

TOTAL SITE ANALYSIS DATA SHEET

Parcel 714:	22.47 ac
Parcel 724:	2.92 ac
<b>Total Project Area</b>	<b>25.39 ac</b>
PARCEL B (one buildable parcel) Zoned: POR	4.60 ac
PARCEL A (one buildable parcel) Zoned: R-A-15	25.39 ac
Gross Area R-A-15-Parcel 714 (No FP or SS on P.724)	22.47 ac
100yr Floodplain	0.77 ac
Steep Slopes 25% or (outside floodplain)	0.33 ac
Net Area	21.37 ac
Proposed Right of Way Dedication	2.00 ac
<b>Density:</b>	
Parcel 714: 21.37 ac * 15	320 units
Parcel 724 (4Ac) Density Used : 2.92 ac * 11(See Note 1)	32 units
Bonus Density: 10% Parcel 714	32 units
Bonus Density: 10% Parcel 724	3 units
Total Units Allowed	387 units
Total Units Proposed	387 units
MIHU Required: 10% Parcel 714	35 units
MIHU Required: 10% Parcel 724(See Note 2)	15 units
Total Required MIHU:	50 units
<b>R-A-15 Open Space:</b>	
Total Open Space Requirements (25%)	6.35 ac
Total Rec. Open Space Required (400sf/Unit)	3.65 ac
Open Space Provided	7.52 ac
Rec Open Space Provided	4.38 ac
- Recreation Area	0.70 ac
- Pool 1,418 sf (400 sf credit/10 sf)	1.30 ac
- Community Center 2,400 sf (400 sf credit/10sf)	2.20 ac
- Tot Lot (2,000 sf): 2	0.09 ac
- Gazebo (2,000 sf): 2	0.09 ac

NOTE: APPROVAL OF THIS ECP DOES NOT CONSTITUTE AN APPROVAL OF ANY SUBSEQUENT AND ASSOCIATED SUBDIVISION PLAN, SITE DEVELOPMENT PLAN, OR GRADING OR BUILDING PERMIT PLAN. REVIEW OF THIS PROJECT FOR COMPLIANCE WITH THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE HOWARD COUNTY ZONING REGULATIONS SHALL OCCUR AT THE SUBDIVISION, SITE DEVELOPMENT PLAN, OR GRADING AND BUILDING PERMIT STAGES.

# ENVIRONMENTAL CONCEPT PLAN

## THE PARK AT LOCUST THICKET

### PARCELS 714 AND 724

#### 1ST ELECTION DISTRICT

#### HOWARD COUNTY, MARYLAND

**BENCH MARKS**

HO. CO. #37EC (NAD '83)	ELEV. 385.309
STANDARD DISC ON CONCRETE MONUMENT	
MARSHALEE RD NEAR LYNDWOOD SHOPPING CTR.	
N 562552.4951	E 1375430.8059
HO. CO. #37EC (NAD '83)	ELEV. 346.153
STANDARD DISC ON CONCRETE MONUMENT	
MARSHALEE RD NEAR LYNDWOOD SHOPPING CTR.	
N 561099.8288	E 1375580.4112

**LEGEND**

**SOILS CLASSIFICATION**  
SOILS DELINEATION

EXISTING CONTOURS

LIMIT OF WETLANDS

EXISTING WOODS LINE

PROPOSED WOODS LINE

ZONING LINE

LIMIT OF HOWARD COUNTY 100-YEAR FLOODPLAIN

EXISTING STRUCTURE

PROPOSED BUILDING

BIORETENTION FACILITIES

PERMEABLE PAVEMENT

15% TO 25% SLOPES

25% AND GREATER SLOPES

FLOODPLAIN

PROP. PUBLIC UTILITY EASEMENT

SPECIMEN TREE

RECREATIONAL OPEN SPACE

24' PRIVATE ACCESS EASEMENT TO PARCEL 724

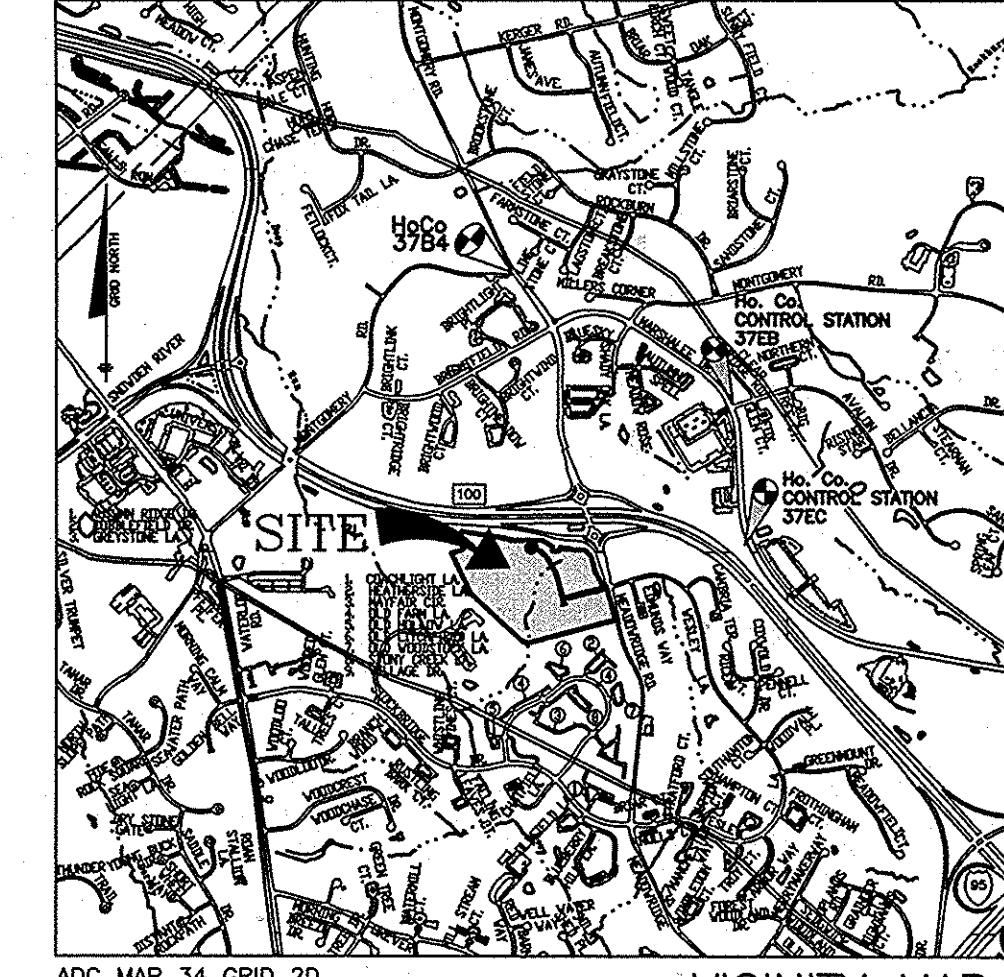
FACILITY DRAINAGE AREA

PE DRAINAGE AREA

STABILIZED CONSTRUCTION ENTRANCE

SUPER SILT FENCE

EROSION CONTROL MATTING



**GENERAL NOTES**

- THE PROJECT IS IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVERS HAVE BEEN APPROVED.
- THE EXISTING TOPOGRAPHY IS TAKEN FROM HOWARD COUNTY GIS WITH 2 FOOT CONTOUR INTERVALS.
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM, HOWARD COUNTY MONUMENTS NOS. 37EB AND 37EC WERE USED FOR THIS PROJECT.
- WATER IS PUBLIC TIED TO EXISTING CONTRACT 14-1588-D.
- SEWER IS PUBLIC TIED TO EXISTING CONTRACT 14-1555-B.
- THE EXISTING UTILITIES ARE BASED ON HOWARD COUNTY GIS.
- THE 100-YEAR FLOODPLAIN IS SHOWN WITHIN THE PROJECT BOUNDARIES IS BASED ON THE 2000 HOWARD COUNTY FLOOD STUDY FOR THE AREA.
- WETLAND DELINEATION WAS PERFORMED BY MCCARTHY & ASSOCIATES, LLC. DATED MARCH 2014. A JURISDICTIONAL DETERMINATION CONFIRMING THE WETLANDS AND WATERS OF THE US WAS ISSUED BY THE ARMY CORPS OF ENGINEERS DATED JULY 12, 2014.
- THE SITE WAS ANALYZED AS WOODS IN GOOD CONDITION AND A TARGET RCN WAS DETERMINED. ONLY THE DEVELOPABLE AREA IS THE SITE AREA EXCLUDING THE PROTECTED WETLANDS, STREAMS AND FLOODPLAINS.
- THE STORMWATER MANAGEMENT SYSTEM SHOWN ON THESE PLANS IS AN APPROXIMATE CONCEPTUAL DESIGN. IT IS UNDERSTOOD THAT THIS SYSTEM HAS NOT BEEN FULLY DESIGNED AND THE ACTUAL DESIGN MAY CHANGE. ALTERING THE NUMBER OF UNITS ALLOCATED FOR THIS DEVELOPMENT, THE ENVIRONMENTAL DISTURBANCES ASSOCIATED WITH THE DEVELOPMENT OF THIS PROPERTY ARE DUE TO THE LOCATION OF THE EXISTING PERENNIAL STREAM WHICH BISECTS THE PROPERTY AND THE NECESSITY OF A SEWER CONNECTION CROSSING. NO OTHER VIABLE ALTERNATIVES ARE AVAILABLE. EFFORTS WERE MADE TO REDUCE THE IMPACTS BY ANTICIPATING A BOTTOMLESS CULVERT FOR THE ROAD CROSSING AND A SEWER MAIN CROSSING WITH LIMITED IMPACTS TO WETLANDS.
- PREVIOUS DPZ FILED: ECP-14-024, S-14-002, WP-15-083, WP-15-097.
- SEWER IS PUBLIC TIED TO EXISTING CONTRACT 14-1555-B. HELD AT 8:00PM ON SEPTEMBER 12, 2013 AT THE ELKRIE VOLUNTEER FIRE DEPARTMENT. THE REMAINERS OF AN ADDITIONAL MEETING WERE HELD AT 8:00PM ON MAY 6, 2014 AND NOVEMBER 9, 2014 AT THE ELKRIE VOLUNTEER FIRE DEPARTMENT.
- TO THE BEST OF OUR KNOWLEDGE THERE ARE NO CEMETERIES OR HISTORIC STRUCTURES LOCATED ON THIS SITE.
- THIS PROPERTY WAS ZONED R-A-15 AS PART OF THE COMPREHENSIVE ZONING DATE OCTOBER 6, 2013 AMENDMENT CASE #3712.
- PARCEL 724 IS OWNED BY HOWARD COUNTY, AND WILL BE INCLUDED IN THE PROPOSED APARTMENT COMPLEX BY AGREEMENT. THIS PARCEL WAS ONE OF THE TWO REMAINERS OF AN AMENDMENT CASE #3712 WHICH DIVIDED THE FORMER PARCEL 'B' OF THE BRIGHTFIELD SUBDIVISION (PLAT 8753) TO CREATE THE RIGHT OF WAY FOR ROUTE 100. THE ROUTE 100 RIGHT-OF-WAY (PARCEL 724) IS IN ACCORDANCE WITH SECTION 16.102(G) OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS WHICH LIMITS PARCEL CHANGES OCCUR AS A RESULT OF RIGHT-OF-WAY ACQUISITION OR DISPOSITION.
- A REQUEST FOR INCREASED BUILDING LENGTH, NOT TO EXCEED 180', WAS APPROVED BY THE PLANNING DIRECTOR ON JANUARY 10, 2015.
- THIS PROJECT WILL BE CONSTRUCTED IN TWO PHASES. PHASE 1 INCLUDES THE INFRASTRUCTURE (ROADS, PARKING, COMMUNITY CENTER, REAR AMENITIES, AND BUILDINGS #1-8 (225 UNITS)). PHASE 2 WILL INCLUDE BUILDINGS #9 AND 9 (162 UNITS) ALONG WITH THE AMENITIES FOR THE FRONT APARTMENT AREA.
- THE PLANNING DIRECTOR HAS APPROVED WP-15-083 DATED JANUARY 20, 2015 TO WAIVE SECTION 16.1205(G)(7) AND 16.1205(G)(10) WHICH REQUIRE THE RETENTION OF SPECIMEN TREES (30' DBH OR GREATER) THAT ARE NOT CONTAINED WITHIN OTHER PRIORITY FOREST AREAS AS OUTLINED IN SECTION 16.1205(G)(1-10) SUBJECT TO THE FOLLOWING:
  - WATER REMOVAL IS LIMITED TO THE REMOVAL OF SPECIMEN TREES #8, #10-13 AND #16-20 AS DEPICTED ON THE WAIVER EXHIBIT. ANY PROPOSAL TO REMOVE ADDITIONAL TREES WILL REQUIRE A NEW WAIVER REQUEST OR AN AMENDMENT TO THIS WAIVER.
  - AN AMENDED WAIVER EXHIBIT SHALL BE PROVIDED WHICH CONTAINS A SPECIMEN TREE CHART FOR THE ENTIRE SITE, LISTING ALL EXISTING SPECIMEN TREES ON-SITE. ALL REFERENCES TO "OFF-SITE" FOR TREES #16-21 SHALL BE REMOVED.
  - AN AMENDED JUSTIFICATION SHALL BE PROVIDED WHICH CORRECTS THE STATUS OF THE ON-SITE AND OFF-SITE TREES.
  - THE AMENDED WAIVER EXHIBIT AND JUSTIFICATION SHALL BE PROVIDED WITHIN 30 DAYS OF WAIVER APPROVAL (ON OR BEFORE FEBRUARY 19, 2015).
  - A MINIMUM OF 20 ADDITIONAL NATIVE, 2-3" CALIBER TREES SHALL BE PROVIDED ON-SITE AS PART OF THE MITIGATION FOR THE SPECIMEN TREE REMOVAL. THIS MITIGATION SHALL BE ADDRESSED WITH THE PROJECT KNOW AS "THE PARK AT LOCUST THICKET". IT WILL BE SHOWN ON THE ASSOCIATED LANDSCAPE PLAN AND SURETY FOR THESE ADDITIONAL TREES WILL BE REQUIRED AS PART OF THE SITE DEVELOPMENT PLAN APPROVAL OF THE PARK AT LOCUST THICKET.
- THE PLANNING DIRECTOR HAS DENIED WP-15-097 DATED FEBRUARY TO WAIVE SECTION 16.155(G)(2)(I) WHICH REQUIRES A SITE DEVELOPMENT PLAN BEFORE GRADING THE SITE AND SECTION 16.1205(G)(7) FOR THE REMOVAL OF SPECIMEN TREES #8, #10-13 AND #16-20. A RECONSIDERATION WILL MOST LIKELY BE SUBMITTED IN THE NEAR FUTURE.

**DESIGN NARRATIVE:**

THE SITE WAS ANALYZED AS WOODS IN GOOD CONDITION AND A TARGET RCN WAS DETERMINED. ONLY THE DEVELOPABLE AREA IS THE SITE AREA EXCLUDING THE PROTECTED WETLANDS, STREAMS AND FLOODPLAINS. THE MEASURED IMPERVIOUS AREAS AND HSG TYPES. THE TARGET P<sub>e</sub> FOR THIS SITE IS 1.8 INCHES. THE TARGET P<sub>e</sub> WAS TREATED USING ENVIRONMENTAL SITE DESIGN PRACTICES AS OUTLINED IN CHAPTER 5 OF THE 2000 MARYLAND STORMWATER DESIGN MANUAL, AS AMENDED BY MARYLAND'S STORMWATER MANAGEMENT ACT OF 2007. THE SELECTED METHODS ARE BIORETENTION (M-6), PERVIOUS PAVEMENT(A-2), AND GRAVEL WETLANDS(M-2).

ENVIRONMENTAL FEATURES ON THIS SITE INCLUDE STEEP SLOPES, FORESTED AREAS, WETLANDS, STREAMS AND FLOODPLAINS. TO PROTECT NATURAL RESOURCES IT IS IMPORTANT TO MINIMIZE AND ADEQUATELY TREAT THE STORMWATER DRAINAGE PATTERNS AND SITE MINIMIZED STORMWATER RUNOFF BY USE OF PERMEABLE PAVEMENT SECTIONS AND MICRO-BIORETENTION FACILITIES AS WELL AS PRESERVING NATURAL DRAINAGE PATTERNS AND SITE ENVIRONMENTAL FEATURES. OUTFALLS GENERALLY CORRESPOND WITH THE NATURAL DRAINAGE PATTERNS FOR THE SITE AND RELEASE AT MULTIPLE LOCATIONS, TO HELP ENSURE ADEQUATE FLOWS TO EXISTING WETLAND AREAS. THE ENVIRONMENTAL DISTURBANCES ASSOCIATED WITH THE DEVELOPMENT OF THIS PROPERTY ARE DUE TO THE LOCATION OF THE EXISTING PERENNIAL STREAM WHICH BISECTS THE PROPERTY AND THE NECESSITY OF A SEWER CROSSING. NO OTHER VIABLE ALTERNATIVES ARE AVAILABLE TO ACCESS THE WESTERN PORTION OF THE PROPERTY. EFFORTS WERE MADE TO REDUCE THE IMPACTS TO WETLANDS AND STREAMS BY ANTICIPATING A SEWER CONNECTION CROSSING AND A SEWER MAIN CROSSING WITH LIMITED IMPACTS TO WETLANDS. THE SELECTED METHODS ARE BIORETENTION (M-6), PERVIOUS PAVEMENT(A-2), AND GRAVEL WETLANDS(M-2).

SEDIMENT AND EROSION CONTROLS HAVE BEEN DESIGNED BASED ON THE 2011 MARYLAND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL. EROSION CONTROL MATTING AND SUPER SILT FENCE WILL BE USED TO PREVENT RUNOFF CONTAINING UNACCEPTABLE LEVELS OF TSS FROM LEAVING THE SITE AND ENTERING THE ADJACENT WETLANDS DURING THE CONSTRUCTION. IT WILL BE THE OBLIGATION OF THE CONTRACTOR TO INSTALL, INSPECT AND MAINTAIN THESE PRACTICES.

THE TARGET P<sub>e</sub> FOR THIS SITE IS 1.8 INCHES. BY USING ENVIRONMENTAL SITE DESIGN PRACTICES AS OUTLINED IN CHAPTER 5 OF THE 2000 MARYLAND STORMWATER DESIGN MANUAL AS AMENDED BY MARYLAND STORMWATER MANAGEMENT ACT OF 2007, FULL TREATMENT OF THE TARGET P<sub>e</sub> OF 1.8 WAS ACHIEVED, FULLY ADDRESSING THE STORMWATER MANAGEMENT REQUIREMENTS. A WAIVER PETITION WILL BE SUBMITTED TO OBTAIN DPZ CONCURRENCE WITH NECESSARY ENVIRONMENTAL DISTURBANCES AFTER OR DURING THE SKETCH PLAN PROCESS, AS THE PROJECT DESIGN BECOMES MORE DETAILED.

**GRAPHIC SCALE**

( IN FEET )  
1 inch = 80 ft.

**SOILS LEGEND**

MAP SYMBOL	SOIL GROUP	SOIL TYPE
CbB	B	CHILLUM LOAM, 2 TO 5 PERCENT SLOPES**
CbC	B	CHILLUM-RUSSETT LOAMS 5 TO 10 PERCENT SLOPES**
CrD	C	CROOM AND EVESBORO SOILS, 10 TO 15 PERCENT SLOPES**
Fa	D	FALLSINGTON SAND LOAM, 0 TO 2 PERCENT SLOPES
RuB	C	RUSSETT AND BELTSVILLE SOILS, 2 TO 5 PERCENT SLOPES**
SaB	B	SASSAFRAS LOAM, 2 TO 5 PERCENT SLOPES
SrC	B	SASSAFRAS AND CROOM SOILS, 5 TO 10 PERCENT SLOPES**

\*\* INDICATES HYDRIC SOILS  
HIGHLY ERODIBLE, K<0.35, AND/OR 15% OR GREATER SLOPES  
TAKEN FROM THE NRCS WEB SOIL SURVEY, AUGUST 2013, MAP 19.

**BENCHMARK ENGINEERING, INC.**

8480 DULTON NATIONAL PIKE SUITE 315 ELLICOTT CITY, MARYLAND 21043  
(P) 410-485-6105 (F) 410-485-8644  
WWW.BE-CO.ENG.COM

Professional Certification. I hereby certify that these documents 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. 28276, Expiration Date: 01-01-17.

**OWNER:**  
LOCUST THICKET INVESTORS LLC  
5836 MEADOWCROVE ROAD  
ELKRIE, MD 21075

**DEVELOPER:**  
THE PARK AT LOCUST THICKET LLC  
P.O. BOX 417  
ELLICOTT CITY, MD 21041  
410-485-4244

**DESIGN:** JCO/AAM  
**CHECKED:** AAM

**PROJECT:**  
**THE PARK AT LOCUST THICKET**

**LOCATION:**  
TAX MAP 37, GRID 9, PARCEL 714 & 724  
1st ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

**TITLE:**  
ENVIRONMENTAL CONCEPT PLAN  
ZONED: POR & R-A-15  
TITLE SHEET AND SOILS MAP

**DATE:** MARCH, 2015  
**PROJECT NO.:** 0925  
**SCALE:** AS SHOWN  
**DRAWING:** 1 OF 2

APPROVED: DEPARTMENT OF PLANNING AND ZONING

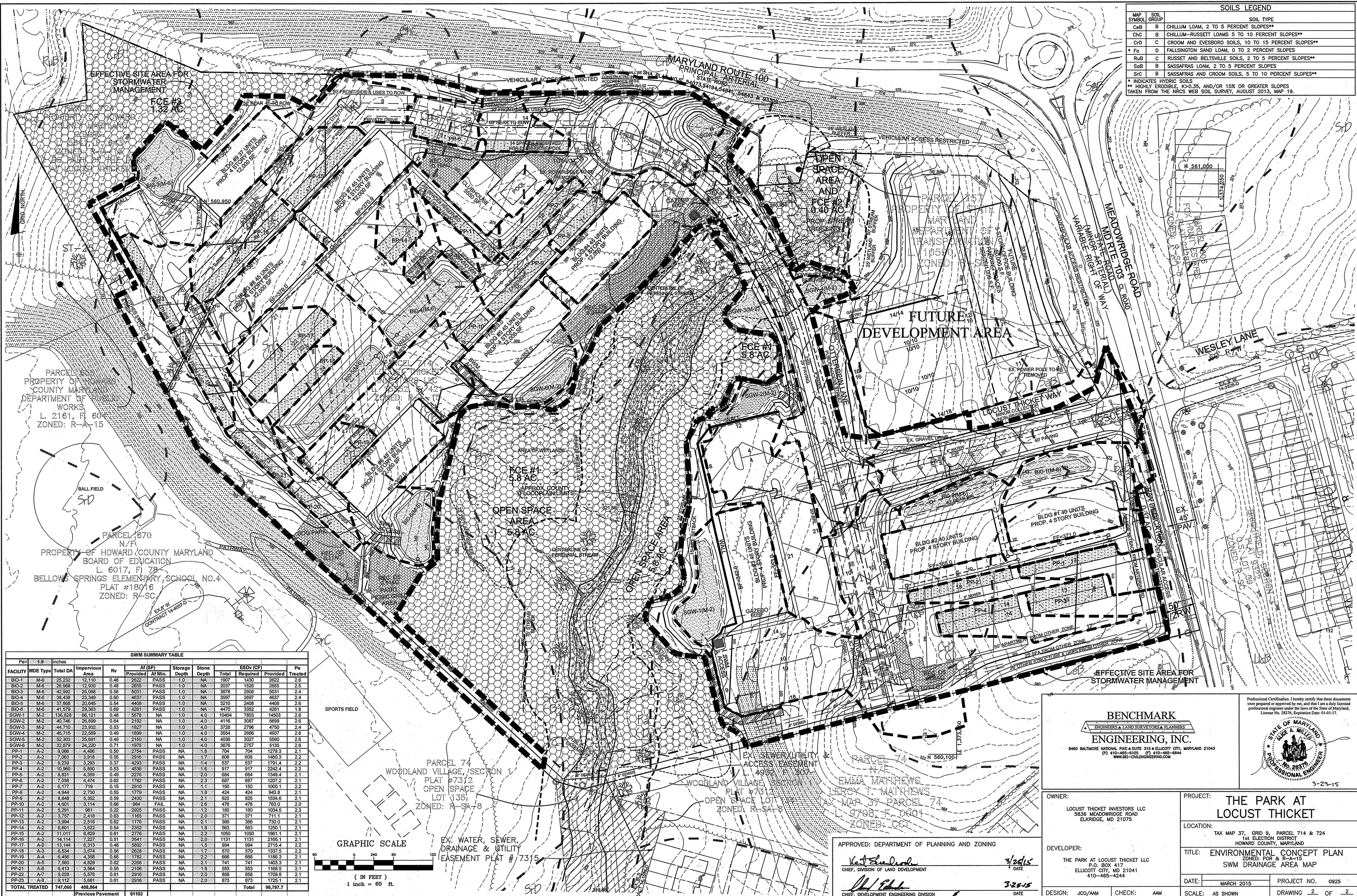
*Kate DeLoach* 3/25/15  
CHIEF, DIVISION OF LAND DEVELOPMENT  
DATE

*Chad Edick* 3-25-15  
CHIEF, DEVELOPMENT ENGINEERING DIVISION  
DATE

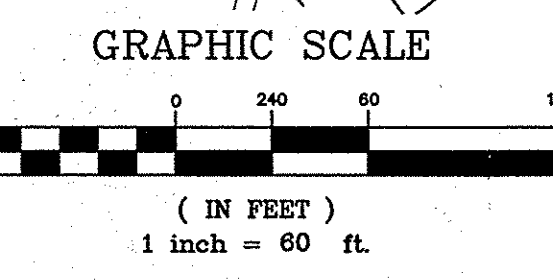


SOILS LEGEND		
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* Fd	D	FALLSINGTON SAND LOAM, 0 TO 2 PERCENT SLOPES
RuB	C	RUSSETT AND BELTSVILLE SOILS, 2 TO 5 PERCENT SLOPES**
SoB	B	SASSAFRAS LOAM, 2 TO 5 PERCENT SLOPES
SrC	B	SASSAFRAS AND CROOM SOILS, 5 TO 10 PERCENT SLOPES**

\*\* INDICATES HYDRIC SOILS  
 \*\*\* HIGHLY ERODIBLE, K>0.35, AND/OR 15% OR GREATER SLOPES  
 TAKEN FROM THE NRCS WEB SOIL SURVEY, AUGUST 2013, MAP 19.



SWM SUMMARY TABLE												
Facility	WDE Type	Total DA	Impervious Area	Rv	Af (SF) Provided	Af Min.	Storage Depth	Stone Depth	Total	ESDv (CF) Required	Provided	Po Treated
BIO-1	M-6	25,232	12,110	0.48	2622	PASS	1.0	NA	1907	1430	2822	2.6
BIO-2	M-6	26,968	12,936	0.48	2655	PASS	1.0	NA	2037	1528	2955	2.5
BIO-3	M-6	42,992	21,098	0.56	5531	PASS	1.0	NA	3878	2908	5701	2.4
BIO-4	M-6	38,438	23,349	0.60	4637	PASS	1.0	NA	3597	2697	4637	2.4
BIO-5	M-6	37,868	20,645	0.54	4408	PASS	1.0	NA	3210	2408	4408	2.6
BIO-6	M-6	41,579	29,383	0.69	4261	PASS	1.0	NA	4470	3352	4261	1.8
SGW-1	M-2	138,828	69,121	0.48	3578	NA	1.0	4.0	1049	7893	14563	2.6
SGW-2	M-2	40,746	20,888	0.54	2192	NA	1.0	4.0	4116	3087	5999	2.6
SGW-3	M-2	44,710	23,932	0.53	1827	NA	1.0	4.0	3728	2796	4750	2.4
SGW-4	M-2	46,718	22,589	0.49	1899	NA	1.0	4.0	3564	2666	4837	2.6
SGW-5	M-2	52,303	26,691	0.49	2160	NA	1.0	4.0	4036	3027	5590	2.6
SGW-6	M-2	32,879	24,220	0.71	1975	NA	1.0	4.0	3876	2757	5155	2.6
PP-1	A-2	9,026	4,436	0.50	2754	PASS	NA	1.8	704	704	2754	2.1
PP-2	A-2	7,063	3,918	0.55	2916	PASS	NA	1.7	608	608	1460.3	2.2
PP-3	A-2	9,239	3,293	0.37	4293	PASS	NA	1.4	537	537	1791.4	2.2
PP-4	A-2	10,960	6,890	0.53	4536	PASS	NA	1.6	917	917	2242.4	2.2
PP-5	A-2	8,831	4,359	0.49	2276	PASS	NA	2.0	684	684	1349.4	2.1
PP-6	A-2	7,038	4,474	0.62	1782	PASS	NA	2.3	687	687	1207.2	2.1
PP-7	A-2	6,177	719	0.15	2910	PASS	NA	1.1	150	150	1000.1	2.2
PP-8	A-2	4,944	2,730	0.55	1779	PASS	NA	1.8	424	424	943.8	2.1
PP-9	A-2	8,848	5,352	0.59	2430	PASS	NA	2.1	825	825	1534.6	2.1
PP-10	A-2	4,601	3,114	0.66	964	FAL	NA	2.6	476	476	763.0	2.0
PP-11	A-2	5,291	2,825	0.52	2825	PASS	NA	2.0	1131	1131	1034.5	2.3
PP-12	A-2	3,757	2,418	0.63	1165	PASS	NA	2.0	371	371	711.1	2.1
PP-13	A-2	3,994	2,516	0.62	1176	PASS	NA	2.1	386	386	730.0	2.1
PP-14	A-2	6,601	3,622	0.54	2362	PASS	NA	1.8	563	563	1250.1	2.1
PP-15	A-2	11,014	6,629	0.61	2776	PASS	NA	2.2	1050	1050	1861.1	2.1
PP-16	A-2	14,114	7,267	0.51	3541	PASS	NA	2.0	1131	1131	2168.2	2.1
PP-17	A-2	13,144	6,313	0.48	5892	PASS	NA	1.5	994	994	2715.4	2.2
PP-18	A-3	6,534	3,674	0.56	2628	PASS	NA	1.7	570	570	1337.5	2.2
PP-19	A-4	6,456	4,368	0.66	1782	PASS	NA	2.2	686	686	1186.3	2.1
PP-20	A-5	7,560	4,938	0.63	2268	PASS	NA	2.1	741	741	1403.3	2.1
PP-21	A-6	6,413	3,564	0.55	2106	PASS	NA	1.8	553	553	1168.5	2.1
PP-22	A-7	9,028	5,676	0.61	2916	PASS	NA	2.0	888	888	1709.6	2.1
PP-23	A-8	9,112	5,681	0.61	2916	PASS	NA	2.0	873	873	1725.1	2.1
TOTAL TREATED		747,680	408,864		61103				Total	96,797.7		



**BENCHMARK ENGINEERING, INC.**  
 ENGINEERS & LAND SURVEYORS & PLANNERS  
 6480 BALTIMORE NATIONAL PIKE & SUITE 315 & ELLICOTT CITY, MARYLAND 21043  
 (P) 410-465-8105 (F) 410-465-8844  
 WWW.BE-ONLINEENGINEERING.COM

Professional Certification. I hereby certify that these documents 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. 29276, Expiration Date: 01-01-17.

OWNER: LOCUST THICKET INVESTORS LLC  
 5836 MEADOWRIDGE ROAD  
 ELK RIDGE, MD 21075

DEVELOPER: THE PARK AT LOCUST THICKET LLC  
 P.O. BOX 417  
 ELLICOTT CITY, MD 21041  
 410-465-4244

PROJECT: **THE PARK AT LOCUST THICKET**

LOCATION: TAX MAP 37, GRID 9, PARCEL 714 & 724  
 1st ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

TITLE: ENVIRONMENTAL CONCEPT PLAN  
 ZONED: POR & R-A-15  
 SWM DRAINAGE AREA MAP

DATE: MARCH 2015 PROJECT NO. 0925

SCALE: AS SHOWN DRAWING 2 OF 2

APPROVED: DEPARTMENT OF PLANNING AND ZONING

*Kat E. Leach* 3/26/15  
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

*Chad E. Leach* 3/26/15  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE