

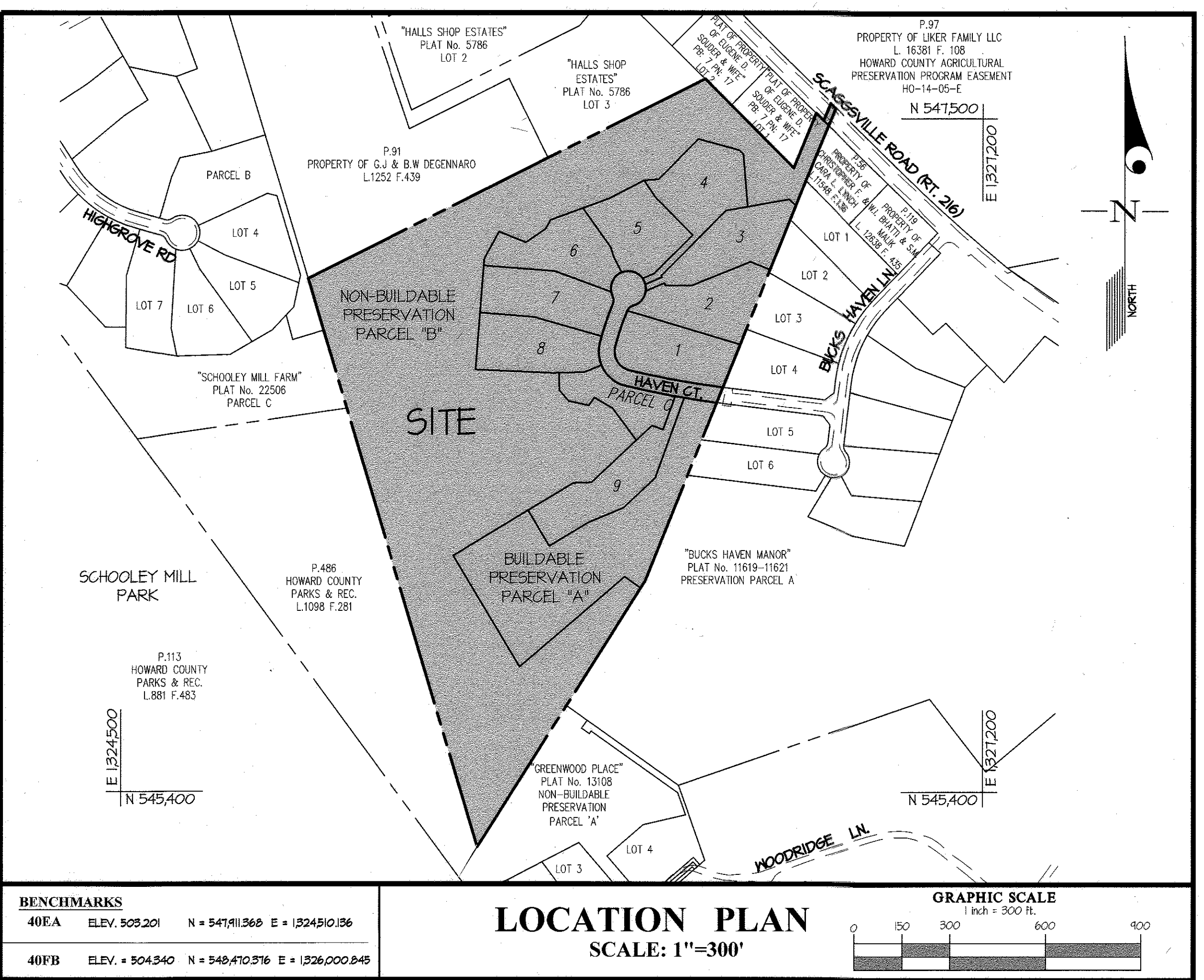
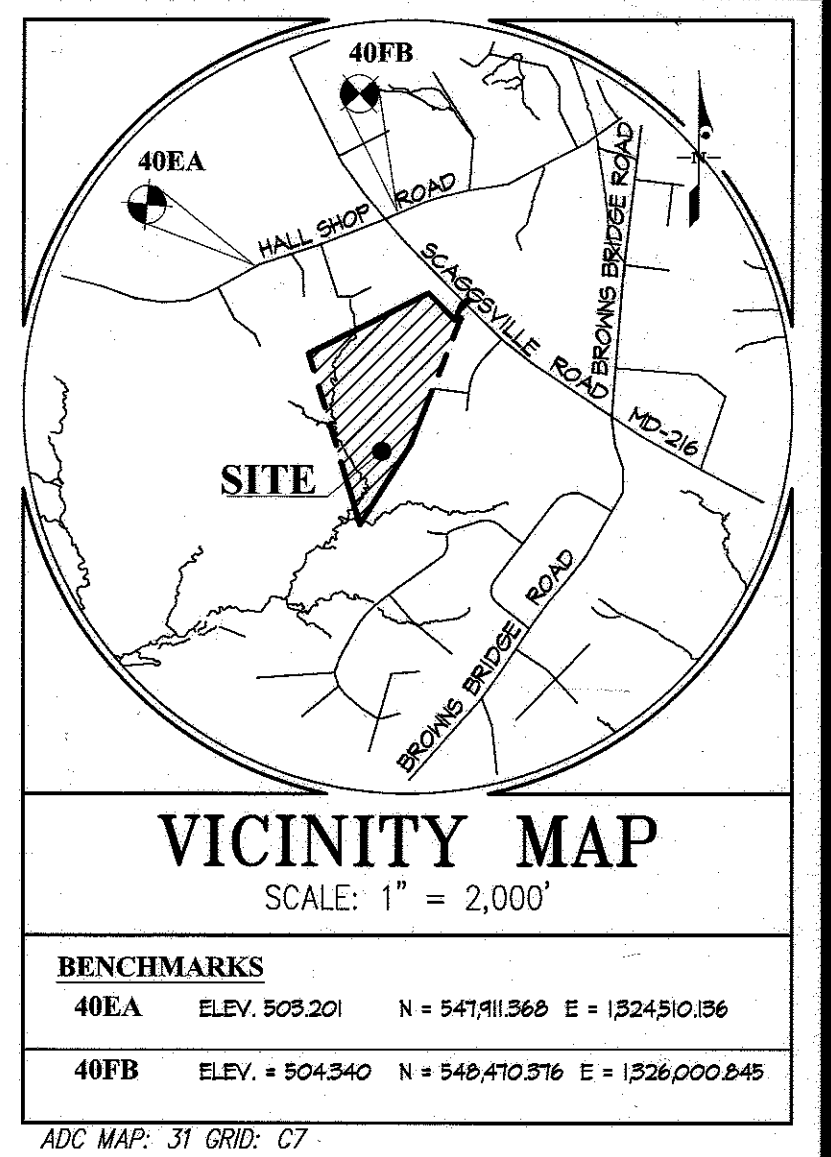
GENERAL NOTES:

- ZONING: THE SUBJECT PROPERTIES ARE ZONED RR-DEO PER THE OCTOBER 6, 2013 COMPREHENSIVE ZONING PLAN.
- PREVIOUS DEPARTMENT OF PLANNING AND ZONING FILE NUMBERS: ECP-16-044, NP-16-127
- SITE ANALYSIS:
 - TOTAL AREA OF SITE: 43.31 ACRES±
 - AREA OF 100 YR. FLOODPLAIN: 3.07 ACRES±
 - AREA OF STEEP SLOPES (OUTSIDE OF FLOODPLAIN): 0.26 ACRES±
 - NET AREA: 40.04 ACRES±
 - AREA OF PROPOSED ROADWAY (PUBLIC): 0.84 ACRES±
 - NO. OF SINGLE FAMILY DETACHED LOTS: 4
 - AREA OF SINGLE FAMILY DETACHED LOTS: 12.38 ACRES±
 - NO. OF BUILDABLE PRESERVATION PARCELS: 1
 - AREA OF BUILDABLE PRESERVATION PARCELS: 4.85 ACRES±
 - TOTAL NUMBER OF UNITS: 10
 - NO. OF NON-BUILDABLE PRESERVATION PARCELS: 2
 - AREA OF NON-BUILDABLE PRESERVATION PARCELS: 25.25 ACRES±
- TOTAL APPROXIMATE LIMIT OF PROP. SITE DISTURBANCE: 10.6 ACRES± (24% OF GROSS)
- OPEN SPACE REQUIREMENTS: NONE
- THIS PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS AND THE AMENDED 5TH EDITION OF THE SUBDIVISION LAND DEVELOPMENT REGULATIONS UNLESS OTHERWISE HAVE BEEN APPROVED.
- THIS THE CEMETERY INVENTORY MAP DOES NOT SHOW ANY CEMETERIES WITHIN THE PROJECT LIMITS
- THE SCENIC ROADS MAP DOES NOT INDICATE ANY SCENIC ROADS IN THE VICINITY.
- THE HISTORIC SITES MAP DOES NOT SHOW ANY HISTORICAL SITES WITHIN THE PROJECT LIMITS.
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY BENCHMARKS 40EA AND 40FB WERE USED FOR THIS PROJECT.
- BOUNDARY INFORMATION IS FROM BOUNDARY SURVEYS BY GUTSCHICK, LITTLE & WEBER, P.A. DATED DECEMBER, 2015
- SOILS DATA WAS TAKEN FROM THE SOIL SURVEY OF HOWARD COUNTY, MARYLAND ISSUED MARCH, 2009.
- THE EXISTING TOPOGRAPHY IS TAKEN FROM AERIAL TOPOGRAPHY PREPARED BY MCKENZIE-SNYDER DURING DECEMBER, 2015.
- THE WETLANDS DELINEATION STUDY FOR THIS PROJECT WAS PREPARED BY KLEBASCO ENVIRONMENTAL, LLC, DATED DECEMBER 21, 2015 AND APPROVED WITH THIS PRELIMINARY PLAN.
- THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY GUTSCHICK, LITTLE & WEBER, DATED FEBRUARY 2016, AND WAS APPROVED WITH THIS PRELIMINARY PLAN.
- A NOISE STUDY IS NOT REQUIRED FOR THIS PROJECT.
- A TRAFFIC STUDY WAS PREPARED BY MARS GROUP IN A REPORT DATED JUNE 2015 AND WAS APPROVED WITH THIS PRELIMINARY PLAN.
- THE GEO-TECHNICAL REPORT WAS PROVIDED BY HILLIS-CARNES DATED MARCH, 2016. THIS STUDY WILL BE APPROVED AS PART OF THE FINAL PLAN.
- EXISTING UTILITIES WERE TAKEN FROM AVAILABLE HOWARD COUNTY RECORDS.
- THE PROJECT IS NOT WITHIN THE METROPOLITAN DISTRICT.
- WATER AND SEWER ARE PRIVATE AND PROVIDED BY PROPOSED WELL AND SEPTIC SYSTEMS.
- THE FOLLOWING STREAM BUFFERS HAVE BEEN PROVIDED:
 - INTERMITTENT STREAMS- 50' BUFFER
 - PERENNIAL STREAMS- 15' BUFFER
 - THE STREAM BUFFERS ARE MEASURED FROM THE STREAM BANKS AND NOT THE CENTERLINE.
- FINAL LOCATION OF STREET TREES WILL BE DETERMINED AT FINAL PLAN STAGE. CONFLICTS BETWEEN THE STREET TREES AND OTHER DESIGN ELEMENTS WILL BE RESOLVED AT THAT TIME.
- NO GRASSING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAMS OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS, UNLESS DETERMINED TO BE ESSENTIAL OR NECESSARY BY DEPZ.
- THE FOREST CONSERVATION REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION MANUAL FOR THIS SUBDIVISION (HINKLE PROPERTY) ARE MET BY THE CREATION OF ONE (1) FOREST CONSERVATION EASEMENT THAT CONTAINS MORE THAN THE BREAK-EVEN POINT MINIMUM ACREAGE FOR CREDITED RETENTION. THE MAXIMUM CLEARING AREA AT THE BREAK-EVEN POINT IS 12.43± ACRES AND THE PROPOSED CLEARING AREA FOR THIS PROJECT IS 15.71± ACRES. THE MINIMUM CREDITED RETENTION AREA AT THE BREAK-EVEN POINT IS 13.04± ACRES AND THE PROPOSED CREDITED RETENTION AREA WITHIN THE FCE IS MORE THAN 10.6 ACRES.
- MINIMUM BUILDING SETBACK RESTRICTIONS FROM PUBLIC ROADS AND PROPERTY LINES WILL BE PROVIDED IN ACCORDANCE WITH THE ZONING REGULATIONS ADOPTED OCTOBER, 2013.
- ALL BUFFERING AND OTHER LANDSCAPING REQUIREMENTS/FEATURES WILL BE PROVIDED AT THE SITE DEVELOPMENT PLAN STAGE AND/OR THE FINAL PLAN STAGE AND WILL BE PROVIDED IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS (AMENDED 5TH EDITION).
- A PRE-SUBMISSION COMMUNITY MEETING WAS HELD FOR THIS PROJECT AT 6:00 PM ON 12/9/2015 AT THE MAPLE LAWN COMMUNITY CENTER IN COMPLIANCE WITH SECTION 6.1220 OF THE REGULATIONS.
- STORMWATER MANAGEMENT FOR THIS SITE WILL BE PROVIDED IN ACCORDANCE WITH CHAPTER 5 OF THE MDE STORMWATER DESIGN MANUAL. BASED ON TABLE 5.3, THIS SITE HAS A TARGET P OF 1.2". IN ORDER TO FULFILL THE STORMWATER MANAGEMENT REQUIREMENTS A COMBINATION OF DISCONNECTION OF NON-ROOFTOP RUNOFF (N-2), SHEET FLOOR TO CONSERVATION AREA (N-3), DRY WELLS (M-5), RAIN BARRELS (M-1), AND MICRO-BIRETENTION (M-6) WILL BE USED. THE MICRO-BIRETENTION FACILITIES (M-6) WILL BE PUBLICLY OWNED AND JOINTLY MAINTAINED BY HOWARD COUNTY AND THE HOA. ALL OTHER PRACTICES WILL BE PRIVATELY OWNED AND MAINTAINED.
- DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
 - A) WIDTH - 12' (6' SERVING MORE THAN ONE RESIDENCE)
 - B) SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2" MIN)
 - C) GEOMETRY - MAX 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS
 - D) STRUCTURE (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (825 LOADINGS)
 - E) DRAINAGE ELEMENTS - SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
 - F) MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE
- PER ZONING SECTION 105.0.F, 10% OF THE TOTAL NUMBER OF UNITS MUST BE DEDICATED AS MHUs. A FEE IN LIEU WILL BE PAID TO SATISFY THE MHU REQUIREMENTS.
- THE DESIGN OF THIS CLUSTER SUBDIVISION REFLECTS THE INTENDED PRINCIPAL USE OF THE PRESERVED AREAS, PARCEL "A" - PRIVATE RESIDENCE, PARCEL "B" - ENVIRONMENTAL PROTECTION PARCEL, "C" - STORMWATER MANAGEMENT. THE PRESERVATION AREAS, AS DESIGNATED, WILL FUNCTION FOR THEIR INTENDED USE, AND THE CLUSTER LOT ARRANGEMENT WILL MINIMIZE ADVERSE IMPACTS TO PRESERVATION AREAS INCLUDING UNIQUE & SENSITIVE ENVIRONMENTAL CONDITIONS, AND EXISTING ADJACENT FARM OPERATIONS. THE LOCATION AND SHAPE OF THE PRESERVATION PARCELS WILL PRESERVE THE QUALITY OF THE LANDSCAPE, PARTICULARLY AS VIEWED FROM SCAGGSVILLE ROAD.
- PRESERVATION PARCEL EASEMENT HOLDERS:
 - BUILDABLE PRESERVATION PARCEL "A" - (PRIVATELY OWNED WITH HOWARD COUNTY AND THE HOA AS THE TWO EASEMENT HOLDERS)
 - NON-BUILDABLE PRESERVATION PARCEL "B" - (TO BE CONVEYED TO HOWARD COUNTY AND THE HOA AS THE EASEMENT HOLDERS)
 - NON-BUILDABLE PRESERVATION PARCEL "C" - (TO BE CONVEYED TO THE HOA WITH HOWARD COUNTY AS THE EASEMENT HOLDER)
- 34 NP-16-127, AN ALTERNATIVE COMPLIANCE REQUEST FROM SUBDIVISION SECTION 16.1205(A)(1) PROHIBITING THE REMOVAL OF SPECIMEN TREES WAS APPROVED ON DECEMBER 7, 2016. THIS ALTERNATIVE COMPLIANCE REQUEST WILL ALLOW FOR THE REMOVAL OF 65 SPECIMEN TREES FOR THE PROPOSED DEVELOPMENT AS SHOWN ON THE ALTERNATIVE COMPLIANCE EXHIBIT AS SPECIMEN TREE NUMBERS 7, 12, 13, 25, 26, 10, 81, AND 90. APPROVAL IS SUBJECT TO THE FOLLOWING CONDITIONS:
 - COMPLIANCE WITH ALL SRC AGENCY COMMENTS GENERATED WITH THE REVIEW OF THE PRELIMINARY EQUIVALENT SKETCH PLAN, SP-16-007.
 - SIXTEEN (16) 2.5"-3" CALIBER, NATIVE SHADE TREES AS MITIGATION FOR THE REMOVAL OF THE 65 SPECIMEN TREES FROM THE PROPERTY. SURETY FOR THE MITIGATION TREES SHALL BE ADDED TO THE LANDSCAPE SURETY WITH THE FINAL PLAN SUPPLEMENTAL AND ROAD CONSTRUCTION DRAWINGS.
 - INCLUDE THE ALTERNATIVE COMPLIANCE REQUEST NUMBER, DESCRIPTION, AND DECISION ON ALL ASSOCIATED PLAN, PLATS AND FUTURE SITE PLANS.
- THIS PROJECT WAS APPROVED BY THE PLANNING BOARD ON DECEMBER 15, 2016.
- WELLS MUST BE PROTECTED AT ALL TIMES DURING SITE PREPARATION AND DEVELOPMENT, PREFERABLY A HIGHLY VISIBLE MATERIAL SUCH AS ORANGE FENCING IS USED TO MARK WELL LOCATIONS.
- THE DRIVEWAY MUST BE REMOVED FROM THE SDA ON LOTS 2 AND 3 PRIOR TO FINAL PLAT. THE SOIL SURFACE IS TO BE RESTORED TO APPROXIMATE ORIGINAL CONTOUR WITHOUT ADDITIONAL COMPACTING. THE HEALTH DEPARTMENT MAY REQUIRE CONFIRMATION OF SOIL PROFILES IN THE FORMER DRIVEWAY AREA PRIOR TO SIGNING THE FINAL PLAT.
- THE EXISTING WELL IS TO BE SEALED AND THE WELL ABANDONMENT REPORT RECEIVED BY THE HEALTH DEPARTMENT PRIOR TO SUBMITTAL OF FINAL PLAT. THE EXISTING SEPTIC SYSTEM IS TO BE PUMPED DRY AND PROPERLY ABANDONED PRIOR TO FINAL PLAT.
- THE "FUTURE PATHWAY BY OTHERS" SHOWN ON NON-BUILDABLE PRESERVATION PARCELS B AND C IS A CONCEPTUAL LAYOUT ONLY. THE PURPOSE OF IT IS TO ALERT THE FUTURE HOMEOWNERS IN THIS SUBDIVISION THAT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS MAY SOME DAY BUILD A PATHWAY IN THIS AREA. THIS PATHWAY WILL BE DESIGNED AND CONSTRUCTED BY A FUTURE PLAN AND THE ALIGNMENT IS SUBJECT TO CHANGE. A FUTURE PLAN WILL RESOLVE ALL DESIGN ISSUES INCLUDING WETLAND AND STREAM MITIGATION, STREAM CROSSINGS, FOREST MITIGATION, GRADING, STORMWATER MANAGEMENT, AND ACCESS OFF OF LOT 216.
- THE OWNERS/OCCUPANTS OF LOT 9 SHALL HAVE ACCESS AT ALL TIMES TO THE WELL LINE THAT CROSSES THE PRIVATE DRAINAGE EASEMENT THAT BISects LOT 9. ACCESS TO THE WELL LINE FOR INSTALLATION, MAINTENANCE, OR REPAIR SHALL HAVE PRIORITY OVER THE FUNCTION OF CONVEYANCE OF STORMWATER. A WELL LINE CROSSING THE PRIVATE DRAINAGE EASEMENT MUST BE INSTALLED THRU A CONDUIT WHICH EXTENDS 10 FEET BEYOND EACH SIDE OF THE DRAINAGE EASEMENT. IF THE INVERT OF THE PIPE CONVEYING STORMWATER IS LESS THAN 60 INCHES IN DEPTH, THE CONDUIT FOR THE WELL LINE MUST BE INSTALLED BENEATH THE STORMWATER CONVEYANCE PIPE DURING DEVELOPMENT OF THE SITE AND THE ENDS OF THE CONDUIT MARKED FOR ACCESS AT A LATER DATE.
- THIS PROJECT IS LOCATED IN GROWTH AREA III AND PLANNING BOARD APPROVAL IS NECESSARY DUE TO THE REGULATIONS SET FORTH IN SENATE BILL SB-236

PRELIMINARY EQUIVALENT SKETCH PLAN

HINKLE PROPERTY

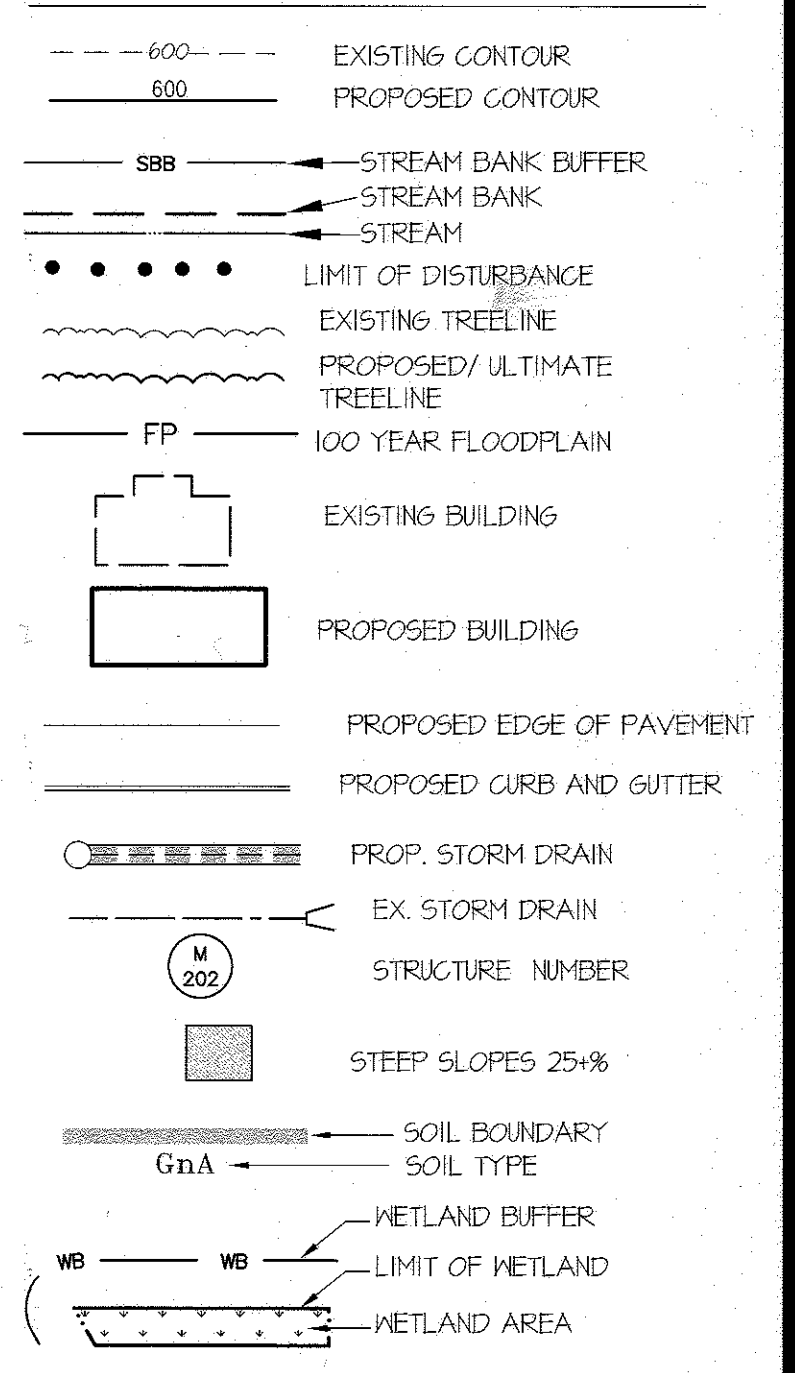
Lots 1 - 9, BUILDABLE PRESERVATION PARCEL 'A', & NON-BUILDABLE PRESERVATION PARCELS 'B' & 'C'



SHEET INDEX

- COVER SHEET & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY EQUIVALENT SKETCH PLAN & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY EQUIVALENT SKETCH PLAN & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY EQUIVALENT SKETCH PLAN & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY GRADING PLAN, SOILS MAP, & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY GRADING PLAN, SOILS MAP, & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY GRADING PLAN, SOILS MAP, & REVISED PERCOLATION CERTIFICATION PLAN
- PRELIMINARY STORM DRAIN DRAINAGE AREA MAP
- PRELIMINARY ESD DRAINAGE AREA MAP
- PRELIMINARY LANDSCAPE PLAN
- PRELIMINARY SEDIMENT CONTROL PLAN
- PRELIMINARY SEDIMENT CONTROL PLAN
- PRELIMINARY SEDIMENT CONTROL PLAN
- PRELIMINARY FOREST CONSERVATION PLAN
- PRELIMINARY FOREST CONSERVATION PLAN
- PRELIMINARY FOREST CONSERVATION PLAN
- FOREST CONSERVATION CHARTS, NOTES & DETAILS

LEGEND



MINIMUM LOT SIZE CHART

LOT NUMBER	GROSS AREA	PIPESTEM AREA	MINIMUM LOT SIZE
3	60120 s.f.	1188 s.f.	54542 s.f.
4	65141 s.f.	4236 s.f.	59849 s.f.
9	65154 s.f.	5165 s.f.	54941 s.f.

SETBACK REQUIREMENTS

SETBACK TYPE (RR Lots Less than 3 Acres)	SETBACK
1. PRINCIPAL STRUCTURES - FROM COLLECTOR OR ARTERIAL PUBLIC STREET RIGHT OF WAY	75'
2. FRONT SIDE	50'
3. (a) FROM PUBLIC STREET RIGHT-OF-WAY	30'
(b) PRINCIPAL STRUCTURE FROM LOT LINE	10'
(c) ACCESSORY STRUCTURE FROM LOT LINE	5'
4. REAR (a) ALL STRUCTURES - FROM PUBLIC STREET RIGHT-OF-WAY	50'
(b) PRINCIPAL STRUCTURE	30'
(c) ACCESSORY STRUCTURE	10'

HEALTH DEPARTMENT NOTATIONS FOR PERCOLATION CERTIFICATION

- THIS AREA [diagonal hatching] DESIGNATES A PRIVATE SEWAGE AREA OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS AREA SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE AREA. RECORDATION OF A MODIFIED SEWAGE AREA SHALL NOT BE NECESSARY.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP, WIDTH, AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- EXISTING WELLS, SEPTIC SYSTEMS, AND SEWAGE DISPOSAL AREAS WITHIN 100' OF THE PROPERTY AND THOSE WELLS WITHIN 200' DOWN GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS OR SEWAGE DISPOSAL AREAS HAVE BEEN SHOWN.
- ALL WELLS SHALL BE DRILLED PRIOR TO FINAL PLAT RECORDATION. IT IS THE DEVELOPER'S RESPONSIBILITY TO SCHEDULE THE WELL DRILLING PRIOR TO FINAL PLAT SUBMISSION. IT WILL NOT BE CONSIDERED "GOVERNMENT DELAY" IF THE WELL DRILLING HOLDS UP HEALTH DEPARTMENT SIGNATURE OF THE RECORD PLAT.
- ENGINEER HAS UTILIZED AERIAL TOPOGRAPHY AT 2' CONTOURS AND HAS FOUND TOPOGRAPHY WITHIN SEPTIC RESERVE AREAS TO BE REASONABLY ACCURATE.
- ANY CHANGES TO A PRIVATE SEWAGE AREA SHALL REQUIRE A REVISED PERC CERTIFICATION PLAN.
- THE PURPOSE OF THIS PERCOLATION PLAN IS APPROVAL FOR SEPTIC DISPOSAL AREAS AND WELL LOCATIONS ON FUTURE LOTS LOCATED ON TAX PARCEL 43.
- THE MARYLAND DEPARTMENT OF THE ENVIRONMENT HAS REVIEWED THE PROPOSED WELL AND SEWAGE DISPOSAL AREA LOCATIONS ILLUSTRATED ON THIS PLAN AS RECOMMENDED BY THE HOWARD COUNTY HEALTH DEPARTMENT, AND HAS GRANTED VARIANCES TO ALLOW THE WELLS ON LOTS 1-4 TO BE DOWNGRADIENT OF SEWAGE DISPOSAL AREAS, EITHER SINGULAR OR IN COMBINATION, ON LOTS 1-4 PURSUANT TO THE FOLLOWING CONDITIONS:
 - DOWNGRADIENT WELLS WILL BE REQUIRED TO HAVE STEEL CASING TO A MINIMUM DEPTH OF 50 FEET OR 10 FEET INTO COMPETENT BEDROCK, WHICHEVER IS DEEPER, AND BE AT LEAST 200 FEET DISTANCE FROM ANY SEWAGE DISPOSAL AREA THAT IS UPGRADED.
 - SEPTIC SYSTEMS INSTALLED ON LOTS UPGRADED OF WELLS WILL HAVE THESE CHARACTERISTICS:
 - A BAT UNIT MUST BE INSTALLED IN THE INITIAL SYSTEM.
 - ALL DRAINFIELDS INSTALLED IN THE RESPECTIVE SDA WILL BE DESIGNED FOR LOW-PRESSURE DISTRIBUTION OR EQUIVALENT.
- THE EXISTING WELL SHALL BE SEALED PRIOR TO SIGNATURE OF FINAL PLAT, AND THE SEPTIC SYSTEM FOR ALL THREE RESIDENCES SHALL BE PROPERLY ABANDONED AND DOCUMENTATION SUBMITTED TO THE HEALTH DEPARTMENT PRIOR TO SIGNATURE OF FINAL PLAT.

SITE DATA TABLE

PREVIOUS DEPARTMENT OF PLANNING AND ZONING FILE NUMBERS: ECP-16-044, NP-16-127

A. GROSS AREA OF PROPERTY TRACT = 43.31± AC.	G. BASE DENSITY = 10 LOTS (RR CLUSTER 1 LOT PER 4.25 AC.)
B. 100-YEAR FLOOD PLAIN AREA = 3.07± AC. AREA OF STEEP SLOPES = 0.26± AC. (NOT WITHIN 100-YR FLOOD PLAIN)	H. MAXIMUM DENSITY ALLOWED = 20 LOTS (RR-GEO CLUSTER 1 LOT PER 2.0 NET ACRES)
C. NET AREA OF PROPERTY TRACT = 40.04± AC.	I. DENSITY SHOWN = 10 LOTS
D. AREA OF PROPOSED PUBLIC ROAD RIGHT OF WAY = 0.84± AC.	J. DEOS REQUIRED = 0
E. AREA OF PROPOSED LOTS = 12.38± AC.	K. OPEN SPACE REQUIRED (NONE) = 0.00 AC. OPEN SPACE PROVIDED (NONE) = 0.00 AC. (PER SECTION 16.121 (g)(2))
F. PRESERVATION PARCEL A (BUILDABLE) = 4.85± AC. PRESERVATION PARCEL B (NON-BUILDABLE) = 24.40± AC. PRESERVATION PARCEL C (NON-BUILDABLE) = 0.85± AC.	L. TOTAL NUMBER OF PROPOSED SFD BUILDABLE LOTS = 9 TOTAL NUMBER OF BUILDABLE PRESERVATION PARCELS = 1
TOTAL AREA PRESERVATION PARCELS = 30.10± AC.	TOTAL NUMBER OF NON-BUILDABLE PRESERVATION PARCELS = 2

APPROVED
PLANNING BOARD OF HOWARD COUNTY
DATE **DECEMBER 15, 2016**
TENTATIVELY APPROVED DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY
Walter J. Miller 1-26-17
PLANNING DIRECTOR DATE

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
HOWARD COUNTY HEALTH DEPARTMENT
Barbara Dawson 1/17/2017
COUNTY HEALTH OFFICER DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
BURTONSVILLE, MARYLAND 20866
TEL: 301-421-0242 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APPR.

PREPARED FOR / OWNER:
THE WILBUR AND EVELYN HINKLE FAMILY LIMITED PARTNERSHIP
3067 SHORECREST BAY DR
MURRELLS INLET, SC 29576
ATTN: BARBARA DAWSON

PROFESSIONAL CERTIFICATION
I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 12975
EXPIRATION DATE: MAY 28, 2018
Walter J. Miller 1-22-16

COVER SHEET & REVISED PERCOLATION CERTIFICATION PLAN
HINKLE PROPERTY
LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
TAX PARCEL 93
LIBER 4637 FOLIO 68
HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
AS SHOWN	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40 - 11	1 OF 17

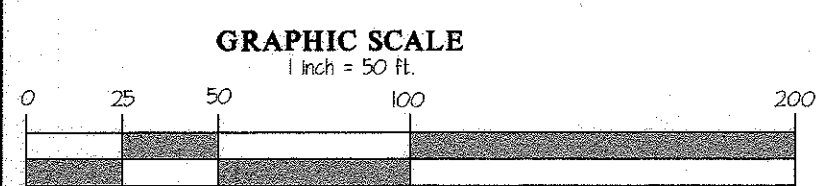
SOILS (on site)	Map Unit Name	Type	K Factor
BaA	Baile silt loam, 0 to 3 percent slopes	D	0.32
Co	Codorus and Hattboro silt loams, 0 to 3 percent slopes	C	0.31
GbB	Gladstone loam, 3 to 8 percent slopes	B	0.20
GbC	Gladstone loam, 8 to 15 percent slopes	B	0.20
GnB	Glennville-Baile silt loams, 0 to 8 percent slopes	D	0.31
MaD	Manor loam, 15 to 25 percent slopes	B	0.24

HOWARD COUNTY SOIL MAP NUMBER: 22 - CLARKSVILLE SW

C CURVE DATA CHART - HAVEN COURT								
CURVE	STREET NAME	PC STA.	PT STA.	RADIUS	TANGENT	ARC CHORD	BEARING	DELTA
C1	HAVEN COURT	3+62.43	6+13.25	2800'	141.27'	294.26'	S 78°44'14" E	6° 0' 42.12"
C2	HAVEN COURT	6+13.25	8+08.63	85'	86.84'	135.34'	S 91°05'52" E	91° 4' 13.32"
C2	HAVEN COURT	8+08.63	9+45.18	900'	43.61'	186.55'	S 20°28'14" W	11° 31' 24.24"

- ⊕ TEST PIT PASSED FEB. 4-6, 2015
- ⊖ TEST PIT FAILED FEB. 4-6, 2015
- ⊕ TEST PIT PASSED MAY 11-13, 2015
- ⊖ TEST PIT FAILED MAY 11-13, 2015
- ⊙ APPROX. EXISTING WELL LOCATION
- ⋯ APPROX. EXISTING SEPTIC

NOTES:
 1. PRIOR TO SIGNATURE OF FINAL PLAT, ALL EXISTING STRUCTURES AND DRIVEWAYS ON SITE ARE TO BE REMOVED, THE EXISTING WELL SHALL BE SEALED, AND THE SEPTIC SYSTEMS FOR ALL THREE RESIDENCES SHALL BE PROPERLY ABANDONED AND DOCUMENTATION SUBMITTED TO THE HEALTH DEPARTMENT.
 2. THE EXISTING DRIVEWAY IS TO BE REMOVED PRIOR TO FINAL PLAT SUBMITTAL WITH AS LITTLE DISTURBANCE AS POSSIBLE TO THE SDA FOR LOTS 1, 2 AND 3. THE SOIL SURFACE IS TO BE RETURNED TO APPROXIMATE ORIGINAL CONTOUR WITHOUT ADDITIONAL CONSTRUCTION.
 3. THE 'FUTURE PATHWAY BY OTHERS' SHOWN ON NON-BUILDABLE PRESERVATION PARCELS B AND C IS A CONCEPTUAL LAYOUT ONLY. THE PURPOSE OF IT IS TO ALERT THE FUTURE HOMEOWNERS IN THIS SUBDIVISION THAT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS MAY SOMEDAY BUILD A PATHWAY IN THIS AREA. THIS PATHWAY WILL BE DESIGNED AND CONSTRUCTED BY A FUTURE PLAN AND THE ALIGNMENT IS SUBJECT TO CHANGE. A FUTURE PLAN WILL RESOLVE ALL DESIGN ISSUES INCLUDING WETLAND AND STREAM MITIGATION, STREAM CROSSINGS, FOREST MITIGATION, GRADING, STORMWATER MANAGEMENT, AND ACCESS OFF OF RT. 216.



APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT

APPROVED FOR MARIAN ROSSON 1/17/2017
 COUNTY HEALTH OFFICER
 DATE 1/18/17

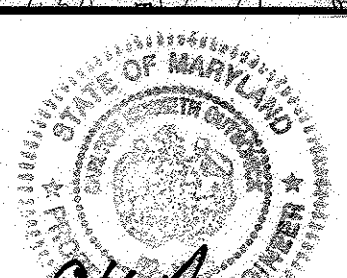
APPROVED
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 DATE DECEMBER 15, 2016
 TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY
 VALERIE JOLIN 1-26-17
 PLANNING DIRECTOR DATE

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APP'R.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

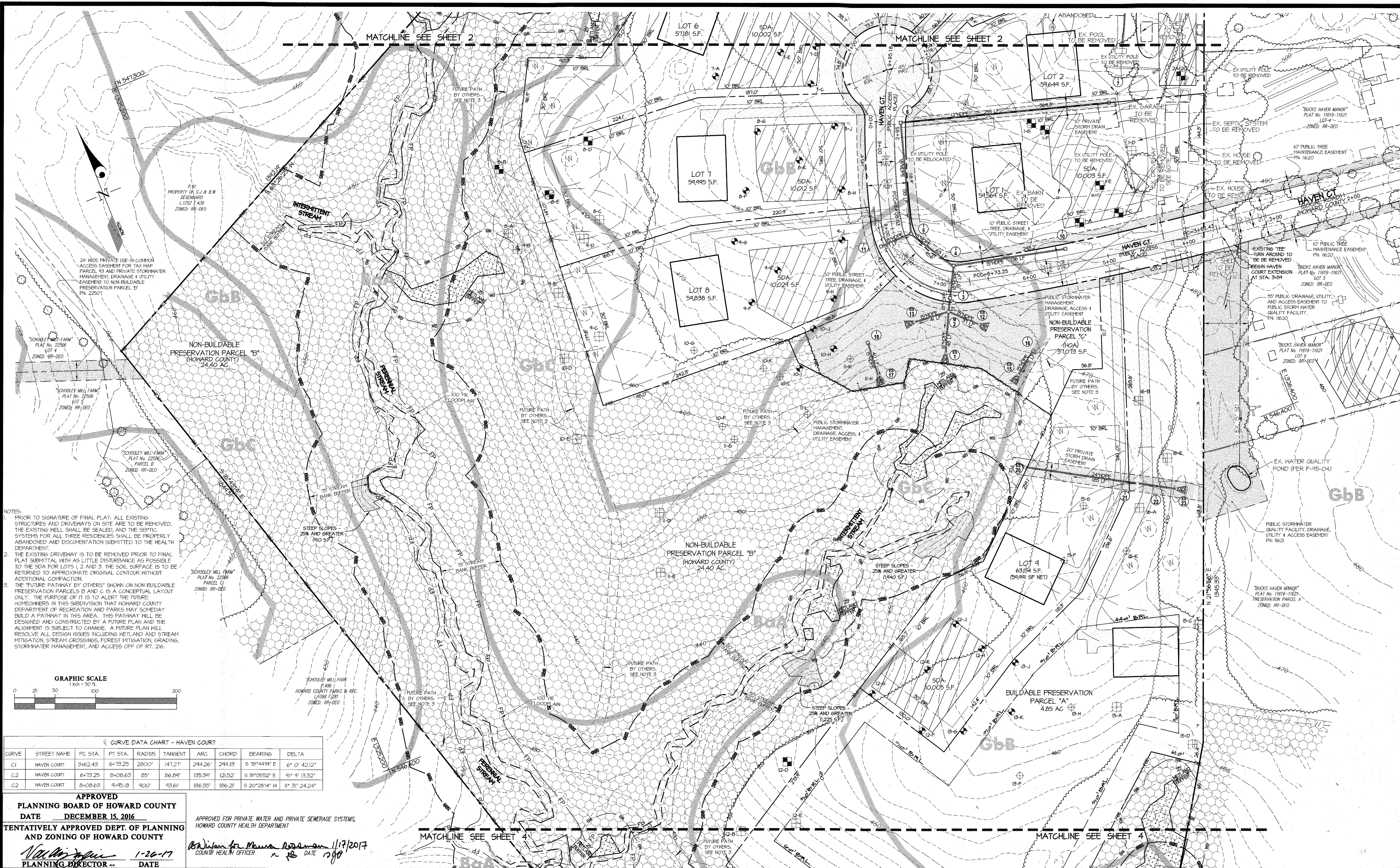
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 LAWS OF THE STATE OF MARYLAND,
 LICENSE NO. 12975
 EXPIRATION DATE: MAY 26, 2018
 1/13/17



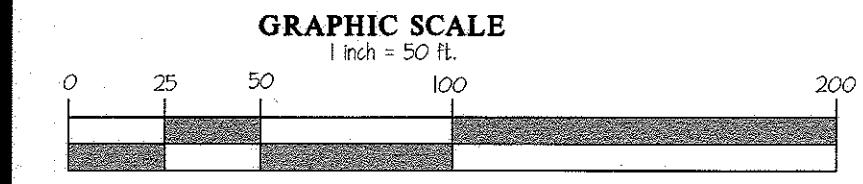
PRELIMINARY PLAN & REVISED PERCOLATION CERTIFICATION PLAN
HINKLE PROPERTY
 LOTS 1-9, Buildable Preservation Parcel 'A', &
 Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
 LIBER 4637 FOLIO 68
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40-11	2 OF 17





- NOTES:
- PRIOR TO SIGNATURE OF FINAL PLAT, ALL EXISTING STRUCTURES AND DRIVEWAYS ON SITE ARE TO BE REMOVED, THE EXISTING WELL SHALL BE SEALED, AND THE SEPTIC SYSTEMS FOR ALL THREE RESIDENCES SHALL BE PROPERLY ABANDONED AND DOCUMENTATION SUBMITTED TO THE HEALTH DEPARTMENT.
 - THE EXISTING DRIVEWAY IS TO BE REMOVED PRIOR TO FINAL PLAT SUBMITTAL WITH AS LITTLE DISTURBANCE AS POSSIBLE TO THE SDA FOR LOTS 1, 2 AND 3. THE SOIL SURFACE IS TO BE RETURNED TO APPROXIMATE ORIGINAL CONTOUR WITHOUT ADDITIONAL COMPACTION.
 - THE 'FUTURE PATHWAY BY OTHERS' SHOWN ON NON-BUILDABLE PRESERVATION PARCELS B AND C IS A CONCEPTUAL LAYOUT ONLY. THE PURPOSE OF IT IS TO ALERT THE FUTURE HOMEOWNERS IN THIS SUBDIVISION THAT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS MAY SOMEDAY BUILD A PATHWAY IN THIS AREA. THIS PATHWAY WILL BE DESIGNED AND CONSTRUCTED BY A FUTURE PLAN AND THE ALIGNMENT IS SUBJECT TO CHANGE. A FUTURE PLAN WILL RESOLVE ALL DESIGN ISSUES INCLUDING WETLAND AND STREAM MITIGATION, STREAM CROSSINGS, FOREST MITIGATION, GRADING, STORMWATER MANAGEMENT, AND ACCESS OFF OF RT. 216.



© CURVE DATA CHART - HAVEN COURT

CURVE	STREET NAME	PC STA.	PT STA.	RADIUS	TANGENT	ARC	CHORD	BEARING	DELTA
C1	HAVEN COURT	3+62.43	6+73.25	2800'	147.21'	244.26'	244.13'	S 78°44'19" E	6° 0' 42.12"
C2	HAVEN COURT	6+73.25	8+08.63	85'	86.84'	135.34'	121.52'	S 31°05'52" E	91° 9' 13.32"
C2	HAVEN COURT	8+08.63	9+45.18	900'	43.61'	186.35'	186.21'	S 20°28'14" W	11° 31' 24.24"

APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY

Valley 1-26-17
 PLANNING DIRECTOR DATE

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT

Barbara Dawson 1/17/2017
 COUNTY HEALTH OFFICER DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DES.	CHK.	DATE	REVISION	BY	APP'R.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

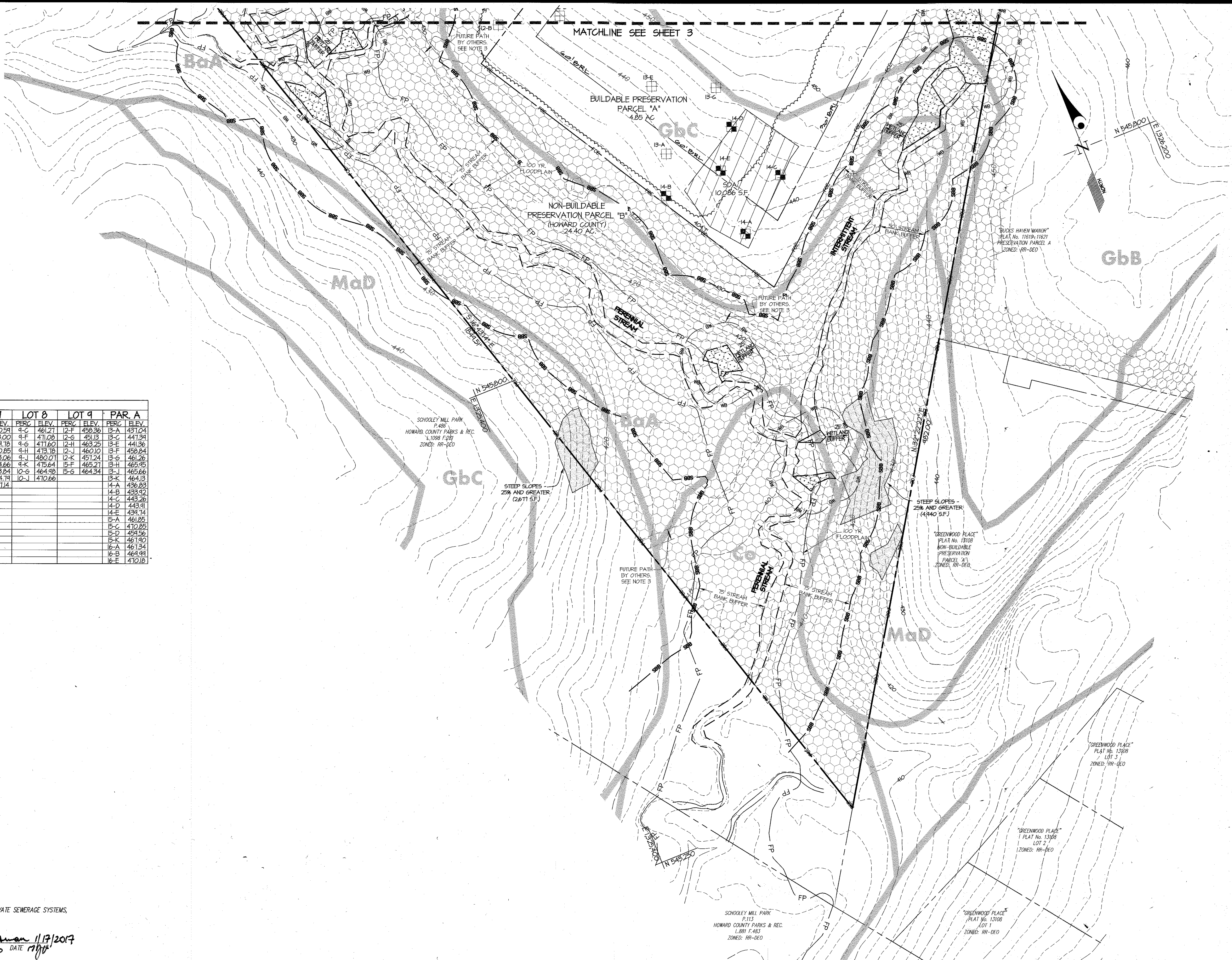
PROFESSIONAL CERTIFICATION
 I HEREBY CERTIFY THAT THESE PLANS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 12975
 EXPIRATION DATE: MAY 28, 2018

12-22-16 *CK*

PRELIMINARY PLAN & REVISED PERCOLATION CERTIFICATION PLAN

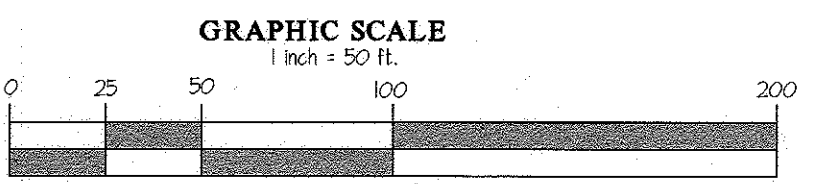
HINKLE PROPERTY
 LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
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SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40-11	3 OF 17



ON-LOT PERC TEST ELEVATIONS															
LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6	LOT 7	LOT 8	LOT 9	PAR A						
PERC	ELEV.	PERC	ELEV.	PERC	ELEV.	PERC	ELEV.	PERC	ELEV.	PERC	ELEV.	PERC	ELEV.	PERC	ELEV.
A	484.15	2A-2C	501.31	2B-2D	505.94	4-A	481.45	6-A	479.05	1-A	473.58	8-C	470.94	4-C	461.21
C	486.21	2D-3A	508.41	3-C	508.24	4-C	485.04	6-B	474.13	1-B	471.54	8-D	473.00	4-F	471.08
D	482.60			3-D	503.14	4-E	480.08	6-C	481.33	1-C	483.95	8-E	464.78	4-G	471.60
E	488.52			3-E	506.28	5-A	484.05	6-D	480.08	1-D	484.63	8-F	480.85	4-H	473.78
F	482.41			5-B	484.30	6-E	487.18	7-E	480.32	8-G	483.06	4-I	480.07	12-K	457.24
G	482.57			5-C	486.04	6-F	482.94			8-H	484.66	4-K	479.64	15-F	465.27
				5-D	481.31					8-I	483.84	10-G	464.98	15-G	464.34
				5-E	480.14					8-J	484.14	10-J	470.66	15-H	465.56
										8-K	484.14			15-I	464.33
										9-D	461.14			15-J	461.13
														15-K	463.83
														15-L	459.42
														15-M	443.26
														15-N	443.41
														15-O	434.74
														15-P	461.85
														15-Q	470.85
														15-R	454.56
														15-S	461.90
														15-T	461.34
														15-U	464.94
														15-V	470.18

NOTES:
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APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY

Valerie J. ... 1-26-17
 PLANNING DIRECTOR DATE

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT

Rob Wilson for Maureen Resman 11/7/2017
 COUNTY HEALTH OFFICER DATE

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 FAX: 301-421-4186

DES.	DRN.	CHK.	DATE	REVISION	BY	APP'R.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

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 EXPIRATION DATE: MAY 26, 2018

12-22-16 *CKW*

PRELIMINARY PLAN & REVISED PERCOLATION CERTIFICATION PLAN

HINKLE PROPERTY
 LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
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HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40 -11	4 OF 17

LEGEND

#7 SPECIMEN TREE LOCATIONS

PROPOSED SEPTIC FIELD

25' SEPTIC / 5M SETBACK

PROPOSED WELL LOCATION

100' WELL / SEPTIC & WELL / INFILTRATIVE 5M SETBACK

PROPOSED 1500 SF WELL BOX

100' WELL / SEPTIC & WELL / INFILTRATIVE 5M SETBACK

DRY WELL (M-5)
(7X10'S UNLESS NOTED OTHERWISE)
(MAXIMUM DRAINAGE AREA = 1,000 SF)
(PRIVATELY OWNED AND MAINTAINED)

MIN. CONSERVATION AREA WIDTH

SHEET FLOW TO CONSERVATION AREA (N-3)
(PRIVATELY OWNED AND MAINTAINED)

200 GAL RAIN BARREL (M-1)
(MAXIMUM DRAINAGE AREA = 500 SF)
(PRIVATELY OWNED AND MAINTAINED)

NON-ROOFTOP DISCONNECT AREA (N-2)
(PRIVATELY OWNED AND MAINTAINED)

NOTE: THE MICRO-BIORETENTION FACILITIES WILL BE PUBLICLY OWNED AND JOINTLY MAINTAINED BY HOWARD COUNTY AND THE HOA

B-12
STORMWATER BORING
(SEE SHEETS 2-4 FOR ADDITIONAL SEPTIC BORINGS)

TEST PIT PASSED FEB. 4-6, 2015

TEST PIT FAILED FEB. 4-6, 2015

TEST PIT PASSED MAY 11-13, 2015

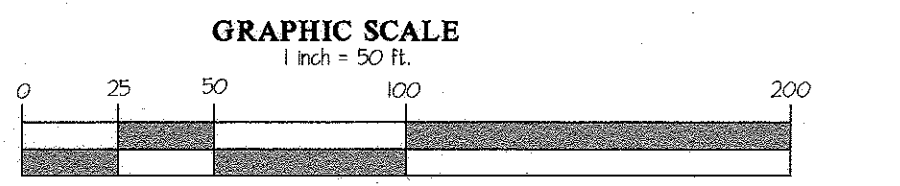
TEST PIT FAILED MAY 11-13, 2015

SOILS (on site)

Map Unit Symbol	Map Unit Name	Type	K Factor
BaA	Baile silt loam, 0 to 3 percent slopes	D	0.32
Co	Codorus and Hatboro silt loams, 0 to 3 percent slopes	C	0.31
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HOWARD COUNTY SOIL MAP NUMBER: 22 - CLARKSVILLE SW

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APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
HOWARD COUNTY HEALTH DEPARTMENT

Barbara Dawson for *Manor Roseman* 1/17/2017
COUNTY HEALTH OFFICER DATE

APPROVED
PLANNING BOARD OF HOWARD COUNTY
DATE **DECEMBER 15, 2016**
TENTATIVELY APPROVED DEPT. OF PLANNING
AND ZONING OF HOWARD COUNTY
Valerie J. Jaffe 1-26-17
PLANNING DIRECTOR DATE

GLW GUTSCHICK LITTLE & WEBER, P.A.
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
3909 NATIONAL DRIVE - SUITE 250 - BURTONVILLE OFFICE PARK
BURTONVILLE, MARYLAND 20886
TEL: 301-421-4024 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APP'R.

PREPARED FOR / OWNER:
THE WILBUR AND EVELYN HINKLE FAMILY
LIMITED PARTNERSHIP
3067 SHORECREST BAY DR
MURRELLS INLET, SC 29576
ATTN: BARBARA DAWSON

PROFESSIONAL CERTIFICATION
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LICENSE NO. 12975
EXPIRATION DATE: MAY 26, 2018

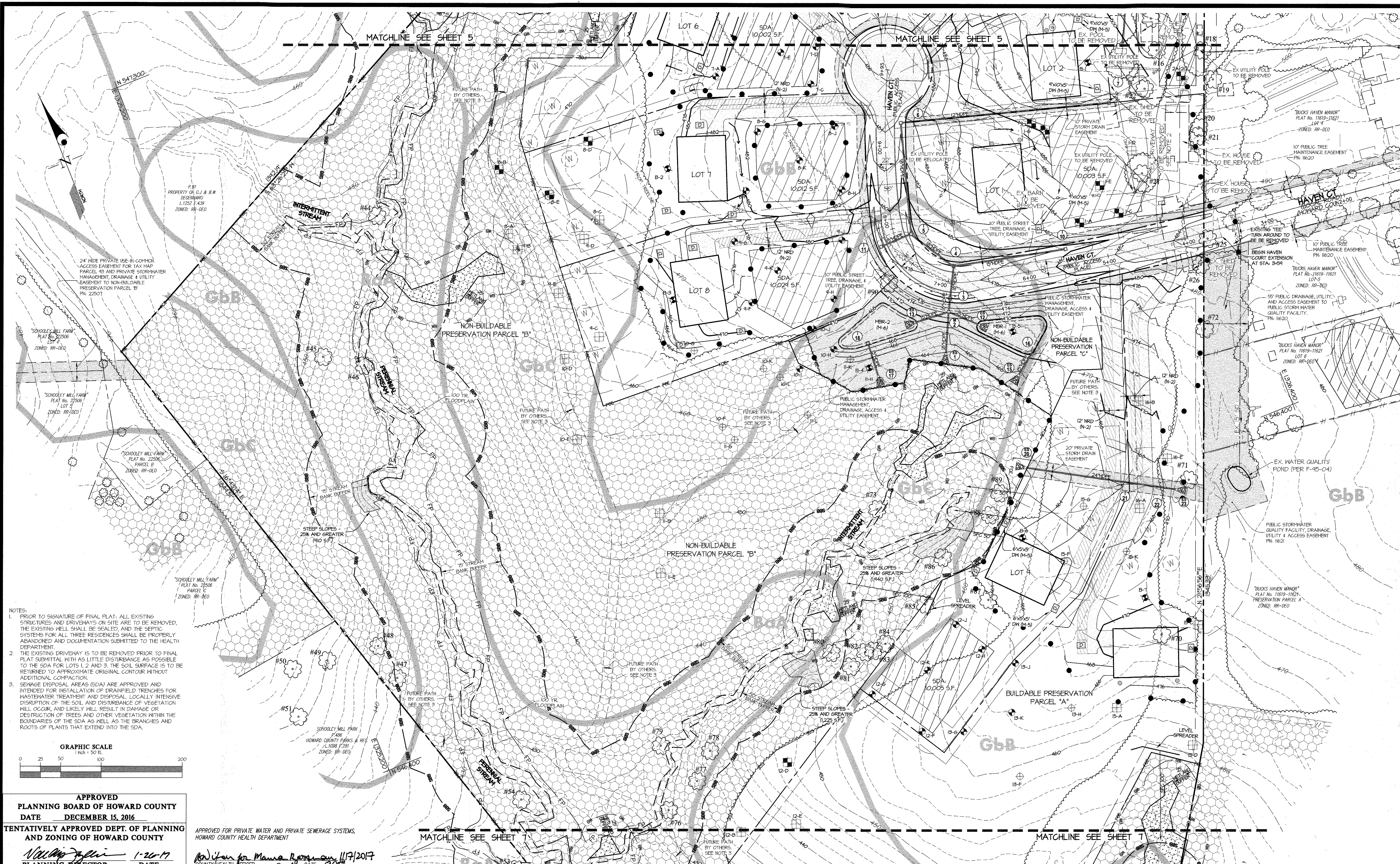
[Signature]
1/13/17

PRELIMINARY GRADING PLAN, SOILS MAP, & REVISED PERCOLATION CERTIFICATION PLAN

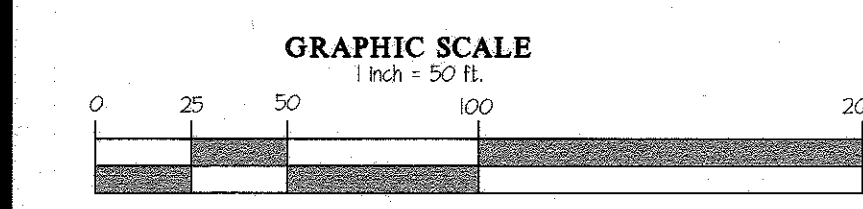
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SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40-11	5 OF 17





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APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY

Valerie J. Kelly 1-20-17
 PLANNING DIRECTOR DATE

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT

Michelle for Maria Roman 11/7/2017
 COUNTY HEALTH OFFICER DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3809 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BALT: 410-580-1820 DC/VA: 301-589-2524 FAX: 301-421-4186

DATE	REVISION	BY	APPR.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

PROFESSIONAL CERTIFICATION
 I HEREBY CERTIFY THAT THESE PLANS
 WERE PREPARED OR APPROVED BY
 ME, AND THAT I AM A DULY LICENSED
 PROFESSIONAL ENGINEER UNDER THE
 LAWS OF THE STATE OF MARYLAND,
 LICENSE NO. 12975
 EXPIRATION DATE: MAY 28, 2018
 12-22-16 *CKL*

PRELIMINARY GRADING PLAN, SOILS MAP, & REVISED PERCOLATION CERTIFICATION PLAN

HINKLE PROPERTY
 LOTS 1-9, Buildable Preservation Parcel 'A', &
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SCALE
 1"=50'

ZONING
 RR-DE0

G. L. W. FILE NO.
 14067

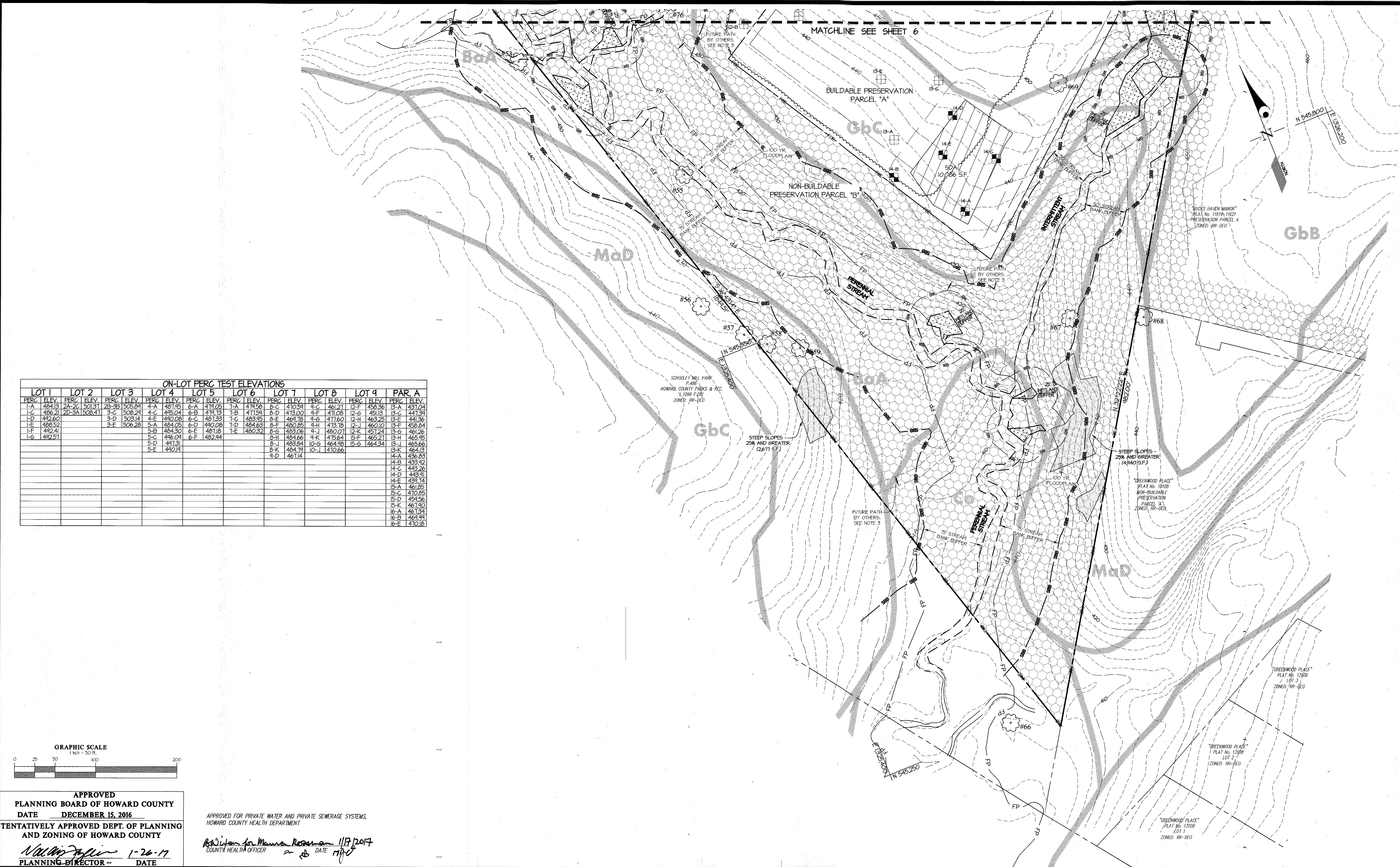
DATE
 DEC., 2016

TAX MAP - GRID
 40 -11

SHEET
 6 OF 17

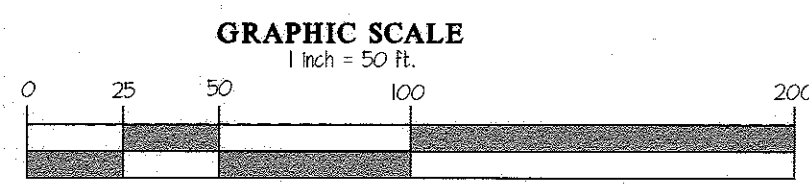
ELECTION DISTRICT No. 5

HOWARD COUNTY, MARYLAND



ON-LOT PERC TEST ELEVATIONS

LOT 1	LOT 2	LOT 3	LOT 4	LOT 5	LOT 6	LOT 7	LOT 8	LOT 9	PAR. A
PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.	PERC ELEV.
1-A 484.13	2A-2C 501.31	2B-3B 505.84	4-A 481.45	6-A 414.05	7-A 414.58	8-C 410.59	9-C 461.27	12-F 456.36	13-A 431.04
1-C 486.21	2D-3A 508.41	3-C 508.24	4-C 495.04	6-B 414.73	7-B 411.59	8-D 413.00	9-F 411.08	12-G 451.13	13-C 447.34
1-D 442.60		3-D 503.14	4-E 480.08	6-C 481.33	7-C 483.95	8-E 464.18	9-G 411.60	12-H 463.23	13-E 441.36
1-E 488.52		3-E 506.28	5-A 484.05	6-D 480.08	7-D 484.63	8-F 480.85	9-H 415.18	12-I 460.10	13-F 459.84
1-F 442.41			5-B 484.30	6-E 481.18	7-E 480.32	8-G 483.06	9-I 480.01	12-K 451.24	13-G 461.26
1-G 442.57			5-C 496.04	6-F 482.44		8-H 484.66	9-K 415.64	12-L 465.21	13-H 465.45
			5-D 441.31			8-I 483.84	10-G 464.38	12-M 464.34	13-I 465.66
			5-E 440.19			8-K 484.14	10-I 410.66		13-J 464.13
						9-D 461.14			13-L 436.83
									14-A 433.12
									14-B 443.26
									14-C 443.91
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									16-B 464.44
									16-F 410.18



APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY

N. Williams 1-26-17
PLANNING DIRECTOR DATE

APPROVED FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS,
 HOWARD COUNTY HEALTH DEPARTMENT

Rob Wilson for Maria Roserman 11/17/2017
 COUNTY HEALTH OFFICER DATE

GLW GUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
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DATE	REVISION	BY	APPR.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

PROFESSIONAL CERTIFICATION
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 EXPIRATION DATE: MAY 26, 2018

12-22-16 *OKA*

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 LIBER 4637 FOLIO 68

ELECTION DISTRICT No. 5
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
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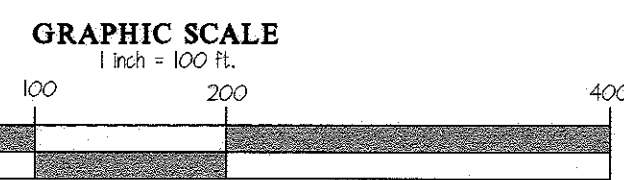
LEGEND

- B' TYPE SOILS
- C' TYPE SOILS
- D' TYPE SOILS
- STORM DRAIN DRAINAGE DIVIDE

"C" FACTOR COMPUTATIONS			
STRUCTURE	AREA (AC.)	"C"	IMPERVIOUS
I-3	0.77	0.34	30%
I-4	0.96	0.34	30%
I-5	0.40	0.34	36%
I-6	1.06	0.34	30%
I-7	0.52	0.34	30%
I-10	0.64	0.34	30%
I-11	0.72	0.34	30%
I-16	0.16	0.34	30%
I-18	0.32	0.34	30%
I-21	0.29	0.34	30%
I-22	0.68	0.34	30%
ES-23	10.66	0.34	30%

SOILS (on site)		Type	K Factor
Map Unit Symbol	Map Unit Name		
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HOWARD COUNTY SOIL MAP NUMBER: 22 - CLARKSVILLE SW



APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY

N. J. J. J. 1-26-17
PLANNING DIRECTOR DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
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 12-22-16 *CLW*

PRELIMINARY STORM DRAIN DRAINAGE AREA MAP

HINKLE PROPERTY
LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
 LIBER 4637 FOLIO 68

ELECTION DISTRICT No. 5
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE No.
1"=100'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40 - 11	8 OF 17

PRELIMINARY STORMWATER MANAGEMENT REQUIREMENT	
DEVELOPMENT AREA :	15.3 Ac.
% IMPERVIOUS:	20%
P _e :	1.2"

PRELIMINARY STORMWATER MANAGEMENT PROVIDED BY DEVICE	
MICRO-BIORETENTION (M-6):	6,168 CU-FT
DRY WELLS (M-5):	2,736 CU-FT
RAIN BARRELS (M-1):	241 CU-FT
SHEETFLOW TO CONSERVATION (N-3):	1,750 CU-FT
NON-ROOFTOP DISCONNECT (N-2):	1,244 CU-FT
TOTAL:	12,241 CU-FT
P _e Provided =	1.33"

ON LOT MICRO-SCALE PRACTICES							
LOT NO.	(M-1)	(M-3)	(M-4)	(M-5)	(M-6)	(M-7)	(M-8)
Lot 1	X			X			
Lot 2	X			X			
Lot 3	X			X			
Lot 4	X			X			
Lot 5	X			X			
Lot 6	X			X			
Lot 7	X			X			
Lot 8	X			X			
Lot 9	X			X			
PARCEL A	X			X			

ESD SUMMARY TABLE				
AREA NO.	AREA (SF)	IMPERVIOUS	ESDv (CF)	P _e PROVIDED
DA 1	220,403	23%	6,959	1.49
Lot 3	2,400	100%	223	1.17
Lot 4	7,015	100%	625	1.13
Lot 5	5,304	100%	509	1.21
Lot 6	7,575	100%	734	1.22
Lot 7	7,250	100%	721	1.26
Lot 8	7,005	100%	670	1.21
Lot 9	9,850	100%	905	1.16
PAR A	11,250	100%	951	1.07
TOTAL	278,088	39%	12,297	1.33

REQUIRED ESDv	PROVIDED ESDv
0.39*(278088)/(1.2/1.2)+599= 11,444 cf	12,297 cf

ADDITIONAL ESDv REQUIRED FOR EXISTING WOODS IN GOOD CONDITION (CN=55) CLEARED ON LOTS TO BECOME GRASS OPEN SPACE (CN=61).

EXISTING CONDITION RUNOFF: 0.08"
 PROPOSED CONDITION RUNOFF: 0.11"
 RUNOFF TO BE TREATED BY ESDv: 0.04"

AREA OF CLEARED WOODS: 74,878 s.f.
 ADDITIONAL ESDv: 549 c.f.

SOILS (on site)	Type	K Factor
BaA	Baile silt loam, 0 to 3 percent slopes	D 0.32
Co	Codorus and Harboro silt loams, 0 to 3 percent slopes	C 0.31
GtB	Gladstone loam, 3 to 8 percent slopes	B 0.20
GtC	Gladstone loam, 8 to 15 percent slopes	B 0.20
GtB	Glenville-Baile silt loams, 0 to 8 percent slopes	D 0.31
MaD	Manor loam, 15 to 25 percent slopes	B 0.24

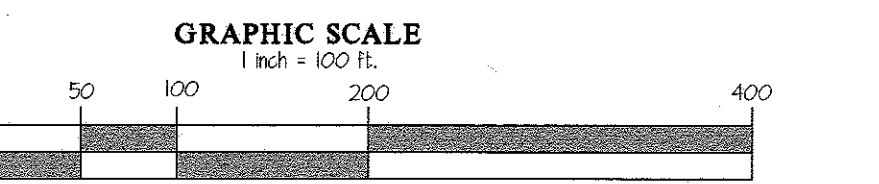
HOWARD COUNTY SOIL MAP NUMBER: 22 - CLARKSVILLE SW

LEGEND

- DRY WELL (M-5) (1'x10'x5' UNLESS NOTED OTHERWISE) (MAXIMUM DRAINAGE AREA = 1000 SF) (PRIVATELY OWNED AND MAINTAINED)
- 200 GAL RAIN BARREL (M-1) (MAXIMUM DRAINAGE AREA = 500 SF) (PRIVATELY OWNED AND MAINTAINED)
- MINIMUM CONSERVATION AREA WIDTH SHEET FLOW TO CONSERVATION AREA (N-3) (PRIVATELY OWNED AND MAINTAINED)
- DISCONNECTION OF NON-ROOFTOP RUNOFF (N-2) (PRIVATELY OWNED AND MAINTAINED)
- B-12 STORMWATER BORING
- 'B' TYPE SOILS
- 'C' TYPE SOILS
- 'D' TYPE SOILS
- ESD DRAINAGE DIVIDE

NOTES:

- THE TWO MICRO-BIORETENTION FACILITIES (M-6) WILL BE PUBLICLY OWNED AND JOINTLY MAINTAINED BY HOWARD COUNTY AND THE HOA
- LEVEL SPREADERS FOR LOTS 4 AND 5 MUST BE CONSTRUCTED OF CONCRETE.



APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY

Nellie Taylor 1-26-17
 PLANNING DIRECTOR DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3509 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BAL: 410-860-1820 DC/WV: 301-989-2524 FAX: 301-421-4188

DES. dds	DRN. dds	CHK.
DATE	REVISION	BY APPR.

DATE	REVISION	BY	APPR.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

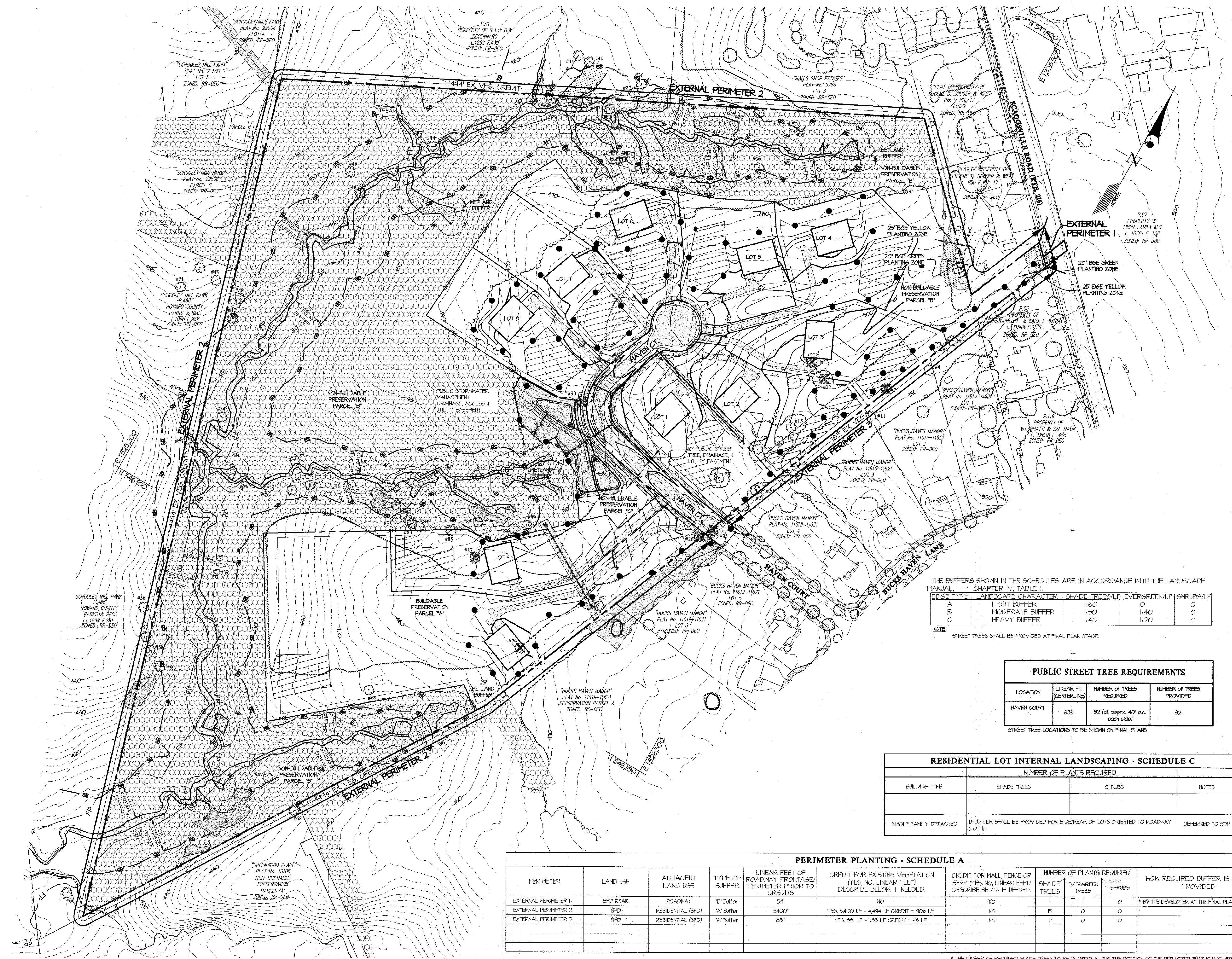
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 EXPIRATION DATE: MAY 26, 2018
 12-22-16 *CKA*

ESD STORMWATER MANAGEMENT DRAINAGE AREA MAP

HINKLE PROPERTY
LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
 LIBER 4637 FOLIO 68

ELECTION DISTRICT No. 5
 HOWARD COUNTY, MARYLAND

SCALE	ZONING	G. L. W. FILE NO.
1"=100'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
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THE BUFFERS SHOWN IN THE SCHEDULES ARE IN ACCORDANCE WITH THE LANDSCAPE MANUAL, CHAPTER IV, TABLE 1:

EDGE TYPE	LANDSCAPE CHARACTER	SHADE TREES/LF	EVERGREEN/LF	SHRUBS/LF
A	LIGHT BUFFER	1:60	0	0
B	MODERATE BUFFER	1:50	1:40	0
C	HEAVY BUFFER	1:40	1:20	0

NOTE: STREET TREES SHALL BE PROVIDED AT FINAL PLAN STAGE.

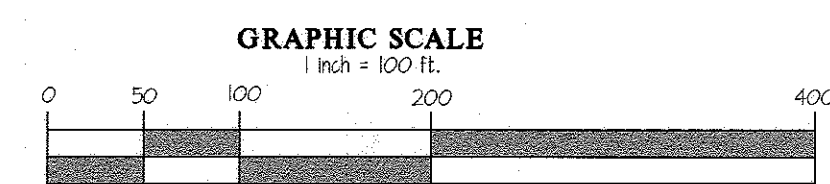
PUBLIC STREET TREE REQUIREMENTS			
LOCATION	LINEAR FT (CENTERLINE)	NUMBER OF TREES REQUIRED	NUMBER OF TREES PROVIDED
HAVEN COURT	636	32 (at approx. 40' o.c. each side)	32

STREET TREE LOCATIONS TO BE SHOWN ON FINAL PLANS

RESIDENTIAL LOT INTERNAL LANDSCAPING - SCHEDULE C				
BUILDING TYPE	NUMBER OF PLANTS REQUIRED			NOTES
	SHADE TREES	SHRUBS		
SINGLE FAMILY DETACHED	B-BUFFER SHALL BE PROVIDED FOR SIDE/REAR OF LOTS ORIENTED TO ROADWAY (LOT 1)			DEFERRED TO SDP*

PERIMETER PLANTING - SCHEDULE A										
PERIMETER	LAND USE	ADJACENT LAND USE	TYPE OF BUFFER	LINEAR FEET OF ROADWAY FRONTAGE/ PERIMETER PRIOR TO CREDITS	CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET DESCRIBE BELOW IF NEEDED)	CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET) DESCRIBE BELOW IF NEEDED	NUMBER OF PLANTS REQUIRED			HOW REQUIRED BUFFER IS BEING PROVIDED
							SHADE TREES	EVERGREEN TREES	SHRUBS	
EXTERNAL PERIMETER 1	SFD REAR	ROADWAY	'B' Buffer	54'	NO	NO	1	1	0	* BY THE DEVELOPER AT THE FINAL PLAN STAGE
EXTERNAL PERIMETER 2	SFD	RESIDENTIAL (SFD)	'A' Buffer	5400'	YES, 5400 LF - 4,444 LF CREDIT = 906 LF	NO	15	0	0	
EXTERNAL PERIMETER 3	SFD	RESIDENTIAL (SFD)	'A' Buffer	881'	YES, 881 LF - 783 LF CREDIT = 98 LF	NO	2	0	0	

* THE NUMBER OF REQUIRED SHADE TREES TO BE PLANTED ALONG THE PORTION OF THE PERIMETER THAT IS NOT WITHIN FOREST RETENTION AREA MAY BE REDUCED IF EQUIVALENT NUMBER OF EXISTING NON-INVASIVE TREES AT LEAST 2 1/2" CAL. ARE IDENTIFIED ON THE FINAL PLAN



APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**
 TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY
Walter J. ... 12-20-17
 PLANNING DIRECTOR DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
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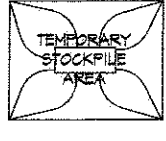

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

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12-22-16

PRELIMINARY LANDSCAPE PLAN
HINKLE PROPERTY
LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
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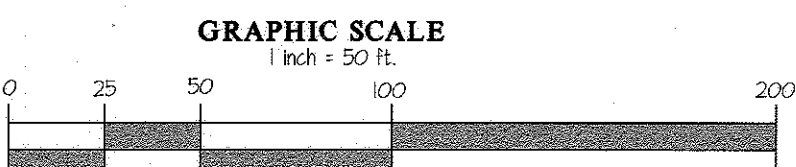
LEGEND

- LIMIT OF DISTURBANCE
-  STABILIZED CONSTRUCTION ENTRANCE
- SSF— PROPOSED SUPER SILT FENCE
- SF— PROPOSED SILT FENCE
- ➔ EARTH DIKE / CLEAN WATER DIVERSION
-  PROPOSED TEMPORARY STOCKPILE AREA
- ~~~~~ EXISTING TREELINE
- FP— 100 YEAR FLOODPLAIN
-  HIGHLY ERODIBLE SOIL

SOILS (on site)
Map Unit Symbol Map Unit Name Type K Factor

BaA	Baile silt loam, 0 to 3 percent slopes	D	0.32
Co	Codorus and Harbor silt loams, 0 to 3 percent slopes	C	0.31
GbB	Gladstone loam, 3 to 8 percent slopes	B	0.20
GbC	Gladstone loam, 8 to 15 percent slopes	B	0.20
GnB	Glennville-Baile silt loams, 0 to 8 percent slopes	D	0.31
MaD	Manor loam, 15 to 25 percent slopes	B	0.24

HOWARD COUNTY SOIL MAP NUMBER: 22 - CLARKSVILLE SW



APPROVED
PLANNING BOARD OF HOWARD COUNTY
DATE **DECEMBER 15, 2016**

TENTATIVELY APPROVED DEPT. OF PLANNING
AND ZONING OF HOWARD COUNTY

Naomi J. ... 1-26-17
PLANNING DIRECTOR DATE

GLW GUTSCHICK LITTLE & WEBER, P.A.				
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS				
3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK				
BURTONSVILLE, MARYLAND 20866				
TEL: 301-421-4024 BALT: 410-380-1820 DC/VA: 301-589-2524 FAX: 301-421-4186				
L:\CAD\DRAWINGS\14067\PLANS BY GW\Helm\14067 - SNE.dwg	DES. dds	DRN. dds	CHK.	
DATE	REVISION	BY	APP'R.	

PREPARED FOR / OWNER:
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3067 SHORECREST BAY DR
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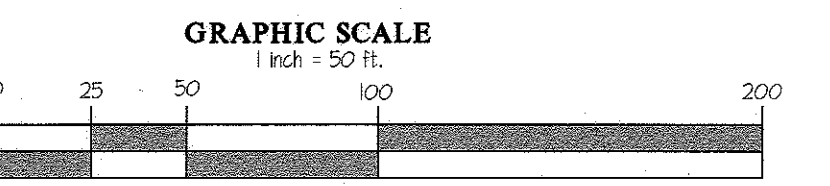
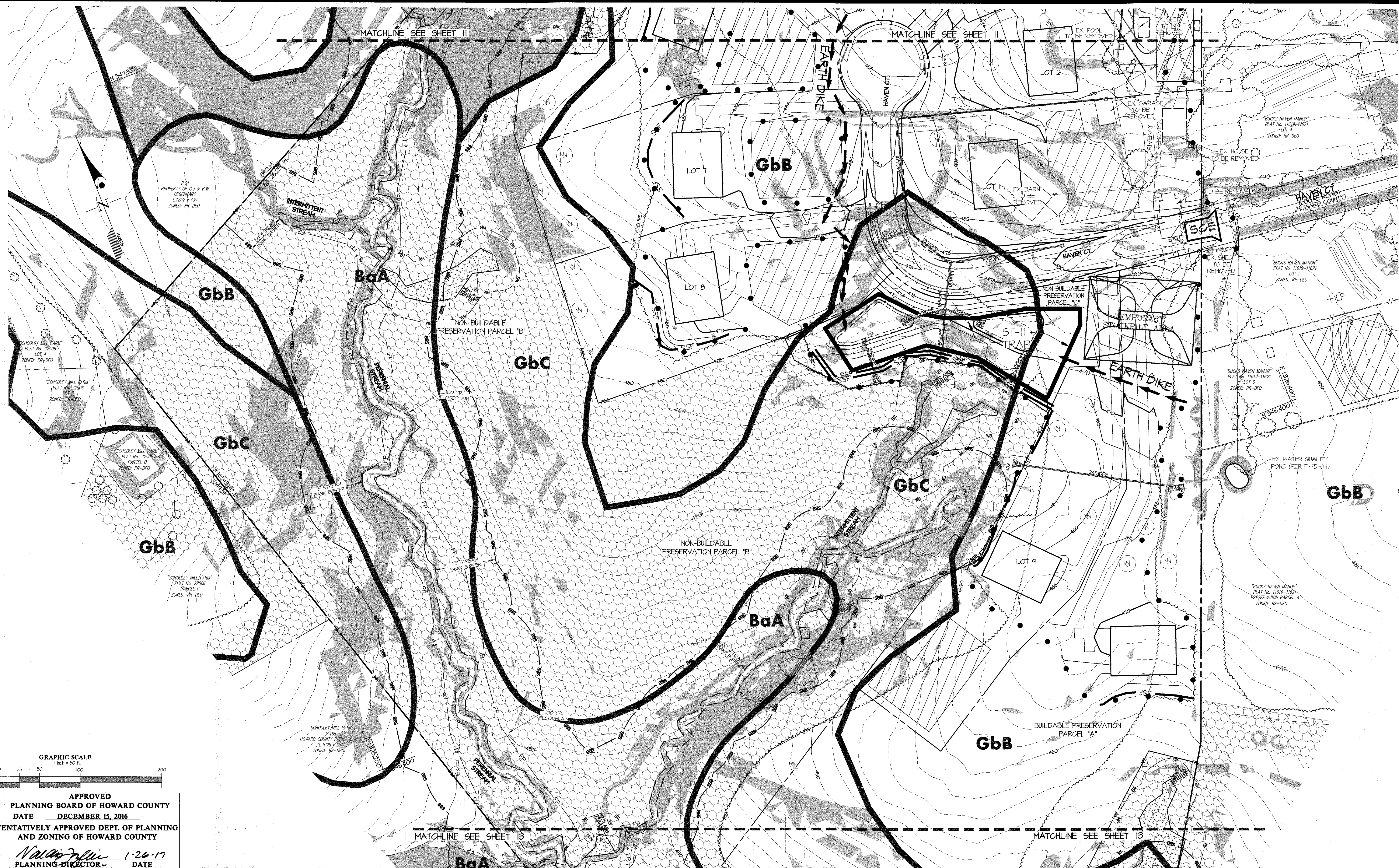
PRELIMINARY SEDIMENT CONTROL PLAN

HINKLE PROPERTY
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LIBER 4637 FOLIO 68

ELECTION DISTRICT No. 5

HOWARD COUNTY, MARYLAND

SCALE 1"=50'	ZONING RR-DEO	G. L. W. FILE No. 14067
DATE DEC., 2016	TAX MAP - GRID 40-11	SHEET 11 OF 17



APPROVED
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Natalia J. J. J. 1-26-17
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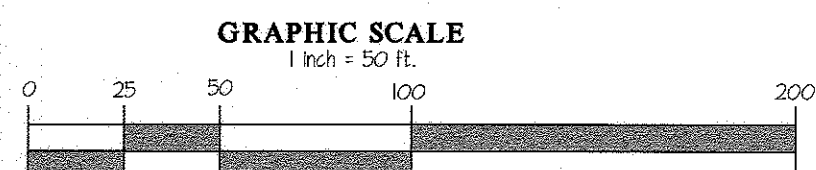
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Nadine J. Miller 1-26-17
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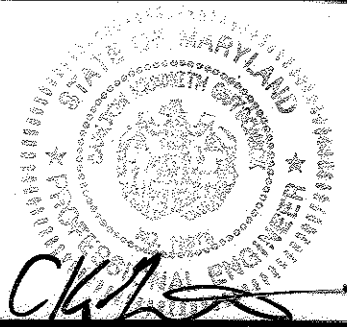
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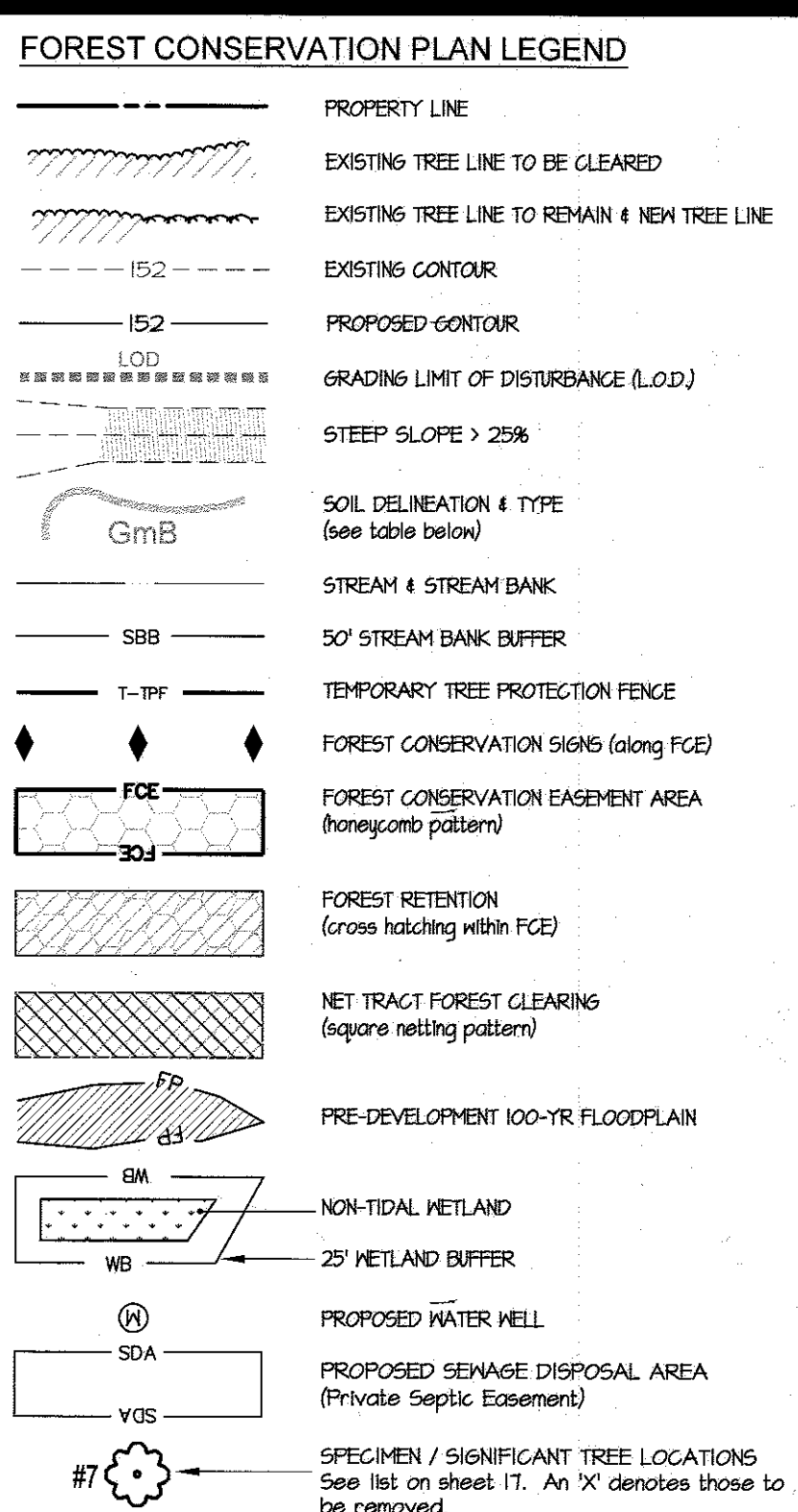
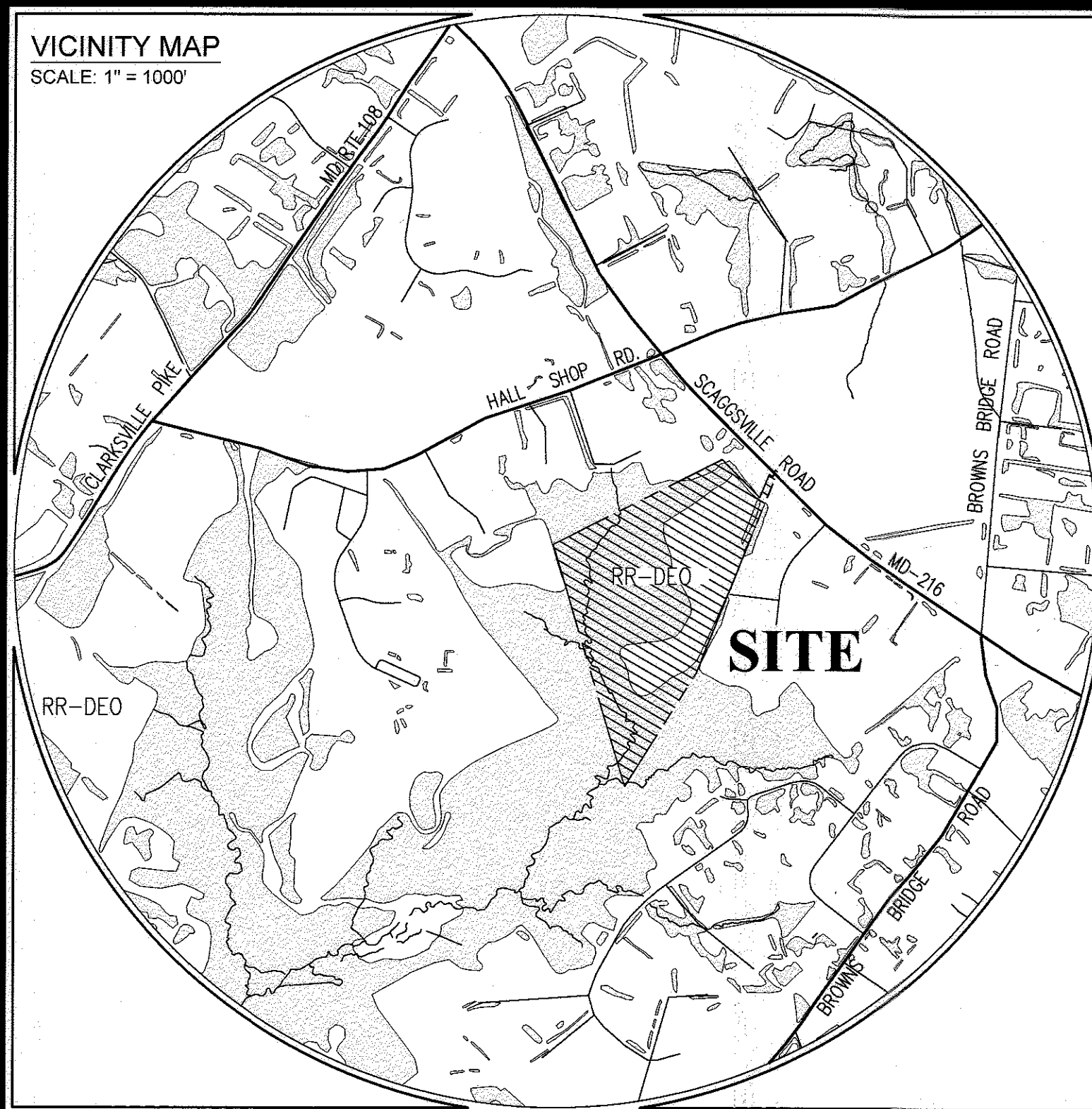


PRELIMINARY SEDIMENT CONTROL PLAN

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FOREST CONSERVATION WORKSHEET

Project Name: HINKLE PROPERTY (Tax Parcel 93, L4637 F.68) **DPZ File No.:** SP-16-007

1 Site Data	Acres
A. Gross Site Area	43.369
B. Area within 100-yr floodplain, if any	3.070
C. Area of existing easement for major utility transmission lines, if any	0.000
D. Net Tract Area	40.299
E. Land Use Category	Residential - Rural Medium Density

2 Input Data	Acres
A. Net Tract Area	40.299
B. Reforestation Threshold (percent of net tract = 25 %)	10.075
C. Afforestation Threshold (percent of net tract = 20 %)	8.060
D. Existing Forest on Net Tract Area	25.618
E. Forest Clearing on Net Tract Area	5.886
F. Forest Retention on Net Tract Area	19.731

3 Reforestation and/or Afforestation Calculations	Acres
A. Net tract forest clearing above reforestation threshold, if applicable	5.886
B. Net tract forest clearing below reforestation threshold, if applicable	0.000
C. Planting up to afforestation threshold, if applicable	0.000
D. Reforestation planting required for clearing above threshold (3A x 0.25)	1.472
E. Reforestation planting required for clearing below threshold (3B x 2.0)	0.000
F. Net tract forest retention above reforestation threshold (2F-2B, available credit)	9.657
G. Total reforestation planting required (3C+3D+3E - 3F)	0.000

4 Break Even Point (BEP) Calculations	Acres
A. Maximum clearing allowed with no reforestation planting (2D-2B)/1.25	12.434
B. Minimum net tract retention at BEP 0.20(2D-2B)+2B or 2D-4A	13.183

5 Forest Conservation Required	Acres
A. Forest Retention Area (2F)	19.731
B. Forest Planting Area (3G)	0.000
C. Total minimum FCE required for retention and reforestation	19.731
D. If 2F>4B, then there's forest retention area available to be banked (2F-4B)	6.548

FOREST CONSERVATION OBLIGATION SUMMARY

THE FOREST CONSERVATION REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION MANUAL FOR THIS SUBDIVISION (MUNICIPAL FARMS) ARE MET BY THE CREATION OF ONE (1) FOREST CONSERVATION EASEMENT THAT CONTAINS MORE THAN THE BREAK-EVEN POINT MINIMUM ACREAGE FOR CREDITED RETENTION.

THE MAXIMUM CLEARING AREA AT THE BREAK-EVEN POINT IS 12.434 ACRES AND THE PROPOSED CLEARING AREA FOR THIS DEVELOPMENT IS LESS THAN THAT AMOUNT. THE MAXIMUM CREDITED RETENTION AREA AT THE BREAK-EVEN POINT IS 13.183 ACRES AND THE PROPOSED CREDITED RETENTION AREA WITHIN THE FCE IS MORE THAN 19.731 ACRES. THEREFORE, AN EXCESS OF CREDITED RETENTION ACREAGE IS AVAILABLE (FOR BANKING) THAT COULD BE APPLIED TO FOREST CONSERVATION OBLIGATION FROM OFF-SITE DEVELOPMENTS OR POSSIBLE ADDITIONAL CLEARING ON-SITE.

FOREST CONSERVATION ACREAGE TABULATION

Forest Conservation Easement No.	Credited Forest Retention (outside the 100-yr floodplain)	Non-credited Forest Retention Acreage (within the 100-yr floodplain and irregular pockets of natural regeneration between a straight FCE line segment and a sinuous forest retention edge)	Reforestation Planting	Total Acreage of Conservation Easement
1	19.731	3.07 (in floodplain) 0.30 (Nat. Regen.)	0.00	23.11
TOTAL PROVIDED	19.731	3.07	0.00	23.11
TOTAL REQUIRED	13.183 (at Break-even Point)		0.00	23.11
AVAILABLE EXCESS (to be banked)	6.548	n/a	0.00	

APPROVED
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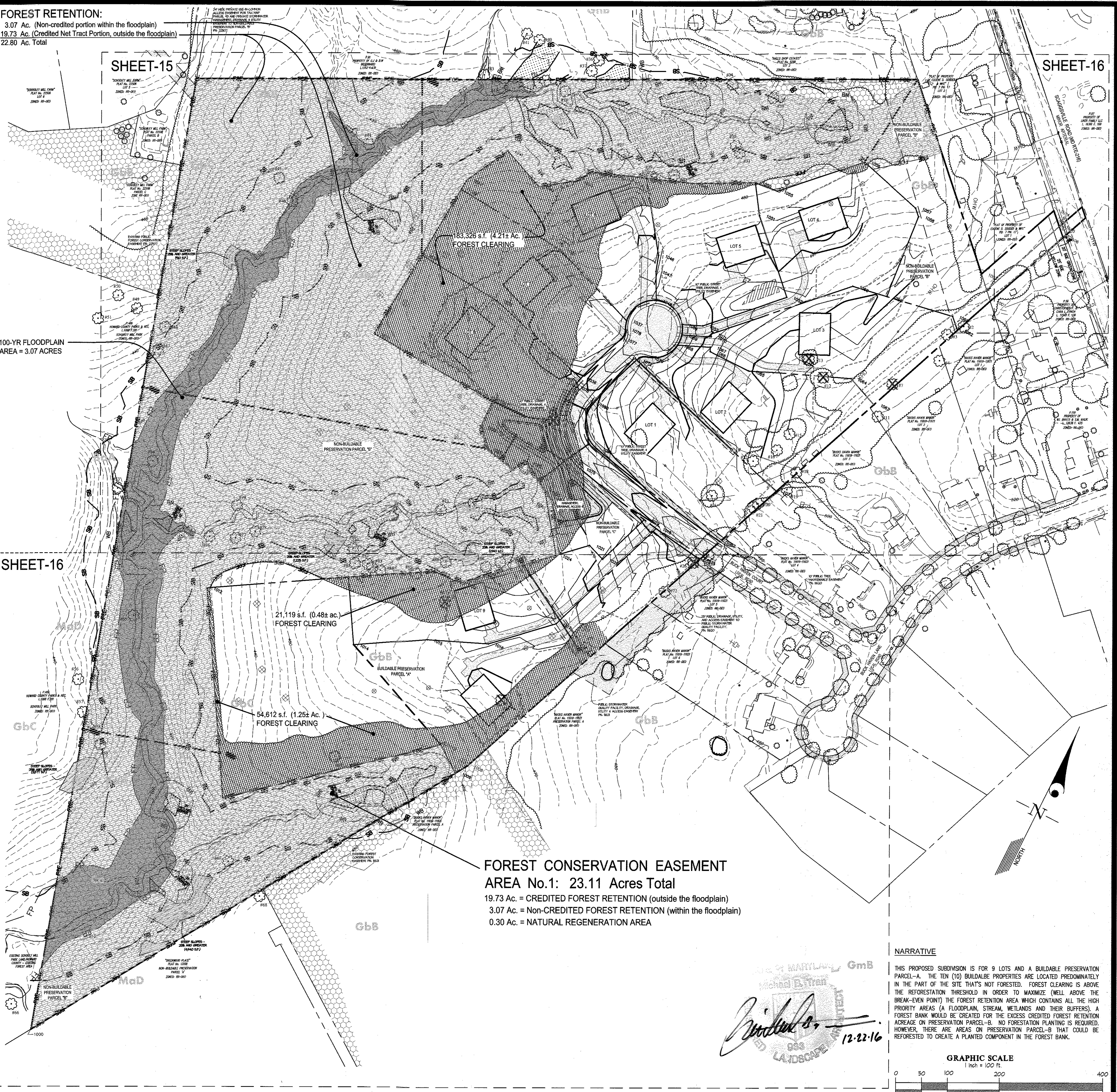
N. M. [Signature] 1-26-17
PLANNING DIRECTOR **DATE**

FOREST BANK TRACKING CHART

DPZ File No.	PROJECT NAME	DEBIT TO CONSERVATION BANK AREA		REMAINING AREA in
		Amount Used	At Project Name & DPZ File No.	
F-17-tbd	HINKLE Property (or per Plat)	n/a	n/a	6,548 Ac.

GLW GUTSCHICK LITTLE & WEBER, P.A.
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PRELIMINARY FOREST CONSERVATION OVERVIEW

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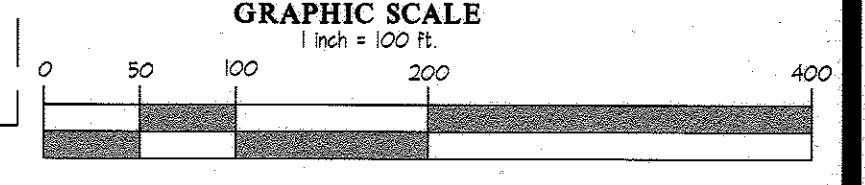
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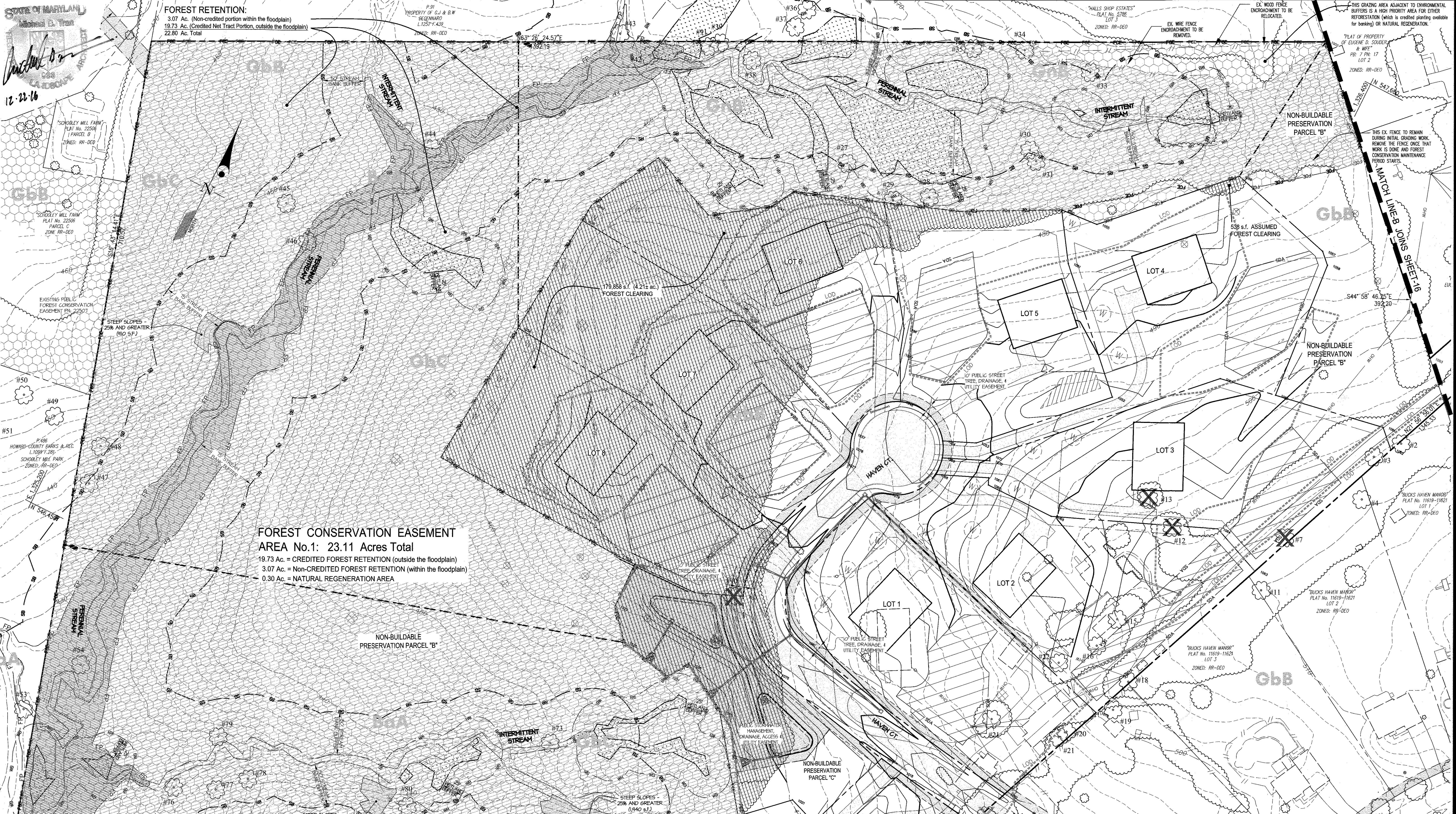
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DEC., 2016	40 - 11	14 OF 17

NARRATIVE

THIS PROPOSED SUBDIVISION IS FOR 9 LOTS AND A BUILDABLE PRESERVATION PARCEL-A. THE TEN (10) BUILDABLE PROPERTIES ARE LOCATED PREDOMINANTLY IN THE PART OF THE SITE THAT'S NOT FORESTED. FOREST CLEARING IS ABOVE THE REFORESTATION THRESHOLD IN ORDER TO MAXIMIZE (WELL ABOVE THE BREAK-EVEN POINT) THE FOREST RETENTION AREA WHICH CONTAINS ALL THE HIGH PROXY AREAS (A FLOODPLAIN, STREAM, WETLANDS AND THEIR BUFFERS). A FOREST BANK WOULD BE CREATED FOR THE EXCESS CREDITED FOREST RETENTION ACREAGE ON PRESERVATION PARCEL-B. NO FORESTATION PLANTING IS REQUIRED, HOWEVER, THERE ARE AREAS ON PRESERVATION PARCEL-B THAT COULD BE REFORESTED TO CREATE A PLANTED COMPONENT IN THE FOREST BANK.

[Signature] 12-22-16





FOREST RETENTION:
 3.07 Ac. (Non-credited portion within the floodplain)
 19.73 Ac. (Credited Net Tract Portion, outside the floodplain)
 22.80 Ac. Total

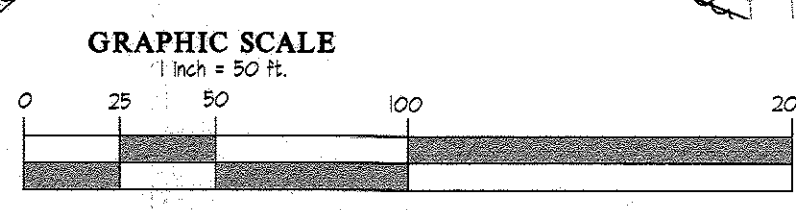
**FOREST CONSERVATION EASEMENT
 AREA No.1: 23.11 Acres Total**
 19.73 Ac. = CREDITED FOREST RETENTION (outside the floodplain)
 3.07 Ac. = Non-CREDITED FOREST RETENTION (within the floodplain)
 0.30 Ac. = NATURAL REGENERATION AREA

APPROVED
 PLANNING BOARD OF HOWARD COUNTY
 DATE DECEMBER 15, 2016

TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY

Nellie M. Jones 1-26-17
 PLANNING DIRECTOR DATE

MATCH LINE-A JOINS SHEET-16



MATCH LINE-A JOINS SHEET-16

NOTE: ALL THE EXISTING FOREST WITHIN THE BOUNDARY OF LOTS 4-8 ARE ACCOUNTED AS BEING CLEARED BECAUSE A FOREST CONSERVATION EASEMENT CANNOT BE CREATED ON THESE LOTS. THE ACTUAL CLEARING WOULD BE AT THE L.O.D. NECESSARY FOR THE INITIAL SEPTIC SYSTEM & HOUSE CONSTRUCTION. THE REMAINDER OF THE FOREST ON THESE LOTS WOULD REMAIN FOR THE BENEFIT OF THE HOMEOWNERS IF THEY CHOOSE TO RETAIN THIS NATURAL RESOURCE.

GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
 BURTONSVILLE, MARYLAND 20866
 TEL: 301-421-4024 BALT: 410-880-1820 DC/VA: 301-989-2524 FAX: 301-421-4186

DATE	REVISION	BY	APPR.

PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

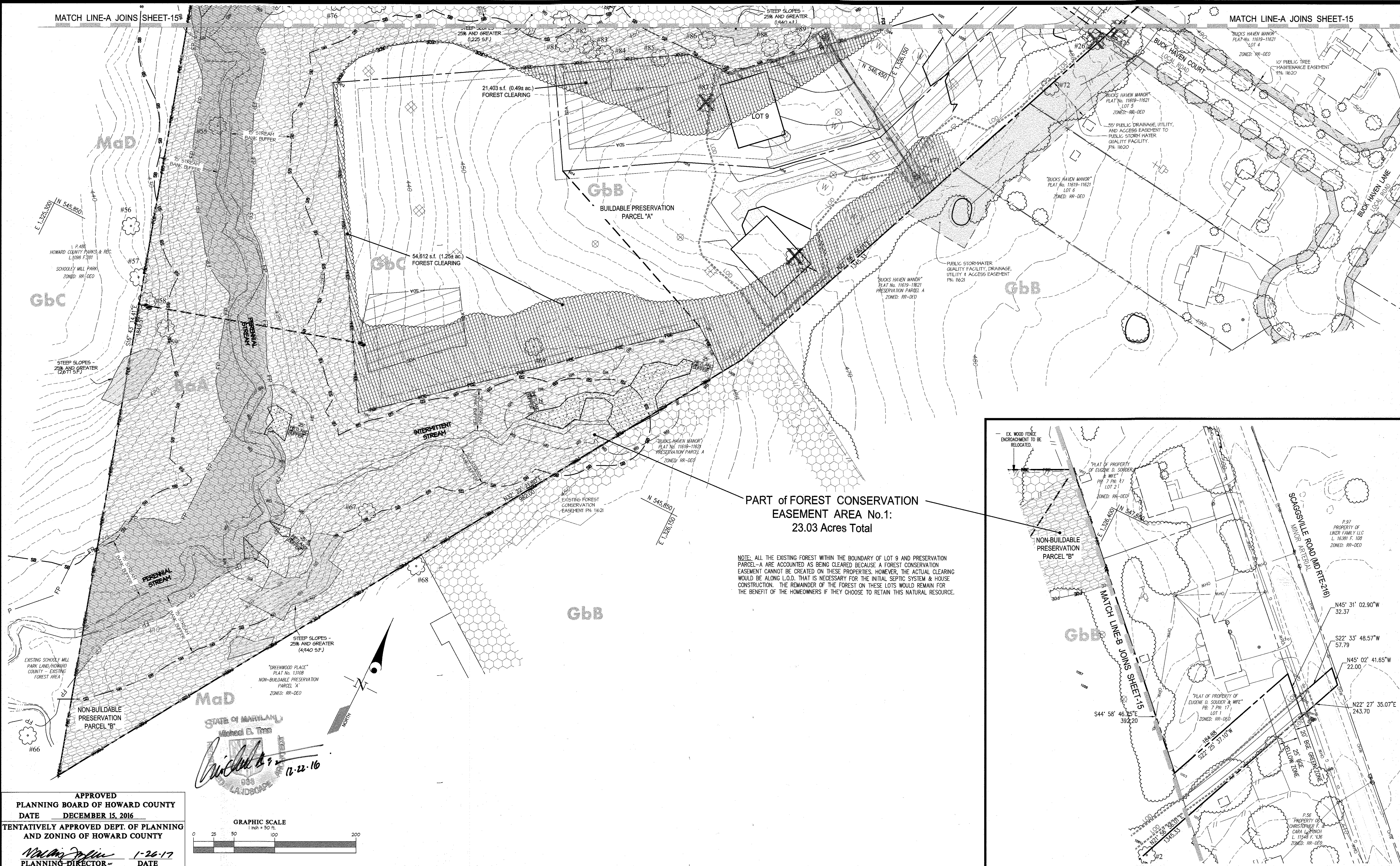
PRELIMINARY FOREST CONSERVATION PLAN

HINKLE PROPERTY
 LOTS 1-9, Buildable Preservation Parcel 'A', &
 Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
 LIBER 4637 FOLIO 68

SCALE	ZONING	G. L. W. FILE No.
1"=50'	RR-DEO	14067
DATE	TAX MAP - GRID	SHEET
DEC., 2016	40 -11	15 OF 17

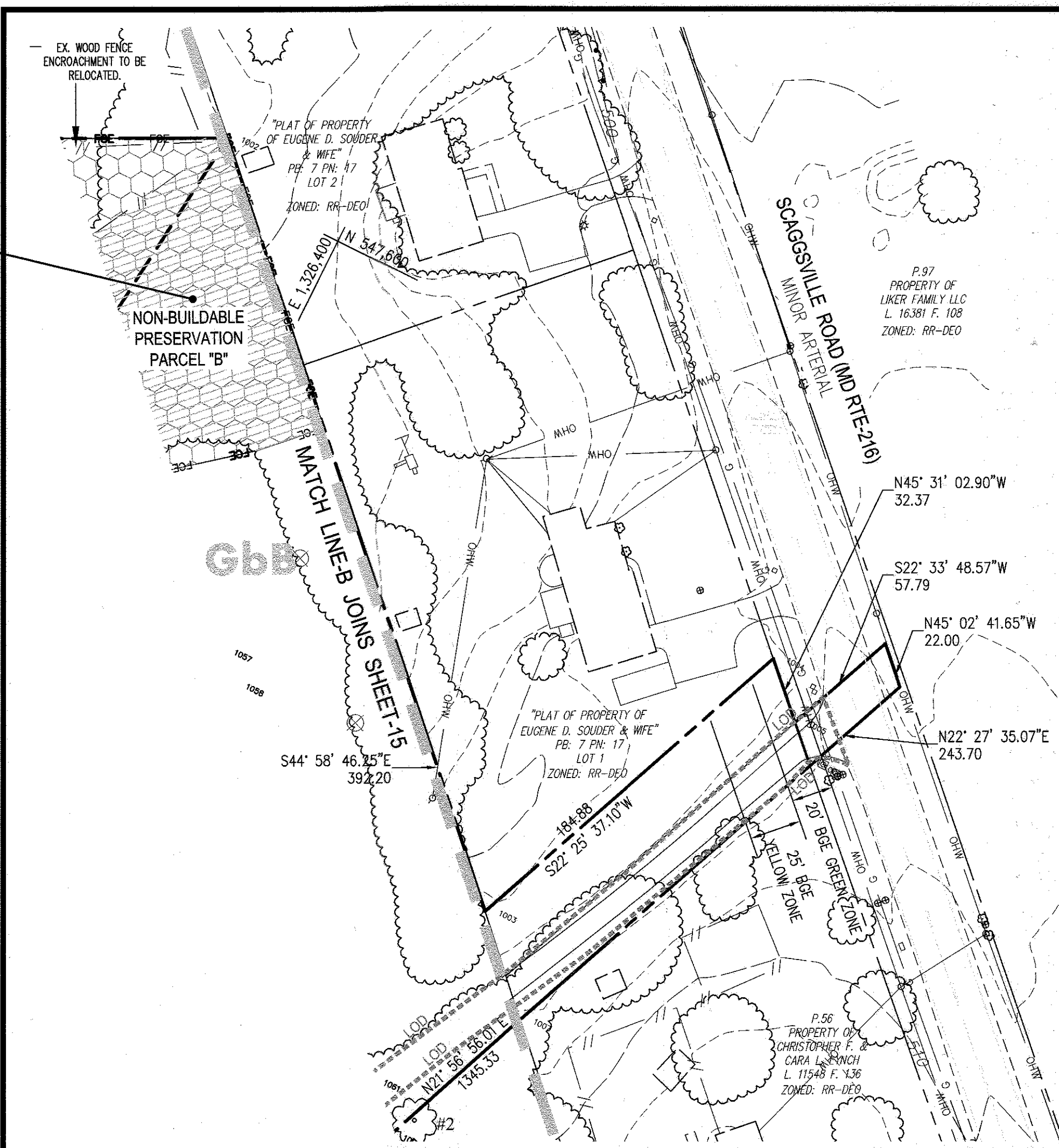
ELECTION DISTRICT No. 5

HOWARD COUNTY, MARYLAND

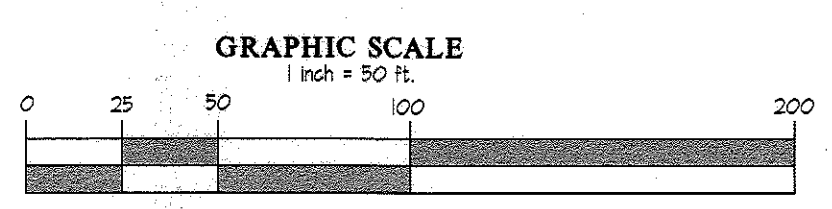


PART of FOREST CONSERVATION EASEMENT AREA No.1: 23.03 Acres Total

NOTE: ALL THE EXISTING FOREST WITHIN THE BOUNDARY OF LOT 9 AND PRESERVATION PARCEL-A ARE ACCOUNTED AS BEING CLEARED BECAUSE A FOREST CONSERVATION EASEMENT CANNOT BE CREATED ON THESE PROPERTIES. HOWEVER, THE ACTUAL CLEARING WOULD BE ALONG L.O.D. THAT IS NECESSARY FOR THE INITIAL SEPTIC SYSTEM & HOUSE CONSTRUCTION. THE REMAINDER OF THE FOREST ON THESE LOTS WOULD REMAIN FOR THE BENEFIT OF THE HOMEOWNERS IF THEY CHOOSE TO RETAIN THIS NATURAL RESOURCE.



APPROVED
PLANNING BOARD OF HOWARD COUNTY
 DATE **DECEMBER 15, 2016**
 TENTATIVELY APPROVED DEPT. OF PLANNING
 AND ZONING OF HOWARD COUNTY
Walter J. Jelinek 1-26-17
 PLANNING DIRECTOR DATE



GLWGUTSCHICK LITTLE & WEBER, P.A.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS, LANDSCAPE ARCHITECTS
 3909 NATIONAL DRIVE - SUITE 250 - BURTONSVILLE OFFICE PARK
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DATE	REVISION	BY	APP'R.

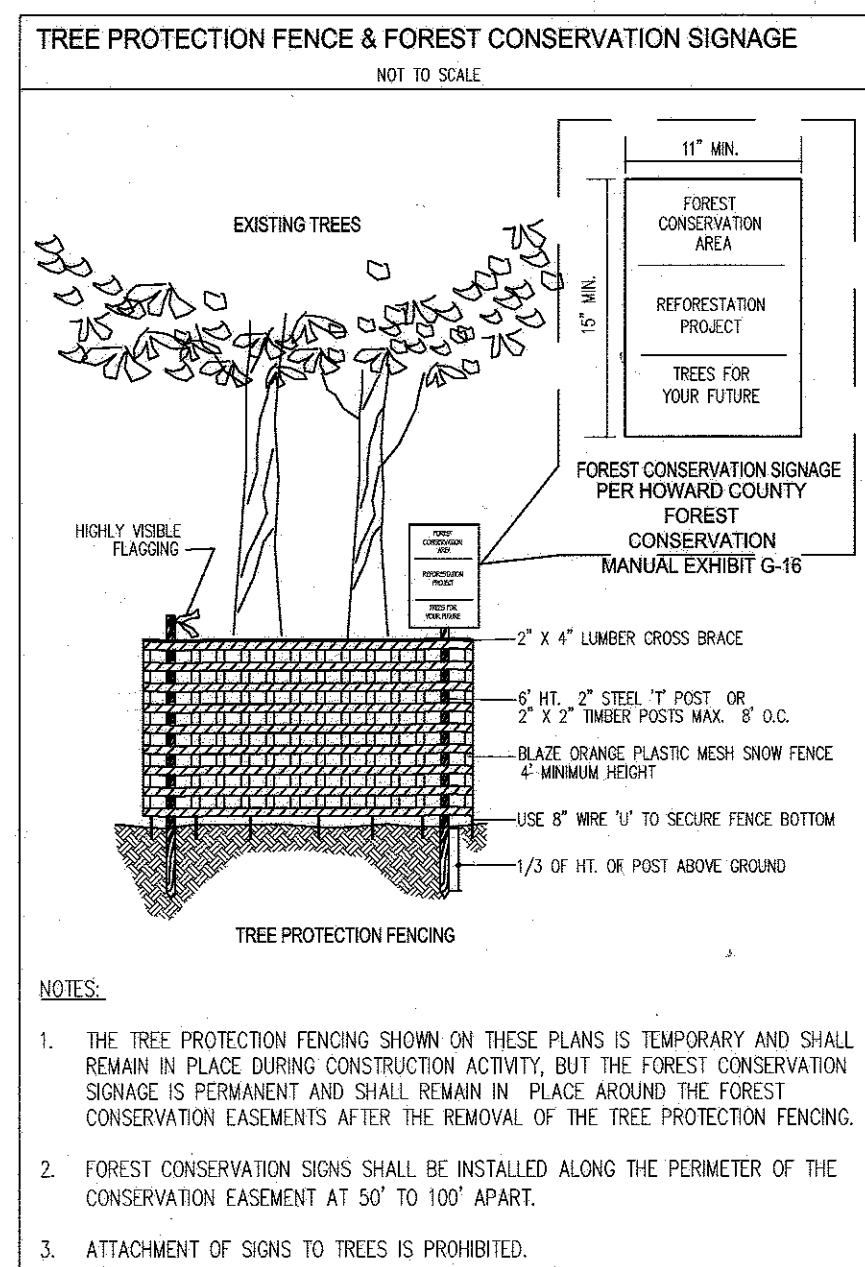
PREPARED FOR / OWNER:
 THE WILBUR AND EVELYN HINKLE FAMILY
 LIMITED PARTNERSHIP
 3067 SHORECREST BAY DR
 MURRELLS INLET, SC 29576
 ATTN: BARBARA DAWSON

PRELIMINARY FOREST CONSERVATION PLAN
HINKLE PROPERTY
LOTS 1-9, Buildable Preservation Parcel 'A', & Non-Buildable Preservation Parcels 'B', & 'C'
 TAX PARCEL 93
 LIBER 4637 FOLIO 68
 HOWARD COUNTY, MARYLAND

SCALE 1"=50'	ZONING RR-DEO	G. L. W. FILE No. 14067
DATE DEC., 2016	TAX MAP - GRID 40 - 11	SHEET 16 OF 17

FOREST STAND ANALYSIS TABLE
Project Name: The Hinkle Property

KEY	(A) TYPE OF COMMUNITY	(B) AREA*	(C) EXISTING VEGETATION (Dominant Species and Approx. %)				(E) STAND CHARACTERISTICS			(F) FOREST AREA IN SENSITIVE ENVIRONMENT* (Acres)
			1. Soil Types	2. Typical forest cover for soil type	3. Woodland Suitability Index	4. Habitat Value for soil type	1. Size (Dia.)	2. Age	3. General Conditions	
F1	Tulip Poplar Red Oak	15.48 acres	BaA Co dEb dEc dEb Mac	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	Canopy: Tulip Poplar (40%) Red Maple (20%) Oak (20%) Understory: Red Maple (20%) American Beech (20%) Herbaceous: Wild Onion (10%) English Ivy (10%) Japanese honeysuckle (10%) Greenbrier (20%) Shrub Grass (15%)	18'-40" 40-60 yrs	Good -some invasive species -several fallen trees and limbs	steep slopes: 0.15 ac. wetlands: 0.72 ac. wetland buffers: 0.24 ac. 100-y floodplain: 2.41 ac. stream buffers: 10.14 ac.
F2	Tulip Poplar Red Maple American Beech	11.27 acres	BaA dEb dEc dEb	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	Canopy: Tulip Poplar (50%) American Beech (40%) Understory: Red Maple (30%) Spicebush (10%) Black Cherry (10%) American Holly (5%) Herbaceous: Wild Onion (20%) Blackberry (15%) Japanese honeysuckle (25%) Greenbrier (20%) Shrub Grass (15%)	2'-12" 0-20 yrs	Good -several fallen trees and limbs -dominated by early successional species	steep slopes: 0.00 ac. wetlands: 0.10 ac. wetland buffers: 0.24 ac. 100-y floodplain: 0.47 ac. stream buffers: 3.34 ac.
F3	Tulip Poplar White Pine	2.05 acres	BaA Co dEc Mac	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	[This information is not available with the updated soil survey]	Canopy: Tulip Poplar (50%) Red Maple (50%) Understory: Spicebush (5%) Herbaceous: Wild Onion (5%) Blackberry (5%) Japanese honeysuckle (5%) Greenbrier (5%) Shrub Grass (40%)	12'-30" 25 - 40 yrs	Fair -some invasive species -dominated by early successional species	steep slopes: 0.15 ac. wetlands: 0.10 ac. wetland buffers: 0.04 ac. 100-y floodplain: 0.19 ac. stream buffers: 1.45 ac.



- NOTES:
1. THE TREE PROTECTION FENCING SHOWN ON THESE PLANS IS TEMPORARY AND SHALL REMAIN IN PLACE DURING CONSTRUCTION ACTIVITY BUT THE FOREST CONSERVATION SIGNAGE IS PERMANENT AND SHALL REMAIN IN PLACE AROUND THE FOREST CONSERVATION EASEMENTS AFTER THE REMOVAL OF THE TREE PROTECTION FENCING.
 2. FOREST CONSERVATION SIGNS SHALL BE INSTALLED ALONG THE PERIMETER OF THE CONSERVATION EASEMENT AT 50' TO 100' APART.
 3. ATTACHMENT OF SIGNS TO TREES IS PROHIBITED.

FOREST CONSERVATION PROGRAM SEQUENCE

1. OBTAIN ALL NECESSARY PERMITS.
2. STAKEOUT LIMITS OF DISTURBANCE.
3. FIELD MEETING TO REVIEW AND VERIFY LIMIT OF DISTURBANCE FOR THE SITE GRADING AND CONSTRUCTION.
4. INSTALL FOREST CONSERVATION SIGNS AND FOREST PROTECTION DEVICES (FENCES) ALONG THE PORTION OF THE LIMIT OF DISTURBANCE (THAT INVOLVES CLEARING AND/OR RETENTION OF TREES).
5. COMMENCE SITE CONSTRUCTION.
6. PREPARE SITE SOIL BY MULCHING AND REMOVAL OF TRASH AND WEEDS INCLUDING AN APPLICATION OF HERBICIDES TO CONTROL NOXIOUS WEEDS AND INVASIVE SPECIES.
7. INSTALL FOREST PLANTING (WHERE APPLICABLE) AND THE REMAINDER OF THE CONSERVATION SIGNS ALONG THE PORTION OF THE CONSERVATION EASEMENT. MOVE CONSTRUCTION PERMS INSTALLED IN #4 (ABOVE) TO THE EDGE OF THE CONSERVATION EASEMENT.
8. INSPECTION AND CERTIFICATION FOR THE RELEASE OF THE CONSTRUCTION PERIOD OBLIGATIONS. START OF POST-CONSTRUCTION MANAGEMENT PERIOD.
9. POST-CONSTRUCTION MANAGEMENT FOR A PERIOD OF 2 YEARS (MIN.).
10. FINAL INSPECTION AND CERTIFICATION FOR THE RELEASE OF THE OWNER'S FOREST CONSERVATION SURETY.

FOREST CONSERVATION POST-CONSTRUCTION MANAGEMENT PRACTICES

MANY OF THE PROTECTION AND MANAGEMENT PRACTICES FOR THE CONSTRUCTION PERIOD MUST BE CONTINUED FOR AT LEAST 2 GROWING SEASONS FOLLOWING OFFICIAL NOTIFICATION OF COMPLETION OF THE DEVELOPMENT (OR A SPECIFIC PHASE OF THE OVERALL DEVELOPMENT IF PHASING HAS BEEN APPROVED). THE RESPONSIBILITY TO MEET THE SURVIVAL STANDARDS REQUIRES ADEQUATE WATERING, REPLANTING, THINNING OR OTHER APPROPRIATE MEASURES. ALSO, INAPPROPRIATE USES OR INTERFERENCES MUST NOT OCCUR. A RESPONSIBILITY THAT REQUIRES THE KNOWLEDGE AND COOPERATION OF THE NEW OCCUPANTS.

MINIMUM TWO GROWING SEASON POST-CONSTRUCTION MANAGEMENT PROGRAM

A POST-CONSTRUCTION MANAGEMENT PROGRAM MUST BE APPROVED AS PART OF THE ORIGINAL FOREST CONSERVATION PLAN AND REMAIN IN EFFECT FOR A MINIMUM OF TWO GROWING SEASONS. A LONGER PERIOD MAY BE REQUIRED FOR SPECIFIC STRATEGIES (E.G. NATURAL REGENERATION NEAR HIGH USE AREAS WHOSE LONG-TERM VIABILITY MAY TAKE LONGER TO CONFIRM.)

IMPLEMENTATION OF THE POST-CONSTRUCTION MANAGEMENT PROGRAM MUST BE SUPERVISED BY A QUALIFIED PROFESSIONAL WHO SHOULD INSPECT THE STATUS OF ALL FOREST RETENTION SIGNS ALONG THE PORTION OF THE CONSERVATION EASEMENT AS SPECIFIED DURING THE LIFE OF THE POST CONSTRUCTION AGREEMENT AND WHO MUST CERTIFY THAT THE REQUIRED SURVIVAL RATES HAVE BEEN ACHIEVED IN ACCORDANCE WITH THE AGREEMENT PRIOR TO RELEASE OF BOND.

THERE ARE FIVE PRIMARY COMPONENTS OF THE POST-CONSTRUCTION PROGRAM: INSPECTION, MANAGEMENT OF RETAINED OR NEW PLANTINGS, REPLACEMENT OF DEAD OR DAMAGED MATERIAL WHEN NECESSARY, EDUCATION OF NEW OCCUPANTS OF THE DEVELOPMENT AND FINAL INSPECTION AND RELEASE OF DEVELOPER FROM ADDITIONAL RESPONSIBILITIES.

INSPECTION

INSPECTIONS SHOULD BE CARRIED OUT AT THE BEGINNING AND END OF THE GROWING SEASON TO IDENTIFY ANY PROBLEMS, MONITOR SURVIVAL RATES AND SPECIFY REMEDIAL ACTIONS NEEDED TO CORRECT EXISTING PROBLEMS. APPENDIX J HAS AN EXAMPLE OF AN INSPECTION REPORT CHECKLIST.

MANAGEMENT OF FOREST CONSERVATION AREAS

POST CONSTRUCTION MANAGEMENT INCLUDES MAINTENANCE OF ALL FENCES, SIGNS OR OTHER DEVICES DELINEATING FOREST CONSERVATION AREAS AND OTHER MEASURES. SUCH OTHER MEASURES INCLUDE: NEEDED WATERING, REMOVAL OF DEAD OR DAMAGED MATERIAL AND CONTROL OF UNDESIRABLE COMPETING SPECIES, THINNING OR PRUNING TO ENCOURAGE PROPER GROWTH, FERTILIZING, IF NECESSARY, AND CONTROL OF PESTS. SPECIFIC PRACTICES WILL DEPEND ON THE WEATHER PREVAILING DURING THE POST CONSTRUCTION PERIOD, THE TYPES OF PLANT MATERIAL AND PLANTING METHODS USED, AND SPECIFIC SITE CONDITIONS SUCH AS PROXIMITY TO HIGH USE AREAS. IT IS THE RESPONSIBILITY OF THE POST-CONSTRUCTION PLAN SUPERVISOR TO TAKE APPROPRIATE ACTIONS AS NEEDED. THIS MANUAL, THEREFORE, DOES NOT OBTAIN REQUIRED MEASURES. SURVIVAL SUCCESS, NOT FULFILLMENT OF A GIVEN SERIES OF TASKS, WILL BE THE MEASURE OF CONFORMANCE TO THE NEEDS OF THE POST-CONSTRUCTION PROGRAM.

NEWLY PLANTED TREES, WHETHER THEY ARE SEEDLINGS OR 4" CALIPER TRANSPLANTS, HAVE BASIC NEEDS. SOME OF THESE NEEDS CAN BE MET BY NATURE ALONE, OTHERS MAY REQUIRE HUMAN INTERVENTION. THE THREE MOST LIKELY CAUSES OF DEATH FOR NEWLY PLANTED TREES ARE DROUGHT, COMPETING VEGETATION (AND DEER), THE BASIC MAINTENANCE REGIME SHOULD BE DETERMINED BY ON-SITE ENVIRONMENTAL CONDITIONS, STRUCTURE AND NUTRIENT CONTENT OF SOIL AND GENERAL UNDERSTANDING THESE FACTORS AND THE SPECIFIC NEEDS OF THE SPECIES AND SIZE OF PLANTS USED WILL RESULT IN A HEALTHY FORESTED AREA AT THE END OF THE MAINTENANCE PERIOD. APPENDIX K CONTAINS GENERAL SPECIFICATIONS FOR MAINTENANCE OF FOREST CONSERVATION AREAS AND FOCUSES ON THE FOLLOWING CRITICAL NEEDS:

- WATERING
- FERTILIZING
- CONTROL OF COMPETING VEGETATION
- PROTECTION FROM PESTS, DISEASES AND MECHANICAL INJURY.

REPLACEMENT OF PLANT MATERIAL

AN INSPECTION SHALL TAKE PLACE AT THE END OF YEAR ONE OR BEFORE THE SECOND GROWING SEASON TO EVALUATE SURVIVAL RATES WITH REFERENCE TO THE SURVIVAL REQUIRED AT THE END OF THE TWO YEAR PERIOD. THIS IS AN OPPORTUNITY TO AVOID THE PENALTY FOR VIOLATING SURVIVAL RATE STANDARDS. THIS INSPECTION SHOULD ESTIMATE SURVIVAL POTENTIAL BASED ON THE FOLLOWING:

- MORR AND THREAT OF COMPETING VEGETATION (I.E. IF SEEDLINGS ARE FREE TO GROW)
- STRUCTURE
- GROWTH RATE
- CROWN DEVELOPMENT
- TRUNK HEALTH

IF, AFTER ONE YEAR, THE POSSIBILITY EXISTS THAT THE ORIGINAL PLANTING WILL NOT MEET SURVIVAL STANDARDS, THE APPLICANT MAY CHOOSE TO ESTABLISH REINFORCEMENT PLANTINGS. IF PLANT MORTALITY OF RETENTION OR AFFORESTATION EXCEEDS USE OF PLANTED MATERIAL AT THE END OF THE FIRST GROWING SEASON, SUCH MATERIAL SHOULD BE REPLACED TO BRING THE TOTAL NUMBER OF TREES TO 90% OF THE ORIGINAL TOTAL. SUCH MATERIAL SHALL BE INSTALLED BY THE BEGINNING OF THE SECOND GROWING SEASON. IF AT THE END OF THE SECOND GROWING SEASON, SURVIVAL RATES DROPS BELOW 75% SUCH MATERIAL AS NEEDED TO GUARANTEE AN 75% SURVIVAL RATE BY THE END OF THE THIRD GROWING SEASON SHALL BE INSTALLED.

EDUCATION OF NEW OCCUPANTS

THE OCCUPANTS OF A NEW DEVELOPMENT, WHETHER OWNERS OR TENANTS, MUST AVOID ACTIVITIES THAT DESTROY OR DEGRADE PROTECTED FOREST RESOURCES. THE POST-CONSTRUCTION MANAGEMENT PROGRAM MUST THEREFORE INCLUDE STEPS TO EDUCATE THE NEW OCCUPANTS ABOUT THE PROPER USE OF FOREST CONSERVATION AREAS, ABOUT THE NEED FOR THE DEVELOPER TO CARRY OUT THE POSTCONSTRUCTION MANAGEMENT PROGRAM AND THE EVENTUAL TRANSFER OF LONG-TERM RESPONSIBILITIES TO THE OWNERS OR OCCUPANTS. SUCH EDUCATIONAL MATERIAL SHOULD INCLUDE A PLAN LOCATING ALL PROTECTED AREAS ON THE SITE AND A DESCRIPTION OF PERMITTED AND PROHIBITED ACTIVITIES WITHIN OR AFFECTING SUCH AREAS. THE FORMAT AND METHOD OF CONVEYING SUCH INFORMATION IS LEFT TO THE DISCRETION OF THE DEVELOPER.

FINAL INSPECTION AND RELEASE OF OBLIGATIONS

AT THE END OF THE POST-CONSTRUCTION MANAGEMENT AND PROTECTION PERIOD, THE DESIGNATED RESPONSIBLE PROFESSIONAL SHALL CONVEY TO THE DEPARTMENT OF PLANNING AND ZONING CERTIFICATION THAT ALL FOREST CONSERVATION AREAS HAVE REMAINED INTACT OR HAVE BEEN RESTORED TO THE APPROPRIATE CONDITION, THAT THE STIPULATED SURVIVAL RATES HAVE BEEN ACHIEVED, AND THAT ANY PERMANENT PROTECTION MEASURES REQUIRED BY THE PLAN ARE IN PLACE. APPENDIX L CONTAINS A SAMPLE FORMAT FOR SUCH CERTIFICATION.

UPON REVIEW OF THE FINAL CERTIFICATION DOCUMENT FOR COMPLETENESS AND ACCURACY, THE COUNTY WILL NOTIFY THE DEVELOPER OF RELEASE OF SURETY AND ALL FUTURE OBLIGATIONS. THE DEVELOPER'S LAST OFFICIAL RESPONSIBILITY WILL BE TO TRANSMIT A COPY OF THIS NOTIFICATION TO THE OWNER(S) OF THE PROPERTIES. SUCH TRANSMITTAL WILL SERVE AS OFFICIAL NOTICE TO OWNERS OF THEIR ASSUMPTION OF FULL RESPONSIBILITY FOR ALL FUTURE FOREST CONSERVATION OBLIGATIONS.

SIGNIFICANT SPECIMEN TREE LIST

No.	Common Name	Species Name	D.B.H. (in.)	Condition
2	Red Oak	Quercus rubra	32	Good - TO BE SAVED
3	Red Oak	Quercus rubra	35	Good - TO BE SAVED
4	Tulip Poplar	Liriodendron tulipifera	30	Good - TO BE SAVED
7	Red Oak	Quercus rubra	31	Poor - TO BE REMOVED
11	Tulip Poplar	Liriodendron tulipifera	36	Good - TO BE SAVED
12	Black Walnut	Juglans nigra	31	Good - TO BE SAVED
13	Black Walnut	Juglans nigra	32	Good - TO BE SAVED
15	Norway Spruce	Picea canadensis	36	Good - TO BE SAVED
16	White Pine	Pinus strobus	30	Good - TO BE SAVED
18	Red Oak	Quercus rubra	30	Good - TO BE SAVED
19	Red Oak	Quercus rubra	36	Good - TO BE SAVED
20	Red Oak	Quercus rubra	31	Good - TO BE SAVED
22	Black Walnut	Juglans nigra	31	Good - TO BE SAVED
23	Black Walnut	Juglans nigra	42	Good - TO BE SAVED
25	Pin Oak	Quercus palustris	31	Good - TO BE SAVED
26	Tulip Poplar	Liriodendron tulipifera	36, 30 ID	Poor - TO BE REMOVED
27	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
28	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
29	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
30	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
31	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED
32	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
33	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
34	Tulip Poplar	Liriodendron tulipifera	46	Good - TO BE SAVED
35	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
36	Tulip Poplar	Liriodendron tulipifera	36	Good - TO BE SAVED
37	Red Maple	Acer rubrum	32	Good - TO BE SAVED
38	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
39	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
40	Tulip Poplar	Liriodendron tulipifera	38	Good - TO BE SAVED
41	Red Oak	Quercus rubra	31	Good - TO BE SAVED
42	Tulip Poplar	Liriodendron tulipifera	42	Good - TO BE SAVED
43	Tulip Poplar	Liriodendron tulipifera	36	Good - TO BE SAVED
44	Tulip Poplar	Liriodendron tulipifera	43	Fair
45	Tulip Poplar	Liriodendron tulipifera	42	Good - TO BE SAVED
46	Tulip Poplar	Liriodendron tulipifera	42	Good - TO BE SAVED
47	Tulip Poplar	Liriodendron tulipifera	41	Good - TO BE SAVED
48	Tulip Poplar	Liriodendron tulipifera	30	Good - TO BE SAVED
49	Tulip Poplar	Liriodendron tulipifera	41	Good - TO BE SAVED
50	Red Oak	Quercus rubra	32	Fair - Crown damage
51	Tulip Poplar	Liriodendron tulipifera	41	Good - TO BE SAVED
52	Tulip Poplar	Liriodendron tulipifera	30	Good - TO BE SAVED
53	Red Oak	Quercus rubra	34	Fair - Crown damage
54	Tulip Poplar	Liriodendron tulipifera	30	Good - TO BE SAVED
55	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
56	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
57	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
58	Tulip Poplar	Liriodendron tulipifera	33	Good - TO BE SAVED
59	Tulip Poplar	Liriodendron tulipifera	33	Good - TO BE SAVED
60	White Pine	Pinus strobus	32	Good - TO BE SAVED
61	White Pine	Pinus strobus	32	Good - TO BE SAVED
62	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
63	Southern Red Oak	Quercus laevis	36	Good - TO BE SAVED
64	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
65	Red Maple	Acer rubrum	30	Good - TO BE SAVED
66	Red Maple	Acer rubrum	36	Good - TO BE SAVED
67	Tulip Poplar	Liriodendron tulipifera	30	Good - TO BE SAVED
68	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
69	American Beech	Fagus grandifolia	31	Good - TO BE SAVED
70	Pin Oak	Quercus palustris	30	Good - TO BE SAVED
71	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
72	Tulip Poplar	Liriodendron tulipifera	43	Good - TO BE SAVED
73	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
74	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
75	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
76	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED
77	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
78	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
79	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED
80	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED
81	Tulip Poplar	Liriodendron tulipifera	34	Good - TO BE SAVED
82	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
83	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED
84	Tulip Poplar	Liriodendron tulipifera	31	Good - TO BE SAVED
85	Tulip Poplar	Liriodendron tulipifera	36	Good - TO BE SAVED
86	Tulip Poplar	Liriodendron tulipifera	36	Good - TO BE SAVED
87	Tulip Poplar	Liriodendron tulipifera	46	Good - TO BE SAVED
88	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
89	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
90	Tulip Poplar	Liriodendron tulipifera	35	Good - TO BE SAVED
91	Tulip Poplar	Liriodendron tulipifera	32	Good - TO BE SAVED

SEE WP-16-127 FOR THE REMOVAL OF THE SEVEN (8) TREES IN THE ABOVE LIST.

APPROVED
PLANNING BOARD OF HOWARD COUNTY
DATE DECEMBER 15, 2016
TENTATIVELY APPROVED DEPT. OF PLANNING
AND ZONING OF HOWARD COUNTY
1-26-17
PLANNING DIRECTOR DATE

GLWGUTSCHICK LITTLE & WEBER, P.A.
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DATE REVISION BY APPR.

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LIMITED PARTNERSHIP
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MURRELLS INLET, SC 29576
ATTN: BARBARA DAWSON

FOREST CONSERVATION CHARTS, NOTES & DETAILS
SCALE 1"=50'
ZONING RR-DEO
G. L. W. FILE NO. 14067
DATE DEC, 2016
TAX MAP - GRID 40-11
SHEET 17 OF 17
TAX PARCEL 93
LIBER 4637 FOLIO 68
ELECTION DISTRICT No. 5
HOWARD COUNTY, MARYLAND