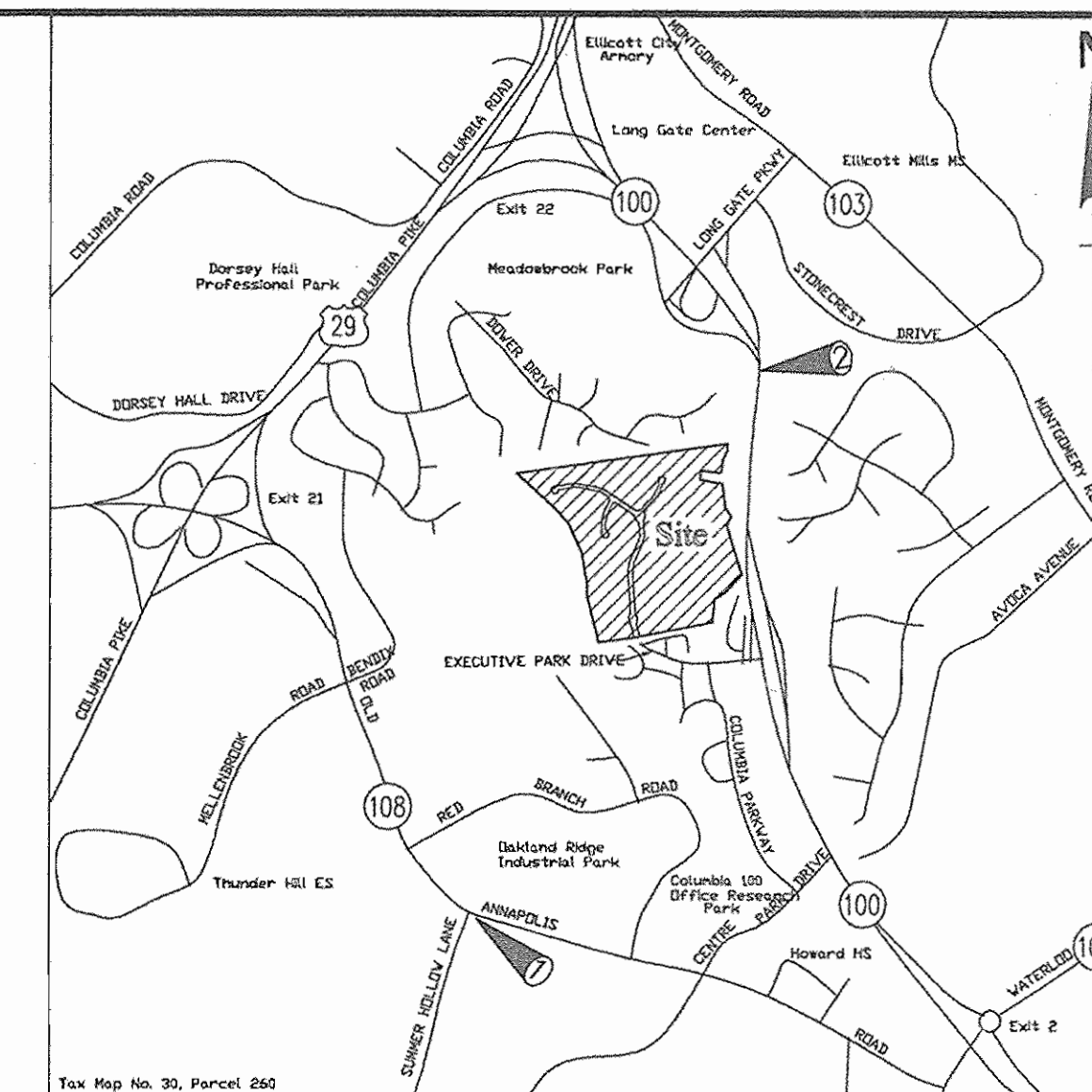


# FINAL PLAN WATER AND SEWER EXTENSION MONTJOY-SFD

A RE-SUBDIVISION OF NON-BUILDABLE BULK PARCEL "C" (F-03-87)

TO  
BUILDABLE LOTS 127-188 AND OPEN SPACE LOTS 189-193

2nd ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND  
CONTRACT No. 24-4065-D



Vicinity Map  
Scale 1" = 200'

### GENERAL NOTES

#### PART 1 - GENERAL

1. APPROXIMATE LOCATION OF EXISTING MAINS ARE SHOWN. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PROTECT EXISTING MAINS AND SERVICES AND MAINTAIN UNINTERRUPTED SUPPLY. ANY DAMAGE INCURRED SHALL BE REPAIRED IMMEDIATELY TO THE SATISFACTION OF THE ENGINEER AT THE CONTRACTOR'S EXPENSE. ALL HORIZONTAL CONTROLS ARE BASED ON MARYLAND STATE COORDINATES.
2. ALL VERTICAL CONTROLS ARE BASED ON NGVD88 VERTICAL DATUM AS ESTABLISHED BY HOWARD COUNTY, MARYLAND.
3. ALL PIPE ELEVATIONS SHOWN ARE INVERT ELEVATIONS.
4. CLEAR ALL UTILITIES BY A MINIMUM OF 6". CLEAR ALL POLES BY 2'-0" MINIMUM OR TUNNEL AS REQUIRED. THE OWNER HAS CONTACTED THE UTILITY COMPANIES AND HAS MADE ARRANGEMENTS FOR BRACING OF POLES AS SHOWN ON THE DRAWINGS. IN THE EVENT THE CONTRACTOR'S WORK REQUIRES THE BRACING OF ADDITIONAL POLES OR DAMAGES SHALL BE DEDUCTED FROM MONEY OWED TO THE CONTRACTOR. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANIES TO SCHEDULE THE BRACING OF THE POLES.
5. FOR DETAILS NOT SHOWN ON THE DRAWINGS, AND FOR MATERIALS AND CONSTRUCTION METHODS USE HOWARD COUNTY DESIGN MANUAL VOLUME IV, STANDARD SPECIFICATIONS AND DETAIL FOR CONSTRUCTION (LATEST EDITION). THE CONTRACTOR SHALL HAVE A COPY OF VOLUME IV ON THE JOB.
6. WHERE TEST PITS HAVE BEEN MADE ON EXISTING UTILITIES, THEY ARE NOTED BY THE SYMBOL AT THE LOCATION OF THE TEST PIT. A NOTE OR NOTES CONTAINING THE RESULTS OF THE TEST PIT OR PITS IS INCLUDED ON THE DRAWINGS. UTILITIES IN THE VICINITY OF THE PROPOSED WORK FOR WHICH TEST PITS HAVE NOT BEEN DUG SHALL BE LOCATED BY THE CONTRACTOR TWO WEEKS IN ADVANCE OF CONSTRUCTION OPERATIONS AT HIS OWN EXPENSE. THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITY COMPANIES OR AGENCIES AT LEAST FIVE WORKING DAYS BEFORE STARTING WORK SHOWN ON THESE PLANS:  
STATE HIGHWAY ADMINISTRATION.....410-850-4620  
BALTIMORE GAS & ELECTRIC CO.....410-531-5533  
CONTRACTOR SERVICES.....1-800-257-7777  
MISS UTILITY.....410-291-4607  
UNDERGROUND DAMAGE CONTROL.....1-800-549-4120  
COLONIAL PIPELINE CO.....410-549-4120  
HOWARD CO. DEPT. OF PUBLIC WORKS.....410-313-4900  
BUREAU OF UTILITIES.....1-800-446-5266  
VERIZON.....301-865-3877  
A,T&T - GARY WIGFIELD.....301-865-3877
7. TREES AND SHRUBS ARE TO BE PROTECTED FROM DAMAGE TO MAXIMUM EXTENT. TREES AND SHRUBS LOCATED WITHIN THE CONSTRUCTION STRIP ARE NOT TO BE REMOVED OR DAMAGED BY THE CONTRACTOR. CONTRACTOR SHALL REMOVE TREES, STUMPS AND ROOTS ALONG LINE OF EXCAVATION. PAYMENT FOR SUCH REMOVAL SHALL BE INCLUDED IN THE UNIT PRICE BID FOR CONSTRUCTION OF THE MAIN.
8. PLACE REGULATION "MEN WORKING" AND WARNING SIGNS AS REQUIRED TO COMPLY WITH MARYLAND STATE HIGHWAY ADMINISTRATION MANUAL OF TRAFFIC CONTROL FOR HIGHWAY MAINTENANCE OPERATIONS.
9. THE CONTRACTOR SHALL NOTIFY THE BUREAU OF HIGHWAYS, HOWARD COUNTY, AT (410) 313-2450 AT LEAST FIVE WORKING DAYS BEFORE ANY OPEN CUT OF ANY COUNTY ROAD OR BORING/JACKING OPERATION IN COUNTY ROADS FOR LAYING WATER/SEWER MAINS OR HOUSE CONNECTIONS. THE APPROVAL OF THESE DRAWINGS WILL CONSTITUTE COMPLIANCE WITH DPW REQUIREMENTS PER SECTION 18.114(c) OF THE HOWARD COUNTY CODE.

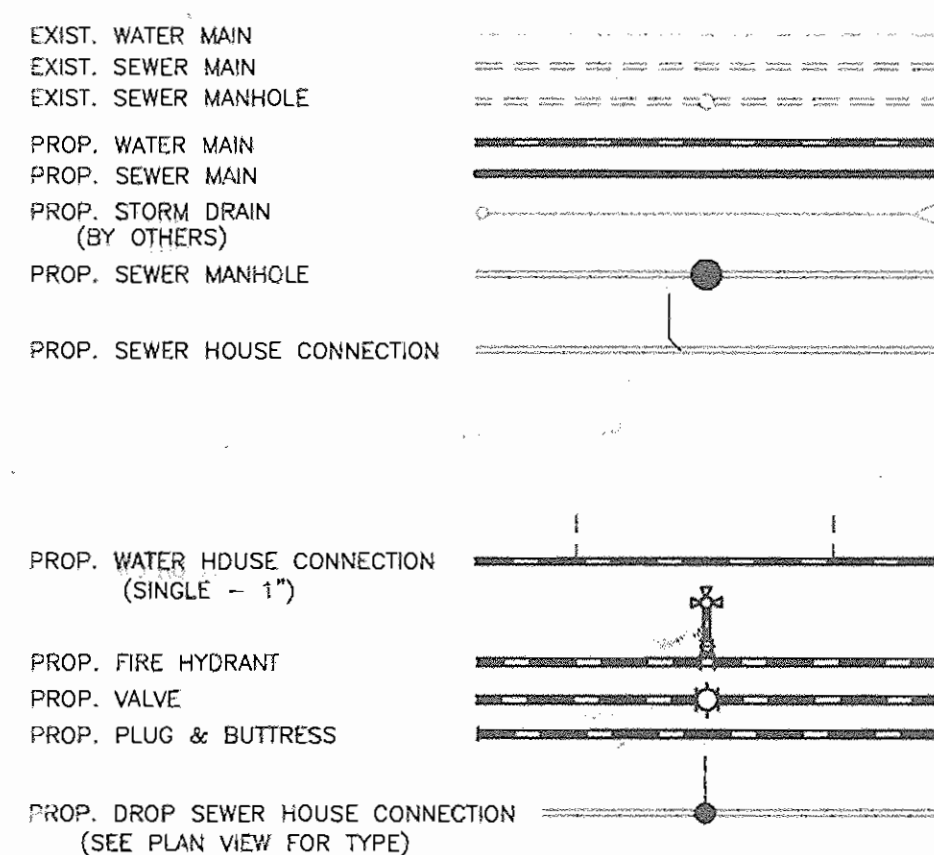
#### PART 2 - WATER

1. ALL WATER MAINS TO BE D.I.P. CLASS 52 UNLESS OTHERWISE NOTED.
2. TOPS OF ALL WATER MAINS TO HAVE A MINIMUM OF 3'-1/2" COVER UNLESS OTHERWISE NOTED.
3. VALVES ADJACENT TO TEES SHALL BE STRAPPED TO TEES.
4. ALL FITTINGS SHALL BE BUTTRESSED OR ANCHORED WITH CONCRETE IN ACCORDANCE WITH THE STANDARD DETAILS UNLESS OTHERWISE PROVIDED FOR ON THE DRAWINGS.
5. FIRE HYDRANTS SHALL BE SET TO THE BURY LINE ELEVATIONS SHOWN ON THE DRAWINGS. ALL FIRE HYDRANTS SHALL BE RESTRAINED AND BUTTRESSED WITH CONCRETE IN ACCORDANCE WITH STANDARD DETAILS. SOIL AROUND THE FIRE HYDRANT SHALL BE COMPACTED IN ACCORDANCE WITH SECTION 1000 AND 1005 OF THE STANDARD SPECIFICATIONS.
6. THE CONTRACTOR SHALL NOT OPERATE ANY WATER MAIN VALVES ON THE EXISTING WATER SYSTEM.
7. ALL WATER HOUSE CONNECTIONS SHALL BE FOR INSIDE METER SETTING UNLESS OTHERWISE NOTED ON PLANS OR IN SPECIFICATIONS. ALL WATER HOUSE CONNECTIONS SHALL BE 1".

#### PART 3 - SEWER

1. ALL SEWER MAINS SHALL BE DIP OR P.V.C. UNLESS OTHERWISE NOTED.
2. THE CONTRACTOR SHALL PROVIDE A JOINT IN ALL SEWER MAINS WITHIN 2' - 0" OF EXTERIOR MANHOLE WALL.
3. ALL MANHOLES SHALL BE 4' - 0" INSIDE DIAMETER UNLESS OTHERWISE NOTED.
4. FORCE MAINS SHALL BE D.I.P. ONLY.
5. MANHOLES SHOWN WITH 12" AND 16" WALLS ARE FOR BRICK MANHOLES ONLY.
6. MANHOLES DESIGNATED W.T. IN PLAN AND PROFILE SHALL HAVE WATER-TIGHT FRAME AND COVERS, STANDARD DETAIL GS-52. SET TOP OF FRAME 1" - 6" ABOVE FINISHED GRADE UNLESS OTHERWISE NOTED ON THE DRAWINGS.
7. HOUSE(S) WITH THE SYMBOL "C.N.S." INDICATES THAT CELLAR CANNOT BE SERVED.
8. ALL MANHOLES SHOWN IN THE PLANS ARE PRECAST MANHOLE UNLESS OTHERWISE NOTED. ALL PRECAST MANHOLES MUST MET THE HOWARD COUNTY SPECIFICATIONS AND STANDARD.

### LEGEND

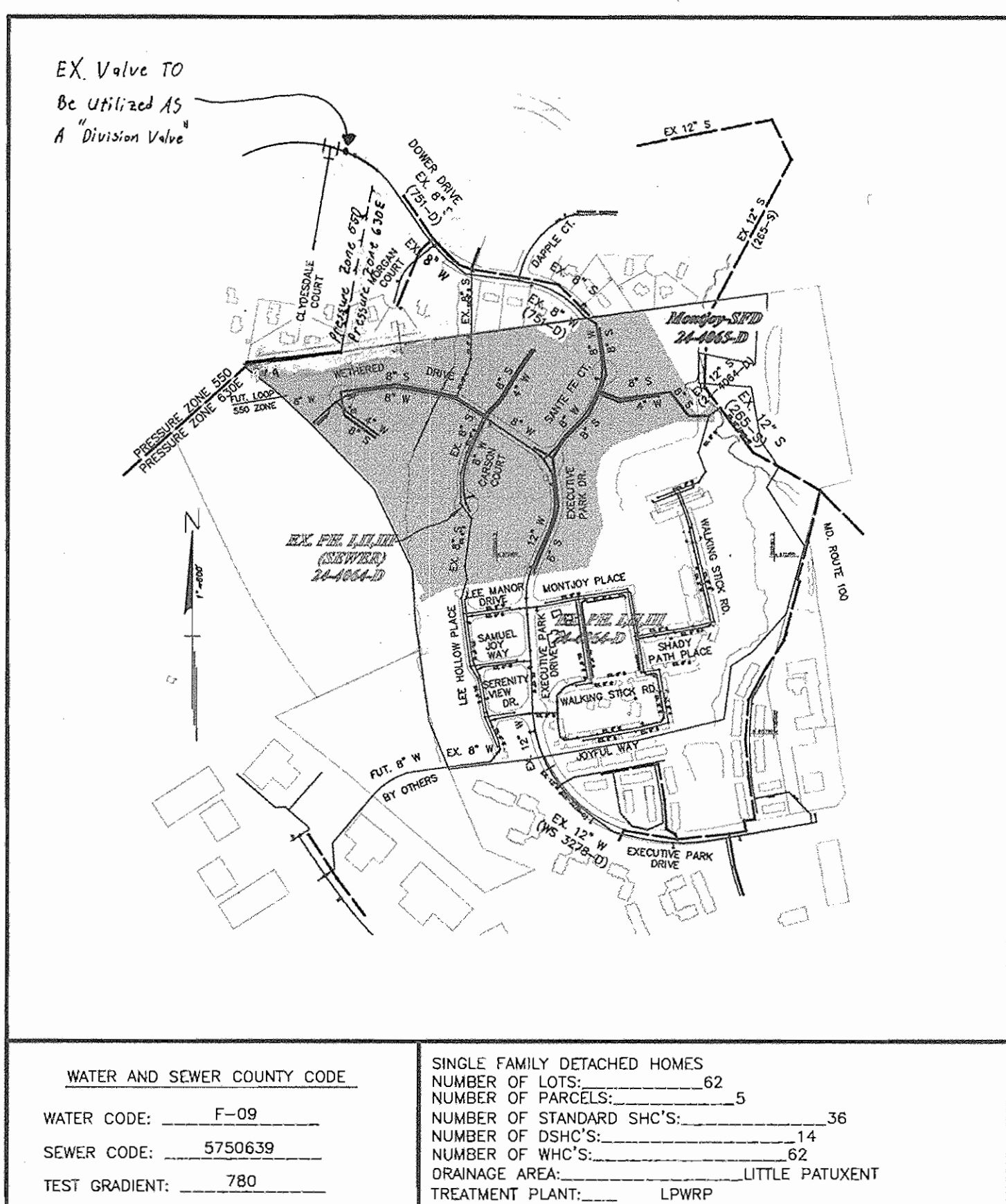


BENCH MARKS (NAD83)		
BENCHMARK NO. 1	---HO. CO. NO. 30FA	
HOWARD CO. STD. STAMPED DISC LOCATED SW CORNER OF RT. 108 AND SUMMER HOLLOW LANE.		
N	568621.336,	E 1361563.983 ELEV. 441.619
BENCHMARK NO. 2	---HO. CO. NO. 30CA	
HOWARD CO. STD. STAMPED DISC LOCATED ON THE EAST SIDE OF THE N.B.L. OF RT. 100		
N	575283.465,	E 1364681.801 ELEV. 380.087

SHEET INDEX	
NO.	DESCRIPTION
1	TITLE SHEET
2 & 3	WATER & SEWER PLAN VIEWS
4, 5 & 6	WATER & SEWER PROFILES
7	WATER & SEWER SERVICE CONNECTION & STAKEOUT DATA

SEDIMENT CONTROL MEASURES FOR THIS CONTRACT WILL BE IMPLEMENTED IN ACCORDANCE WITH SECTION 219 OF THE HOWARD COUNTY DESIGN MANUAL & STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL IN DEVELOPING AREAS AS SHOWN ON THESE PLANS AND UNDER F - 03 - 100

DEVELOPER/OWNER:  
WINCHESTER HOMES, INC. &  
WINCHESTER HOMES, INC. AS NOMINEE FOR  
STRINGTOWN INVESTMENTS, LLC  
6905 ROCKLEDGE DRIVE  
SUITE 800  
BETHESDA, MD. 20817  
STEPHEN J. NARDELLA, VICE PRESIDENT  
(301) 803-4800



VICINITY MAP  
SCALE: 1" = 600'

Reviewed for HOWARD S.C.D.  
Name: Jim Meyer Date: 10-22-03  
Signature: [Signature]  
USDA, NATURAL RESOURCES CONSERVATION SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD COUNTY CONSERVATION DISTRICT.  
Approved: [Signature] Date: 10-22-03  
Name: [Name] S.C.D. Date: [Date]

QUANTITIES				
ITEMS	ESTIMATED QUANTITIES	AS-BUILT		
		QUANTITIES	TYPE	MANUF./SUPPLIER
12" WATER	553 L.F.	553	DIP - 52	GRIFFIN
8" WATER	2470 L.F.	2502	"	"
6" WATER	125 L.F.	127	"	"
4" WATER	843 L.F.	854	"	"
12" VALVES	1 EA.	1	GATE	MUELLER
8" VALVES	7 EA.	7	"	"
6" VALVES	6 EA.	6	"	"
4" VALVES	2 EA.	2	"	"
12"x6" TEE	2 EA.	2	HYDRANT	U.S. PIPE & FOUNDRY
8"x8" TEE	2 EA.	2	M.J.	"
8"x6" TEE	4 EA.	4	HYDRANT	"
8"x4" TEE	1 EA.	1	M.J.	"
8"x8" CROSS	1 EA.	1	M.J.	U.S. PIPE & FOUNDRY
12"x8" REDUCER	1 EA.	1	"	"
8"x4" REDUCER	2 EA.	2	"	"
FIRE HYDRANTS	6 EA.	6	ORANGE	MUELLER
8" CAP	2 EA.	2	M.J.	U.S. PIPE & FOUNDRY
4" CAP	3 EA.	3	M.J.	U.S. PIPE & FOUNDRY
12" 1/16 HB	1 EA.	1	F.V.C.	U.S. PIPE & FOUNDRY
8" 1/16 HB	2 EA.	2	M.J.	J.M. MANUFACTURE
8" 1/8 HB	1 EA.	1	"	"
4" 1/16 HB	1 EA.	1	"	"
8" 1/16 VB	2 EA.	2	"	"
1" WHC	1633 L.F.	1633	KOOPER	CAMBRIDGE LEE
1-1/2" DRAIN	4 EA.	4	MIPT x FL.	MUELLER
8" SEWER (PVC)	2647 L.F.	2691	SDR 35	NATURAL
8" SEWER (DIP)	373 L.F.	374	DIP - 52	GRIFFIN
STD. MANHOLES (QTY/FT)	21 (32 V.F.)	21	PRECAST	ATLANTIC CONCRETE
DROP MH. TYP. A CONN.	2 EA.	2	"	"
4" SHC	1260 L.F.	1274	SDR 35	NATURAL
4" DHC	14 EA.	14	"	"

NAME OF UTILITY CONTRACTOR: CC  
SURVEY AND DRAFTING DIVISION AS-BUILT DATE:

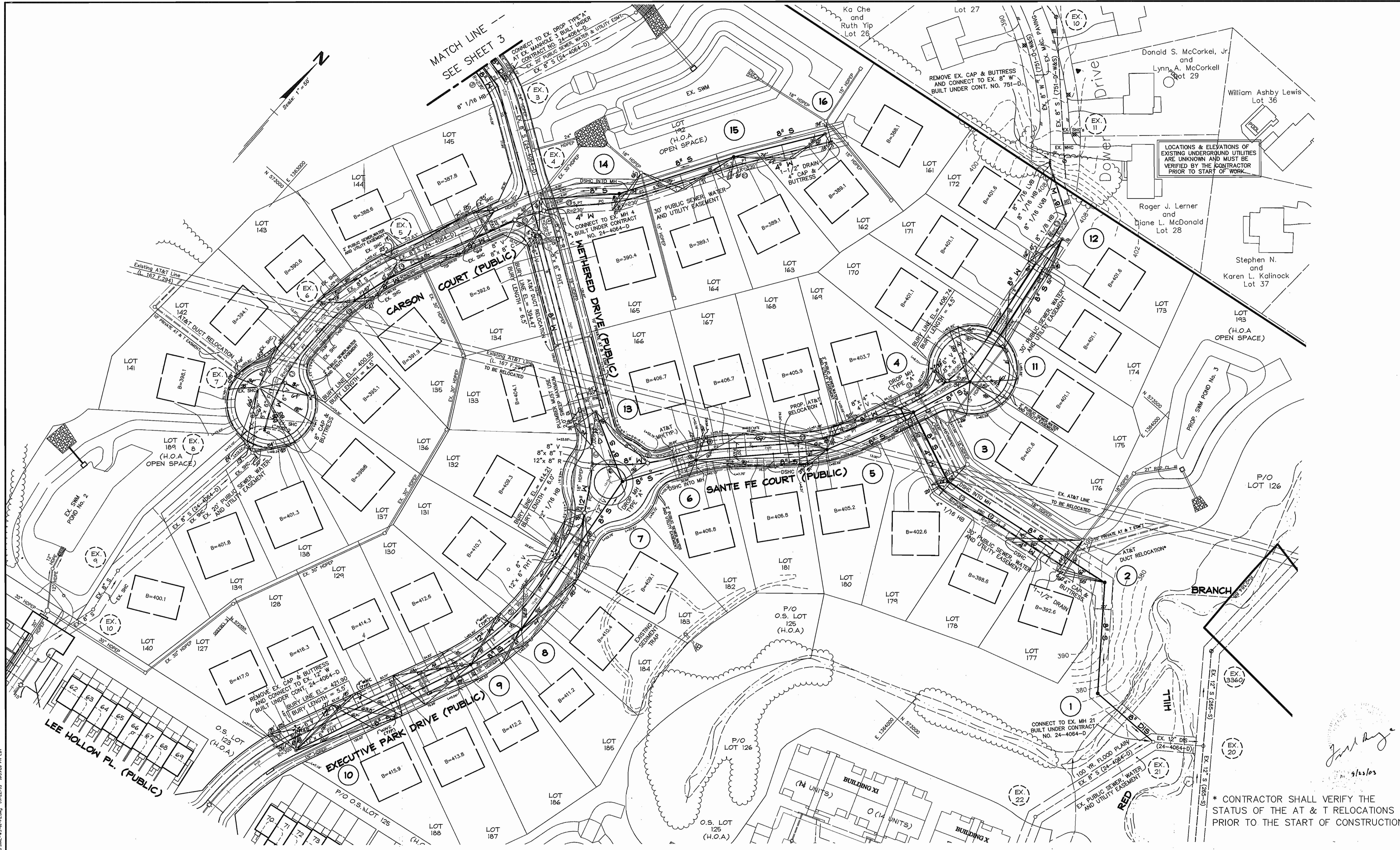
DEPARTMENT OF PUBLIC WORKS HOWARD COUNTY, MARYLAND [Signature] 10-10-03 DATE	DEPARTMENT OF PLANNING AND ZONING HOWARD COUNTY, MARYLAND [Signature] 11/3/03 DATE
---	---

**RODGERS CONSULTING**  
Enhancing the value of land assets  
Rodgers Consulting, Inc.  
9260 Galtier Road  
Galtersburg, MD 20877  
301.948.4700  
301.948.6256 (fax)  
301.283.6600  
www.rodgers.com

DES: YSL	KCI	ASBUILT DATA	12/19/05
DRN: YSL	PFB	Redline Revision: Remove new division valve, all note to use ex. valve at Sewer Drive AS Directed by Howard Co.	5/16/05
CHK: PFB	YSL	REDLINE REVISION: REV QUANTITY DATA & NOTES	5/16/05
DATE: 12/01	YSL	FINAL MYLAR SUBMISSION	9/24/03
BY NO.	SWD	ADDRESSED HOWARD CO. COMMENTS OF 03-20-03	4-11-03
REVISIONS			

**WATER & SEWER EXTENSION  
TITLE SHEET**  
600 SCALE MAP NO. 30 BLOCK 23 & 24

**MONTJOY - SFD**  
A RE-SUBDIVISION OF NON-BUILDABLE BULK PARCEL "C" (F-03-87)  
TO  
BUILDABLE LOTS 127-188 AND OPEN SPACE LOTS 189-193  
HOWARD COUNTY ELECTION DISTRICT NO. 2  
**CONTRACT NO. 24-4065-D**  
SCALE AS SHOWN  
SHEET 1 OF 7



LOCATIONS & ELEVATIONS OF EXISTING UNDERGROUND UTILITIES ARE UNKNOWN AND MUST BE VERIFIED BY THE CONTRACTOR PRIOR TO START OF WORK.

*John R. Rodgers*  
9/15/03

\* CONTRACTOR SHALL VERIFY THE STATUS OF THE AT & T RELOCATIONS PRIOR TO THE START OF CONSTRUCTION

DEPARTMENT OF PUBLIC WORKS  
HOWARD COUNTY, MARYLAND

DEPARTMENT OF PLANNING AND ZONING  
HOWARD COUNTY, MARYLAND



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301.948.6256 (fax)  
301.253.6609  
www.rodgers.com

Enhancing the value of land assets

DES: SWD			
DRN: SWD	HCI	AS-BUILT DATA ADDED	12/26/05
CHK: YSL	YSC	RED LINE REVISION: DELETED FROM WMC & ADDED 1" WMC	5/20/04
DATE: 1/03	YSL	FINAL MYLAR SUBMISSION	9/24/03
	SWD	ADDRESSED HOWARD CO. COMMENTS OF 03-20-03	4-11-03
	BY NO.	REVISIONS	DATE

**WATER & SEWER EXTENSION PLAN**

600 SCALE MAP NO. 30 BLOCK

**MONTJOY - SFD**

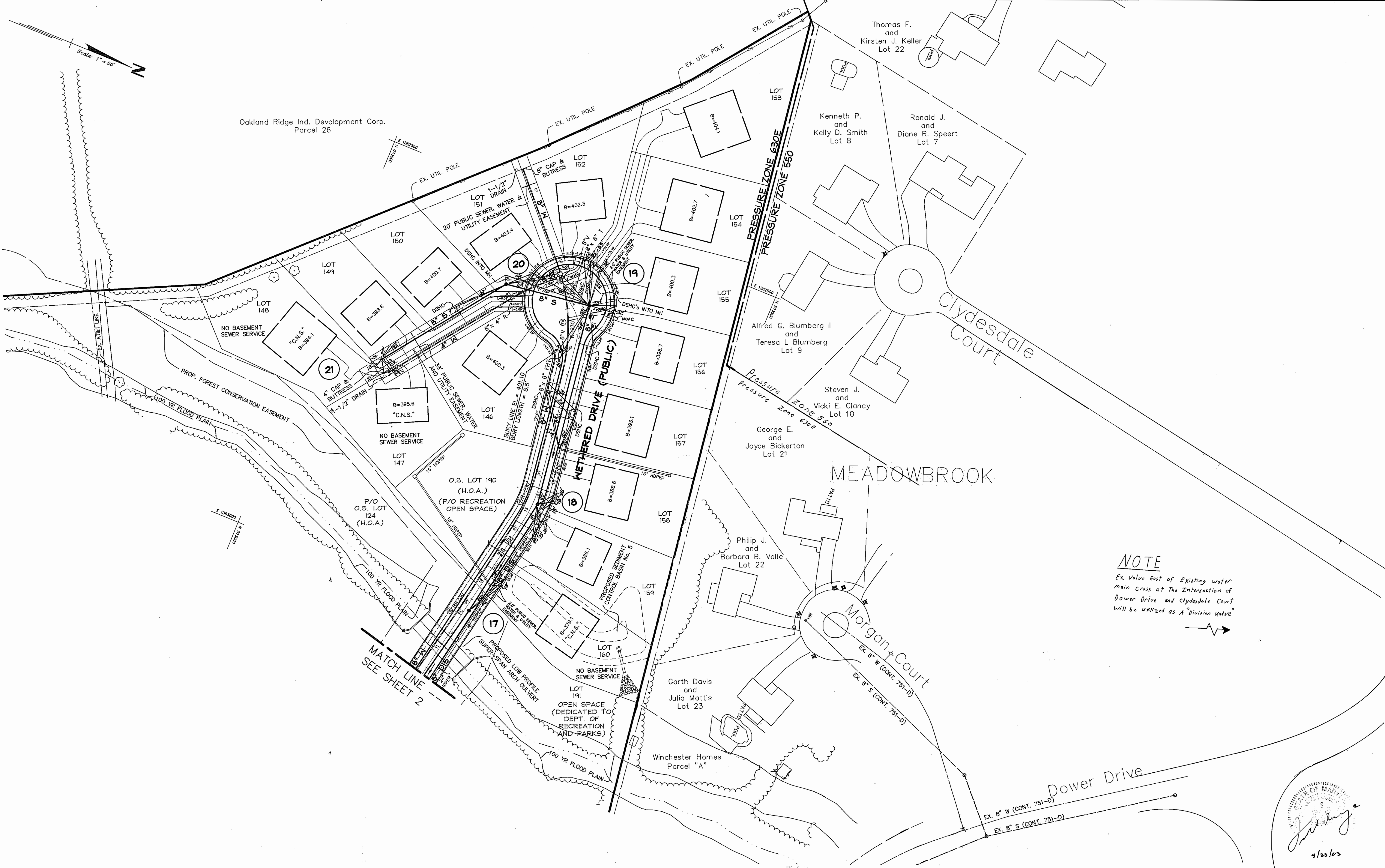
A RE-SUBDIVISION OF NON-BUILDABLE BULK PARCEL "C" (F-03-87)  
TO  
BUILDABLE LOTS 127-188 AND OPEN SPACE LOTS 189-193  
HOWARD COUNTY ELECTION DISTRICT NO. 2  
**CONTRACT NO. 24-4065-D**

SCALE AS SHOWN

SHEET 2 OF 7

*Ruth Benin* 10-10-03  
CHIEF, BUREAU OF UTILITIES DATE

*John R. Rodgers* 11/3/03  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE



**NOTE**  
 Ex. Valve East of Existing Water Main Cross at The Intersection of Dower Drive and Clydesdale Court will be utilized as a "Division Valve"

*J. J. [Signature]*  
 9/22/03

DEPARTMENT OF PUBLIC WORKS  
 HOWARD COUNTY, MARYLAND  
 R. H. [Signature]  
 CHIEF, BUREAU OF UTILITIES  
 10-10-03

DEPARTMENT OF PLANNING AND ZONING  
 HOWARD COUNTY, MARYLAND  
 [Signature]  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION  
 10/2/03

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 Gaithersburg, MD 20877  
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 301.948.6256 (fax)  
 301.253.6609  
 www.rodgers.com

DES:	SWD	YCL	AS-BUILT DATA ADDED	12/27/05
DRN:	SWD	PF8	Revised Section: Remove some Division Valve, All work to use Ex. Valve on Dower Drive AS Directed By Howard County	5/16/05
CHK:		YSL	RED-LINE REVISION: DELETED TWIN WNC & ADDED 1" WNC	5/06/04
		YSL	FINAL MYLAR SUBMISSION	9/24/03
DATE:	1/03	SWD	ADDRESSED HOWARD CO. COMMENTS OF 03-20-03	4-11-03
		BY	NO.	REVISIONS

**WATER & SEWER EXTENSION PLAN**

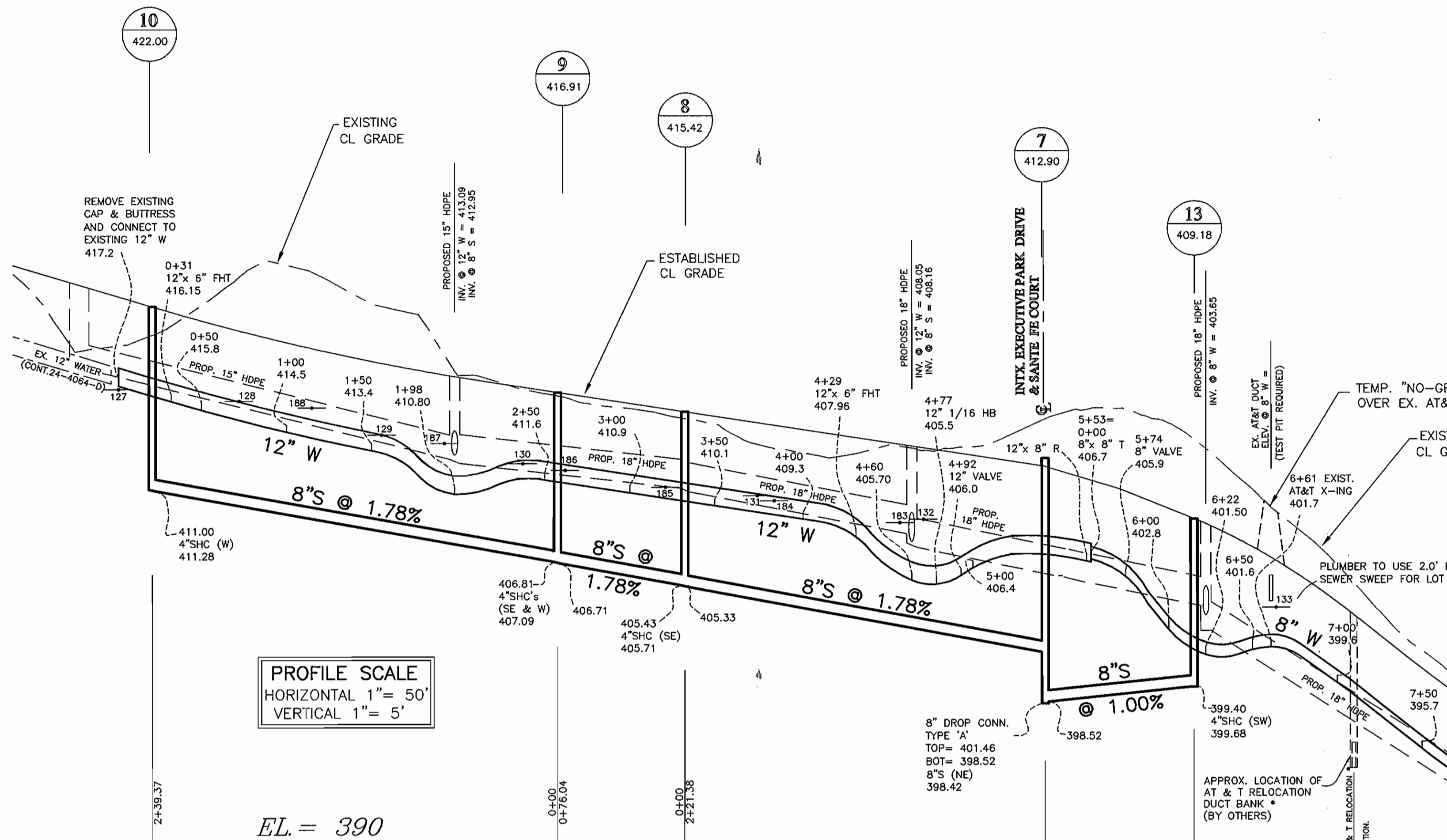
600 SCALE MAP NO. 30 BLOCK

**MONTJOY - SFD**  
 A RE-SUBDIVISION OF NON-BUILDABLE BULK PARCEL "C" (F-03-87)  
 TO  
 BUILDABLE LOTS 127-188 AND OPEN SPACE LOTS 189-193  
 HOWARD COUNTY ELECTION DISTRICT NO. 2  
**CONTRACT NO. 24-4065-D**

SCALE AS SHOWN  
 SHEET 3 OF 7

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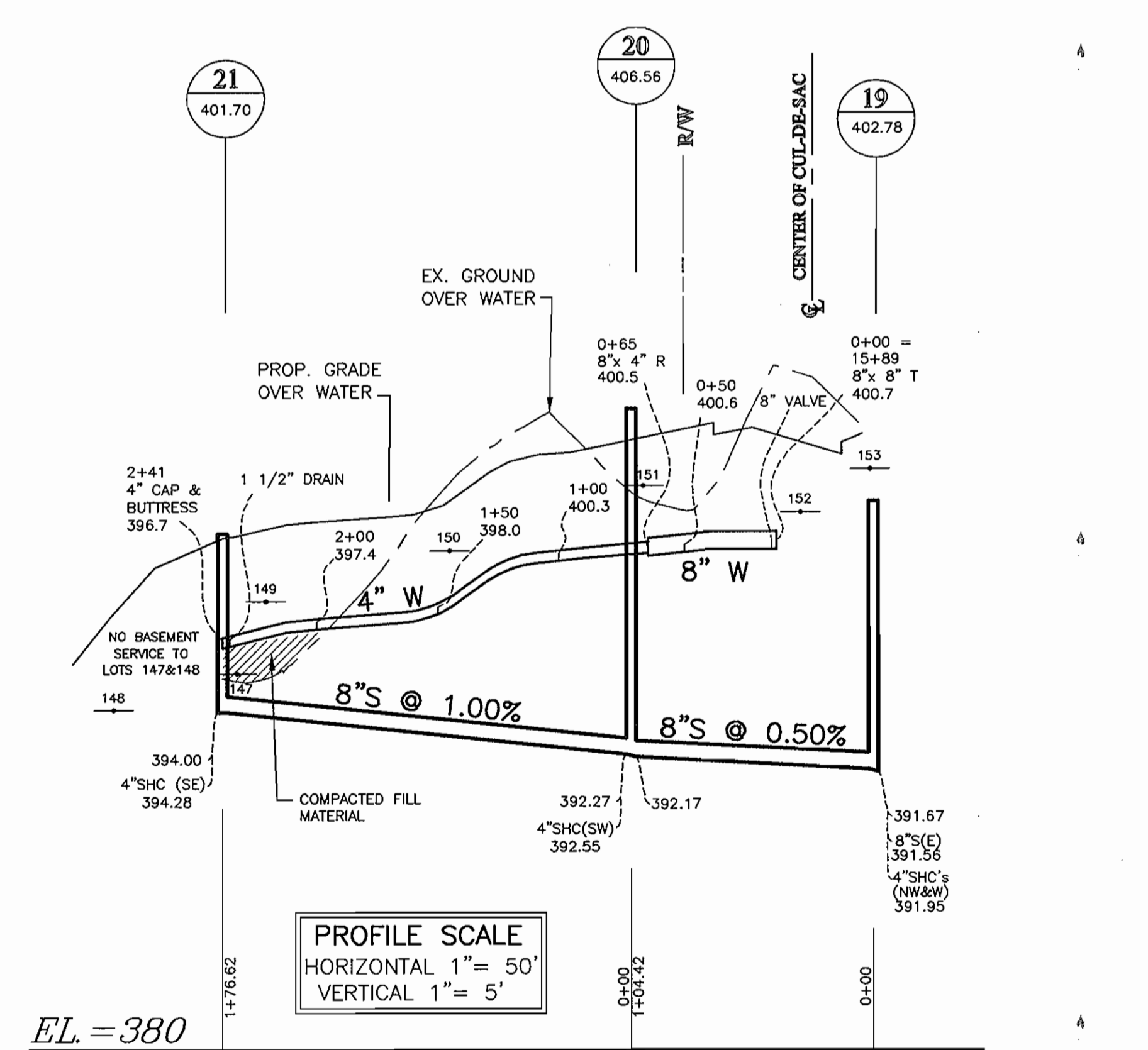
EXECUTIVE PARK DRIVE



PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

EL. = 390

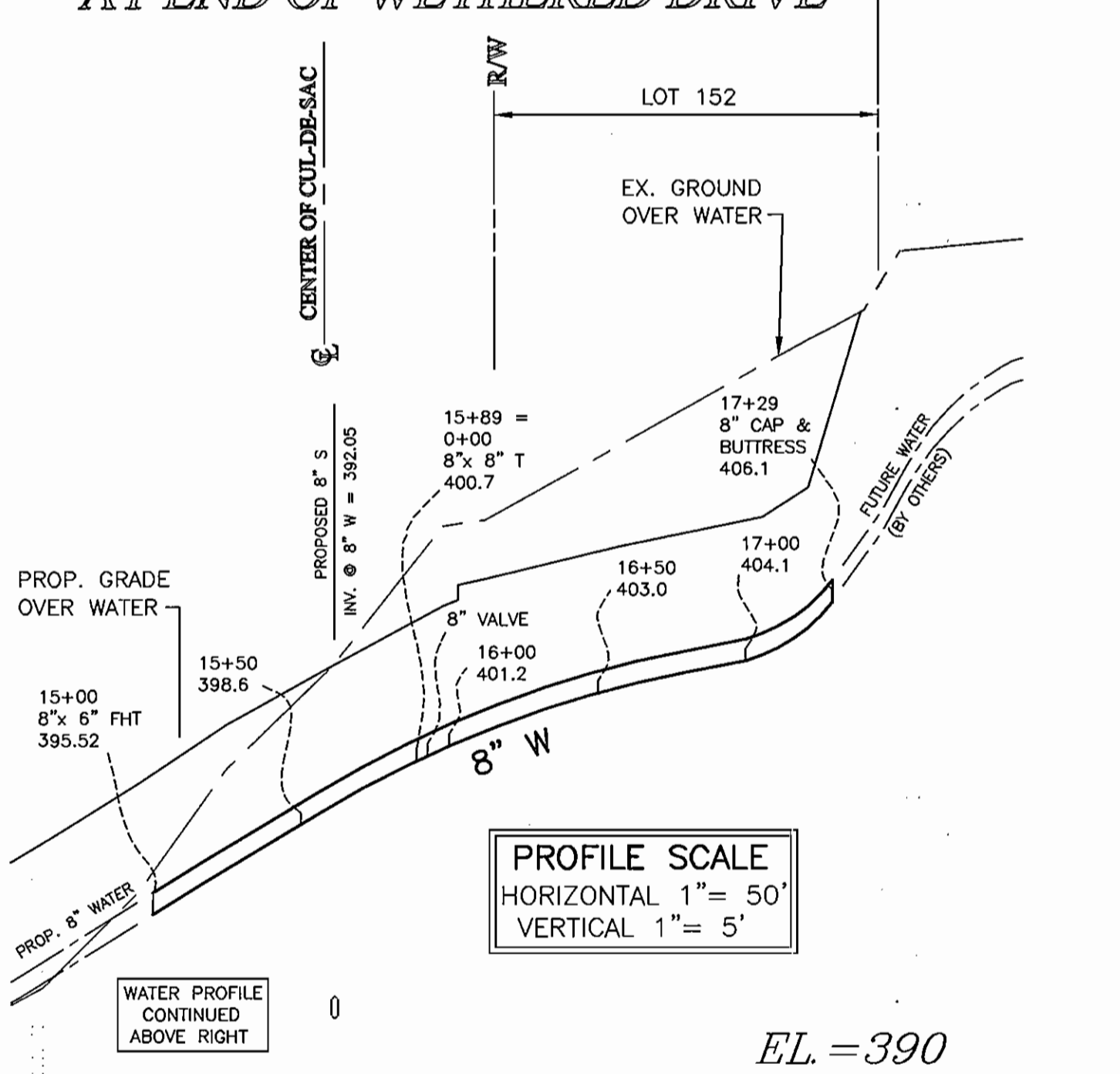
WATER & SEWER TO LOTS  
AT END OF WETHERED DRIVE



PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

EL. = 380

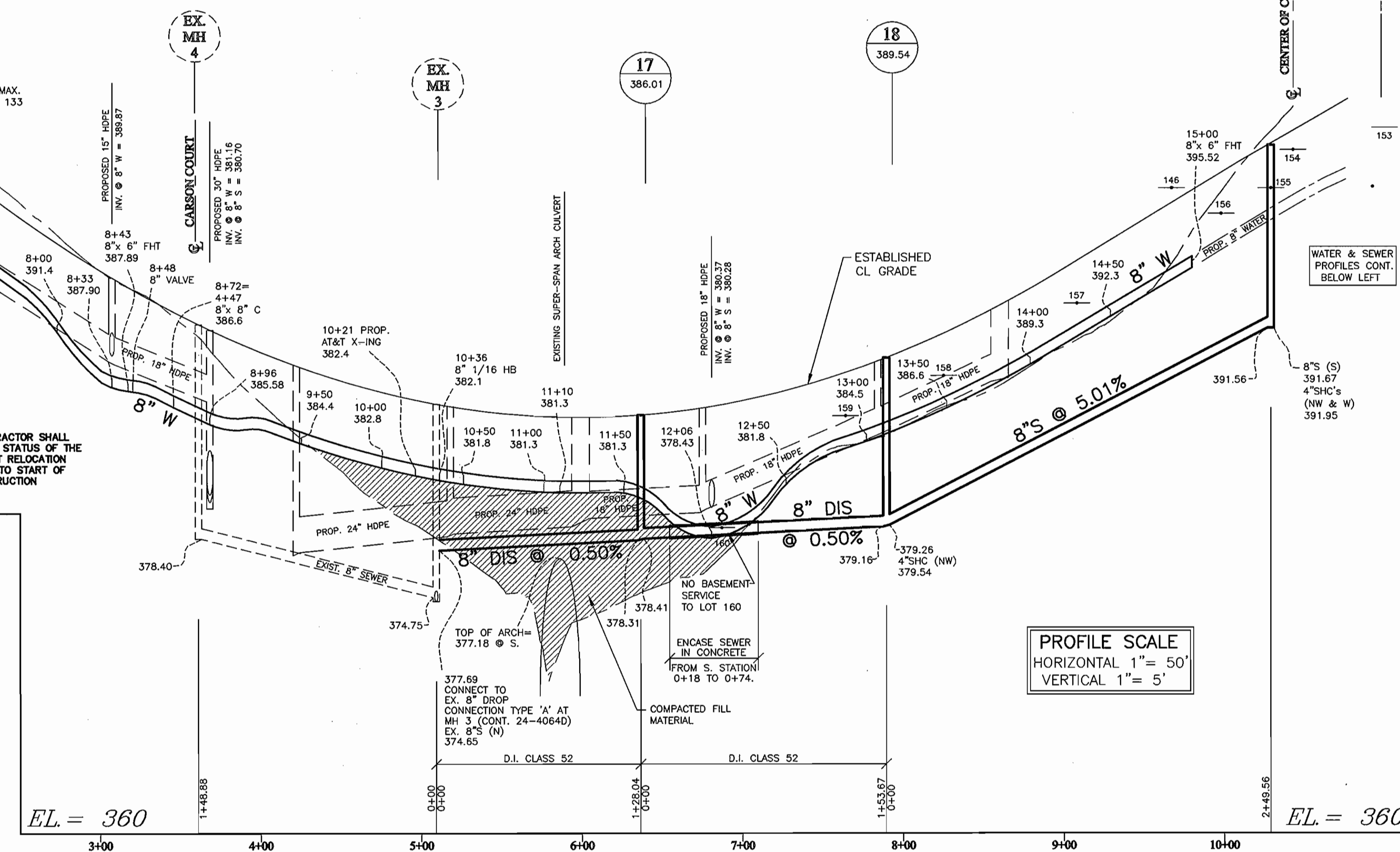
8" WATER LOOP  
AT END OF WETHERED DRIVE



PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

EL. = 390

WETHERED DRIVE



PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

EL. = 360

EL. = 360

DEPARTMENT OF PUBLIC WORKS  
HOWARD COUNTY, MARYLAND

DEPARTMENT OF PLANNING AND ZONING  
HOWARD COUNTY, MARYLAND



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301.948.4700  
301.948.6256 (fax)  
301.253.6609  
www.rodgers.com

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DES:	SWD		
DRN:	SWD		
CHK:	YSL	FINAL MYLAR SUBMISSION	9/24/03
DATE:	1/03	SWD	ADDRESSED HOWARD CO. COMMENTS OF 03-20-03
		BY NO.	REVISIONS

WATER & SEWER EXTENSION  
PROFILES

600 SCALE MAP NO. 30 BLOCK

MONTJOY - SFD

A RE-SUBDIVISION OF NON-BUILDABLE BULK PARCEL "C" (F-03-87)  
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HOWARD COUNTY ELECTION DISTRICT NO. 2  
CONTRACT NO. 24-4065-D

SCALE  
AS  
SHOWN

SHEET  
4 OF 7

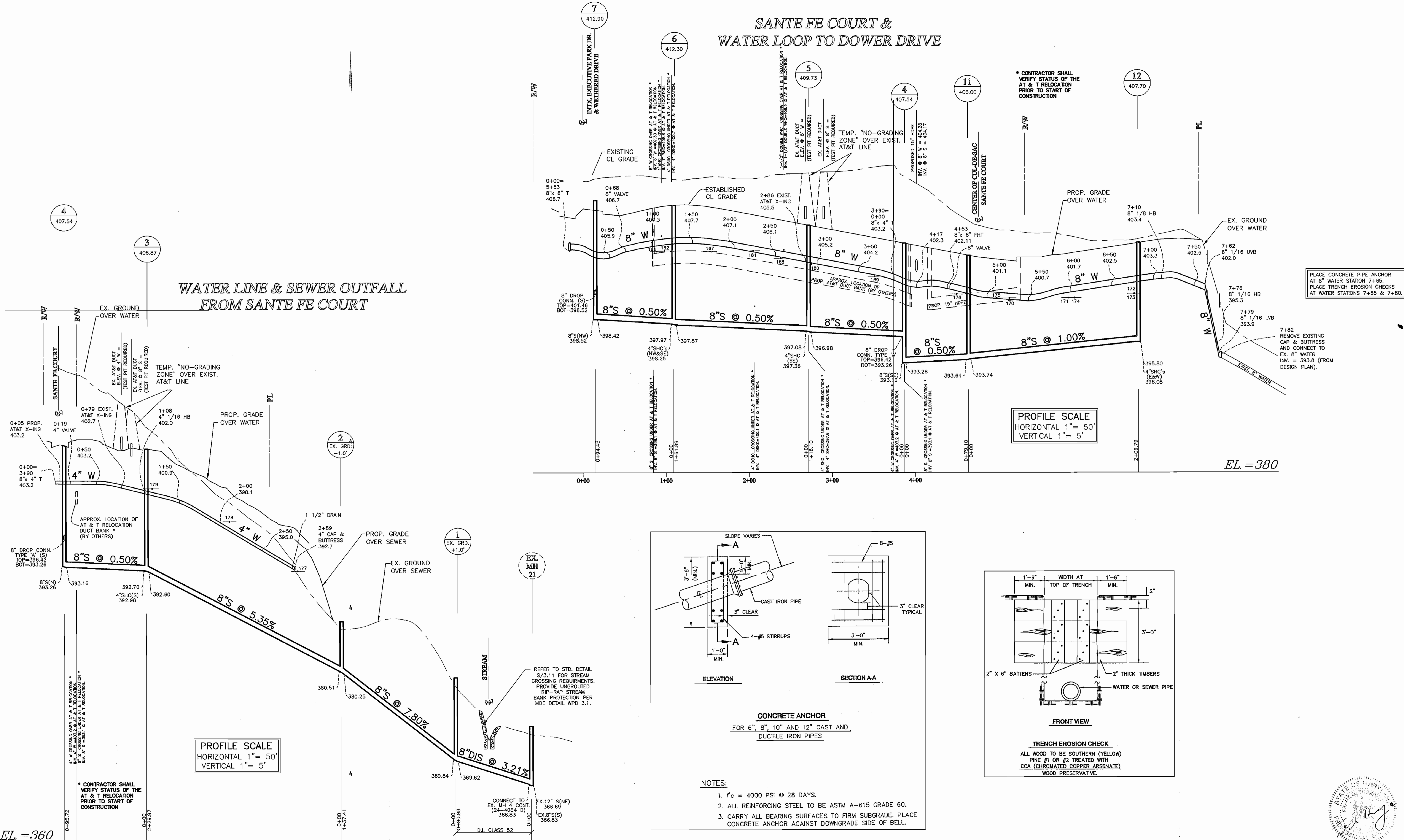
10-10-03  
DATE

11/30/03  
DATE



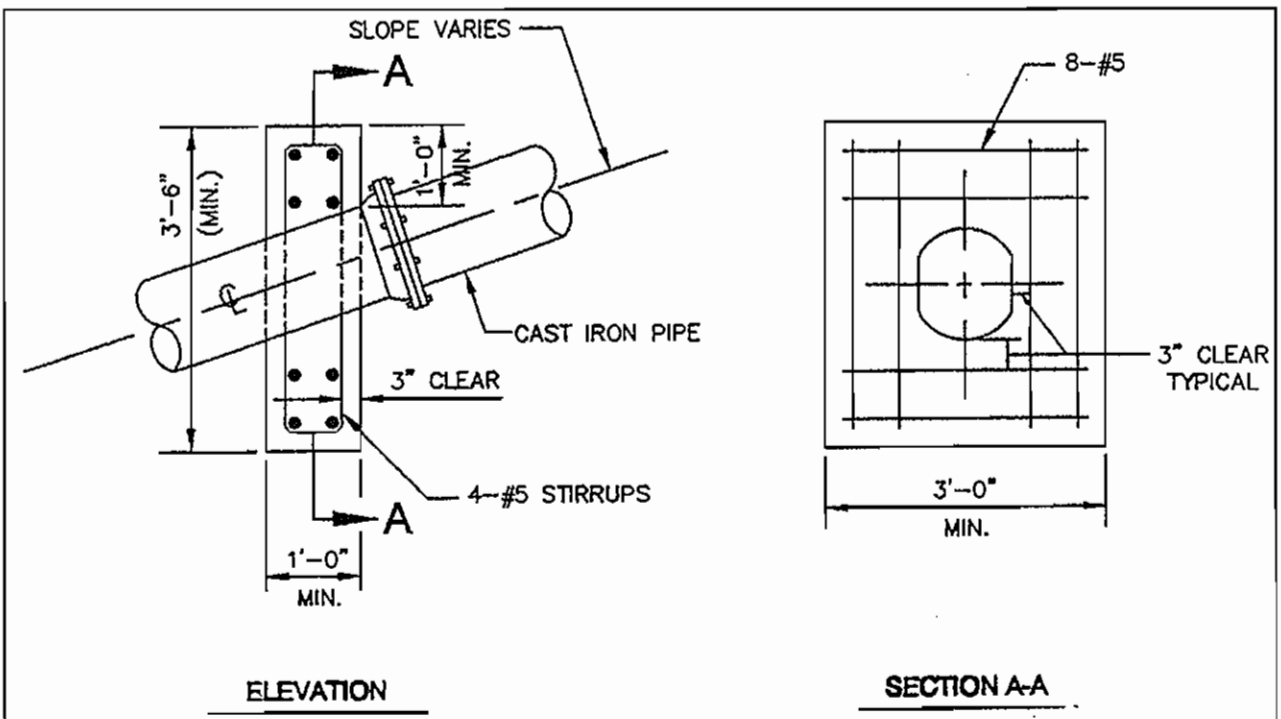
9/20/03

**SANTE FE COURT & WATER LOOP TO DOWER DRIVE**

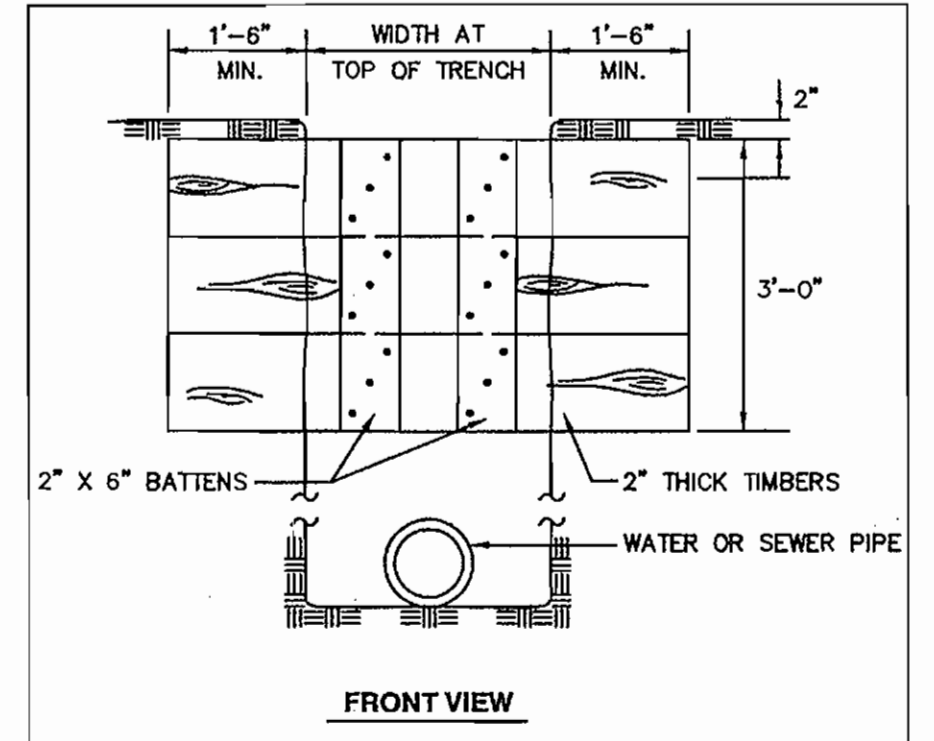


PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'



**CONCRETE ANCHOR**  
FOR 6", 8", 10" AND 12" CAST AND DUCTILE IRON PIPES



**TRENCH EROSION CHECK**  
ALL LOGS TO BE SOUTHERN (YELLOW) PINE #1 OR #2 TREATED WITH CCA (CHROMIATED COPPER ARSENATE) WOOD PRESERVATIVE.

- NOTES:**
1. f<sub>c</sub> = 4000 PSI @ 28 DAYS.
  2. ALL REINFORCING STEEL TO BE ASTM A-615 GRADE 60.
  3. CARRY ALL BEARING SURFACES TO FIRM SUBGRADE. PLACE CONCRETE ANCHOR AGAINST DOWNGRADE SIDE OF BELL.

EL. = 360

EL. = 380

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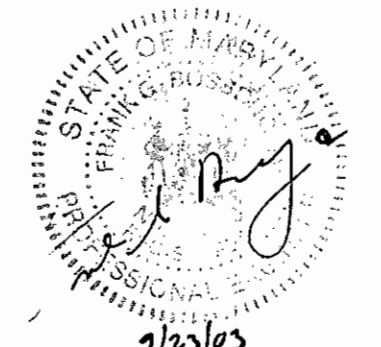
DES:	SWD		
DRN:	SWD		
CHK:	YSL	FINAL MYLAR SUBMISSION	9/24/03
DATE:	1/03	ADDRESSSED HOWARD CO. COMMENTS OF 03-20-03	4-11-03
BY:	NO.	REVISIONS	DATE

**WATER & SEWER EXTENSION PROFILES**

600 SCALE MAP NO. 30 BLOCK

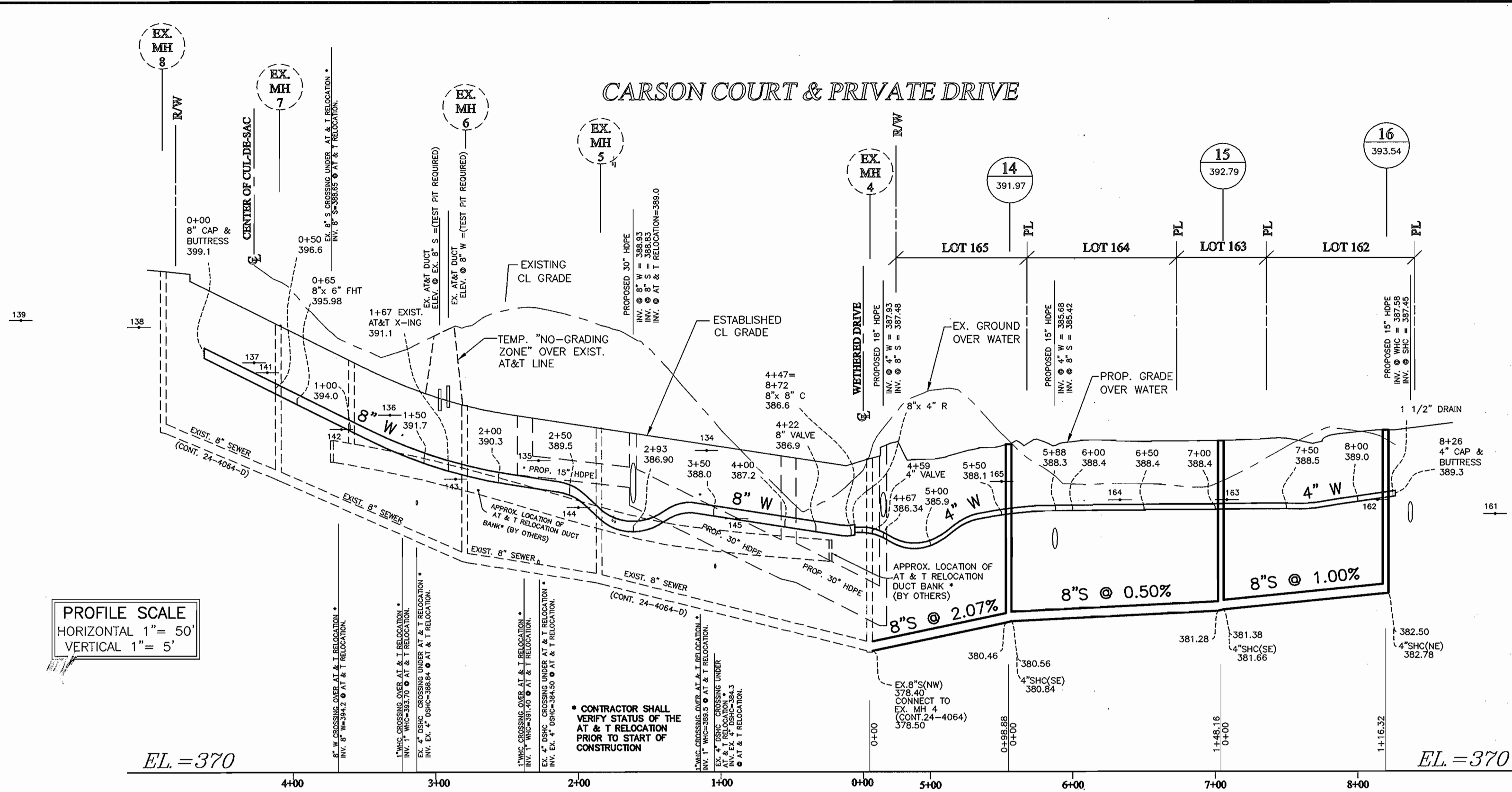
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**CONTRACT NO. 24-4065-D**

SCALE AS SHOWN  
SHEET 5 OF 7



10-10-03  
11/3/03

CARSON COURT & PRIVATE DRIVE



PROFILE SCALE  
HORIZONTAL 1" = 50'  
VERTICAL 1" = 5'

\* CONTRACTOR SHALL  
VERIFY STATUS OF THE  
AT & T RELOCATION  
PRIOR TO START OF  
CONSTRUCTION



DEPARTMENT OF PUBLIC WORKS  
HOWARD COUNTY, MARYLAND  
*Ruth B...* 10-10-03  
CHIEF, BUREAU OF UTILITIES

DEPARTMENT OF PLANNING AND ZONING  
HOWARD COUNTY, MARYLAND  
*...* 11/3/03  
CHIEF, DEVELOPMENT ENGINEERING DIVISION

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DATE:	1/03	ADDRESSSED HOWARD CO. COMMENTS OF 03-20-03	4-11-03
BY:	NO.	REVISIONS	DATE

**WATER & SEWER EXTENSION PROFILES**  
600 SCALE MAP NO. 30 BLOCK

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HOWARD COUNTY ELECTION DISTRICT NO. 2  
**CONTRACT NO. 24-4065-D**

SCALE AS SHOWN  
SHEET 6 OF 7

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