEL

AREA COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1
TAX MAP NO. 30, BLOCK 1218, PARCEL 260, ZONING: FOR 3RD ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

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

DESIGNED BY: C.J.R.

DRAWN BY: K.E.V.

PROJECT NO. 99054/SDF2.DWG

DATE: SEPTEMBER 7, 1999

SCALE: 1" = 20'

DRAWING NO. 2 OF 6

ARTHUR E. MUEGGE #8707



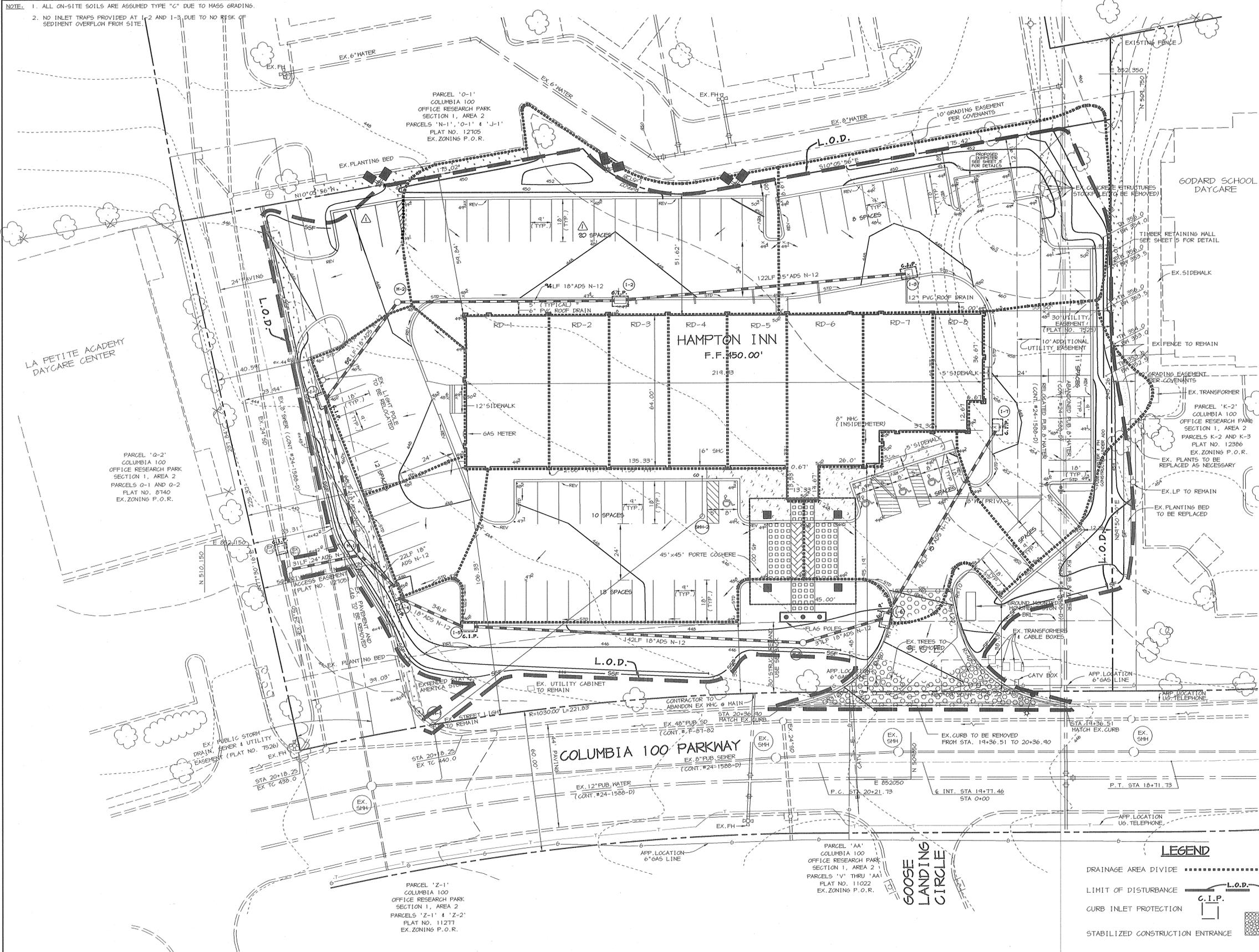
DRAINAGE CHART

INLET	DRAINAGE AREA (AC)	%IMP	'C'
1-1	0.08	75%	0.68
1-2	0.41	76%	0.71
1-3	0.29	62%	0.62
1-4	0.04	75%	0.69
1-5	0.20	95%	0.82
1-6	0.11	91%	0.79
1-7	0.13	69%	0.67

NOTE: 1. ALL ON-SITE SOILS ARE ASSUMED TYPE "C" DUE TO MASS GRADINGS.
2. NO INLET TRAPS PROVIDED AT 1-2 AND 1-3 DUE TO NO RISK OF SEDIMENT OVERFLOW FROM SITE.

SEQUENCE OF CONSTRUCTION

- OBTAIN A GRADING PERMIT.
- INSTALL STABILIZED CONSTRUCTION ENTRANCE, SILT FENCE, AND SUPER SILT FENCE. (1 DAY)
- UPON PERMISSION OF HO. CO. D.I.P. SEDIMENT CONTROL INSPECTOR, BEGIN ROUGH GRADING AND BUILDING CONSTRUCTION. CONSTRUCT TIMBER WALL AS GRADING PROCEEDS.
- UPON REACHING SUBGRADE ELEVATION INSTALL STORM DRAINS, SEWER AND WATER. (3 WEEKS)
- INSTALL CURB AND GUTTER THEN PAVE (4 WEEKS).
- INSTALL SIDEWALK, LIGHTS, AND LANDSCAPING. (2 WEEKS)
- STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEEDING NOTES (3 DAYS)
- COMPLETE ALL REMAINING CONSTRUCTION AND WITH PERMISSION OF D.I.P. SEDIMENT CONTROL INSPECTOR REMOVE SEDIMENT CONTROL DEVICES AND STABILIZE ALL REMAINING DISTURBED AREAS IN ACCORDANCE WITH PERMANENT SEEDING NOTES. (3 MONTHS)



BY THE DEVELOPER:
 I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.
 [Signature] 9.7.99
 DEVELOPER DATE

BY THE ENGINEER:
 I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.
 [Signature] 9.7.99
 ENGINEER DATE

THESE PLANS HAVE BEEN REVIEWED FOR THE HOWARD SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SOIL EROSION AND SEDIMENT CONTROL.
 [Signature] 9/14/99
 CHIEF, NATURAL RESOURCES CONSERVATION SERVICE DATE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
 [Signature] 9/14/99
 HOWARD SOIL CONSERVATION DISTRICT DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.
 [Signature] 9/24/99
 DIRECTOR DATE
 [Signature] 9/15/99
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE
 [Signature] 9/23/99
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

11-30-04 [Symbol] ADDED 3 PARKING SPACES
 DATE: NO. REVISION

OWNER / DEVELOPER
 QUALITY INN SUITES
 8040 PERRY HIGHWAY
 ERIE, PENNSYLVANIA 16509
 (814) 854-4911

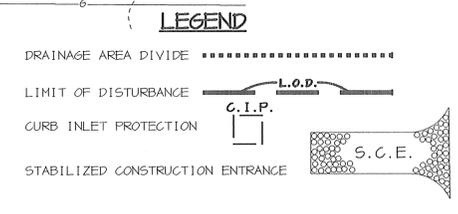
PROJECT
 HAMPTON INN
 A FOUR STORY HOTEL

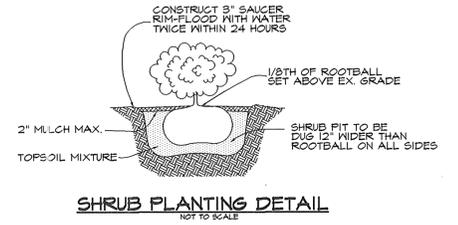
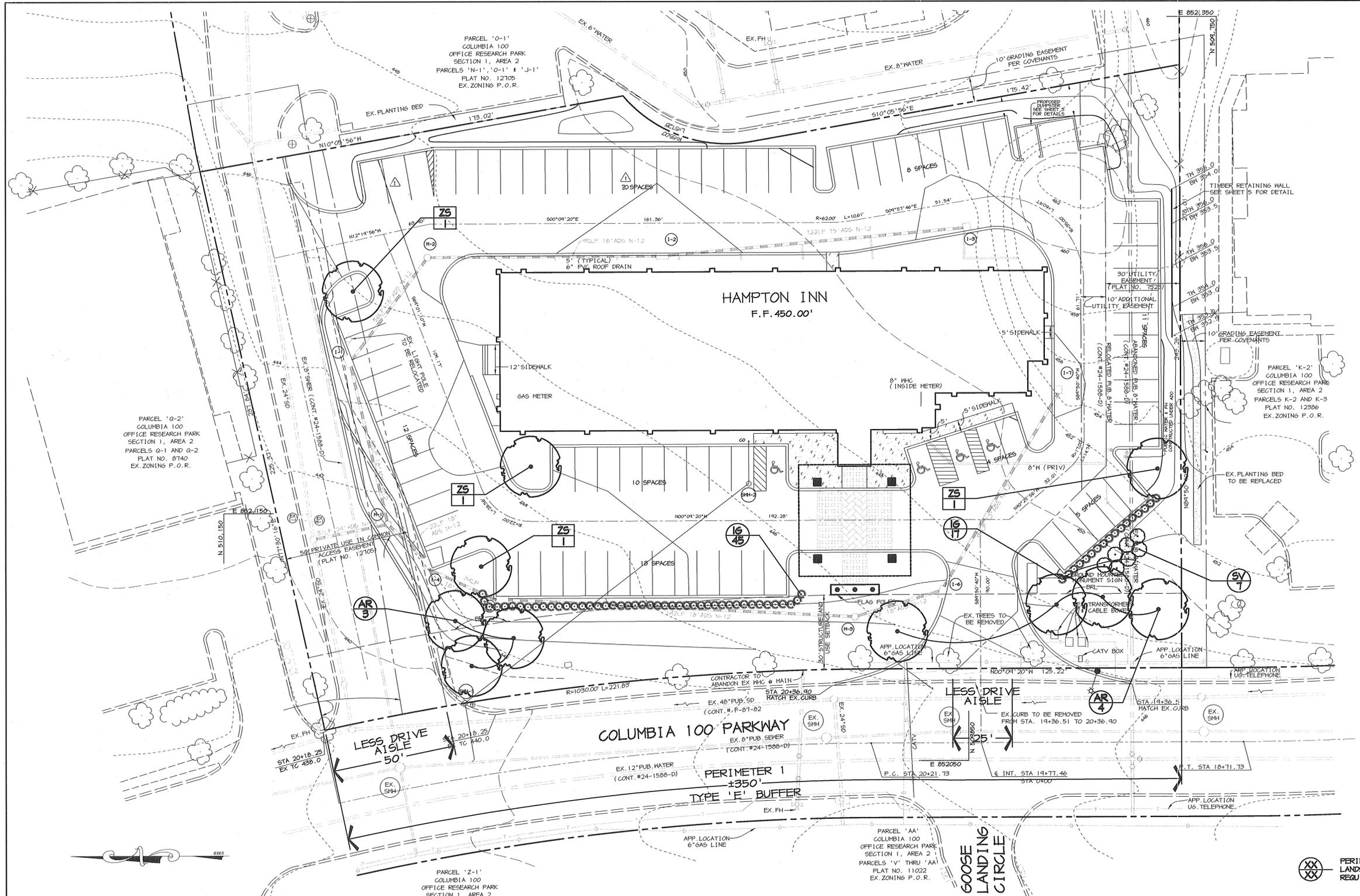
AREA
 COLUMBIA 100 OFFICE RESEARCH PARK
 SECTION 1, AREA 2, PARCEL N-1
 TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: FOR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

TITLE
 SEDIMENT CONTROL AND
 GRADING 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
 DESIGNED BY: C.J.R.
 DRAWN BY: K.E.V.
 PROJECT NO. 99054/
 SDP3.DWG
 DATE: SEPTEMBER 7, 1999
 SCALE: 1" = 20'
 DRAWING NO. 3 OF 6



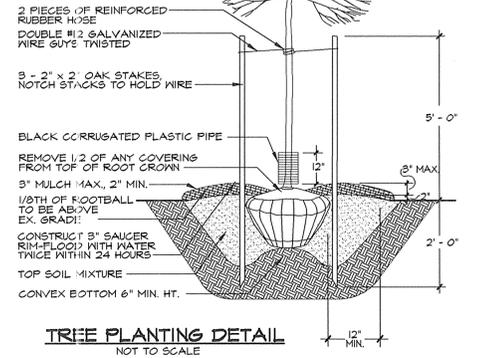


SHRUB PLANTING DETAIL
NOT TO SCALE

NOTE: CONTRACTOR TO REGRADE SOD OR HYDROSEED AND STRAIN MULCH ALL AREAS DISTURBED AS A RESULT OF THEIR WORK.

SPRAY WITH MILK-PROOF ACCORDING TO MANUFACTURER'S STANDARD

PRUNE ONLY TO CORRECT OR IMPROVE FORM OR TO REMOVE DEAD, CONFLICTING OR DAMAGED BRANCHES.



TREE PLANTING DETAIL
NOT TO SCALE

NOTE: CONTRACTOR TO REGRADE SOD OR HYDROSEED AND STRAIN MULCH ALL AREAS DISTURBED AS A RESULT OF THEIR WORK.

SPRAY WITH MILK-PROOF ACCORDING TO MANUFACTURER'S STANDARD

PRUNE ONLY TO CORRECT OR IMPROVE FORM OR TO REMOVE DEAD, CONFLICTING OR DAMAGED BRANCHES.

NOTES:

- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE.
- FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING MUST BE POSTED AS PART OF THE GRADING PERMIT IN THE AMOUNT OF \$ 5,310.
- THIS PLAN IS FOR LANDSCAPING PURPOSES ONLY.
- CONTRACTOR IS SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES, PROCEDURES, AND SAFETY PRECAUTIONS AND PROGRAMS.

DEVELOPER'S/BUILDER'S CERTIFICATE:

I/WE CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE ACCORDING TO THE PLAN, SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE HOWARD COUNTY LANDSCAPING MANUAL. I/WE FURTHER CERTIFY THAT UPON COMPLETION A CERTIFICATION OF LANDSCAPE INSTALLATION ACCOMPANIED BY AN EXECUTED YEAR GUARANTEE OF PLANT MATERIALS WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

NAME: *[Signature]* DATE: 9.7.99

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

DIRECTOR: *[Signature]* DATE: 9/24/99

CHIEF, DEVELOPMENT ENGINEERING DIVISION: *[Signature]* DATE: 9/15/99

CHIEF, DIVISION OF LAND DEVELOPMENT: *[Signature]* DATE: 9/23/99

PROJECT: **HAMPTON INN**
A FOUR STORY HOTEL

AREA: COLUMBIA 100 OFFICE RESEARCH PARK SECTION 1, AREA 2, PARCEL N-1

TAX MAP NO. 30, BLOCK 12418, PARCEL 260, ZONING: FOR 2ND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND

TITLE: **LANDSCAPE PLAN**

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

DATE: 9.3.99

DESIGNED BY: D.T.D.

DRAWN BY: A.J.L.

PROJECT NO.: 99054/LSCP.DWG

DATE: SEPTEMBER 7, 1999

SCALE: 1" = 20'

DRAWING NO.: 6 OF 6

SCHEDULE A - PERIMETER LANDSCAPE EDGE	
PERIMETER	ADJACENT TO ROADWAYS
LANDSCAPE TYPE	E
LINEAR FEET OF ROADWAY FRONTAGE/ PERIMETER	± 275'
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	NO
CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	YES ±75' DRIVE ENTRANCE
NUMBER OF PLANTS REQUIRED	
SHADE TREES	±1/40' = 7
EVERGREEN TREES	-
SHRUBS	±1/4' = 69
NUMBER OF PLANTS PROVIDED	
SHADE TREES	7
EVERGREEN TREES	-
FLOWERING TREES	-
SHRUBS	69

SCHEDULE B - PARKING LOT INTERNAL LANDSCAPING	
PARKING LOT	
NUMBER OF PARKING SPACES	80 ±
NUMBER OF SHADE TREES REQUIRED (1/20 SPACES)	4
NUMBER OF TREES PROVIDED	4
SHADE TREES	-
OTHER TREES (2:1 SUBSTITUTION)	-
NUMBER OF ISLANDS REQUIRED	4
NUMBER OF ISLANDS PROVIDED	4

* 200 SF PLANTING AREA / ISLAND

PLANT LIST							
SYMBOL	QTY.	SCIENTIFIC/COMMON NAME	SIZE	ROOT	SPACING	SURETY AMT. EACH	TOTAL SURETY
AR	7	ACER RUBRUM 'OCTOBER GLORY'	2 1/2" - 3" CAL	B&B	PLANT AS SHOWN	\$ 300	\$ 2,100
ZS	4	ZELKOVA SERRATA 'GREEN VASE'	2 1/2" - 3" CAL	B&B	PLANT AS SHOWN	\$ 300	\$ 1,200
IG	63	ILEX GLABRA 'SHAMROCK'	2 1/2" - 3" HT.	CONT.	PLANT 3' O.C.	\$ 30	\$ 1,890
SV	6	SYRINGA VULGARIS 'COMMON LILAC'	2 1/2" - 3" HT.	B&B	PLANT 5'-6' O.C.	\$ 30	\$ 180
							\$ 5,370

PLANT LIST NOTES:
1) SURETY AMOUNT IS BASED ON REQUIRED LANDSCAPE MATERIAL ONLY

SCHEDULE 'A' NOTES:

* REGULATIONS DO NOT REQUIRE LANDSCAPED EDGES, BUFFERING, OR SCREENING BETWEEN INTERNAL LOTS OR PARCELS WITHIN THE SAME DEVELOPMENT* (Pg. 17 OF LANDSCAPE MANUAL)

XX XX PERIMETER LANDSCAPE REQUIREMENT

XX XX PARKING LOT LANDSCAPE REQUIREMENT

PLANTING LEGEND	
PROP. SHADE TREE	
PROP. ORNAMENTAL TREE	
PROP. EVERGREEN TREE	
PROP. EVERGREEN SHRUB	
PROP. DECIDUOUS SHRUB	
EXISTING SHADE TREE	