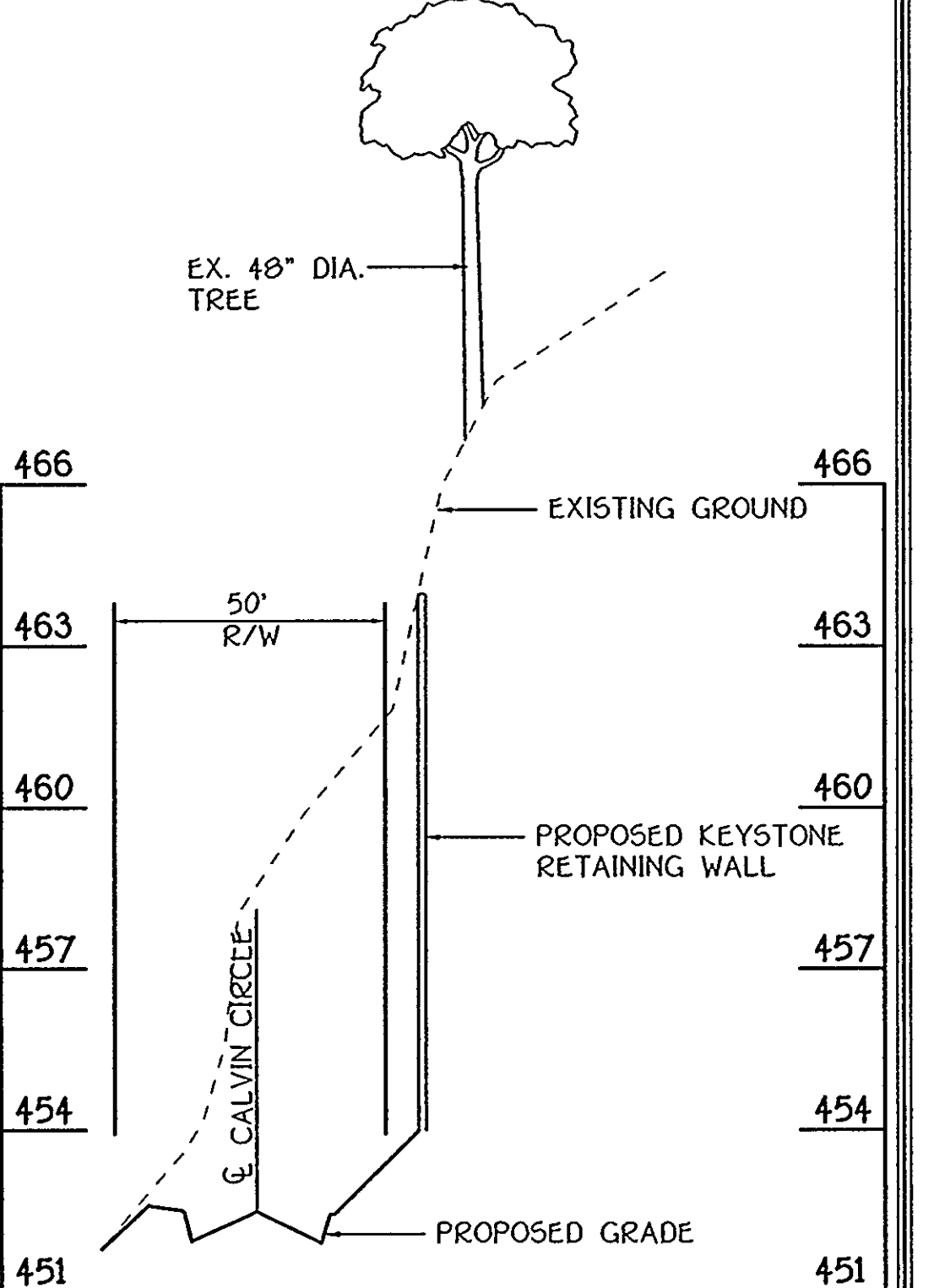
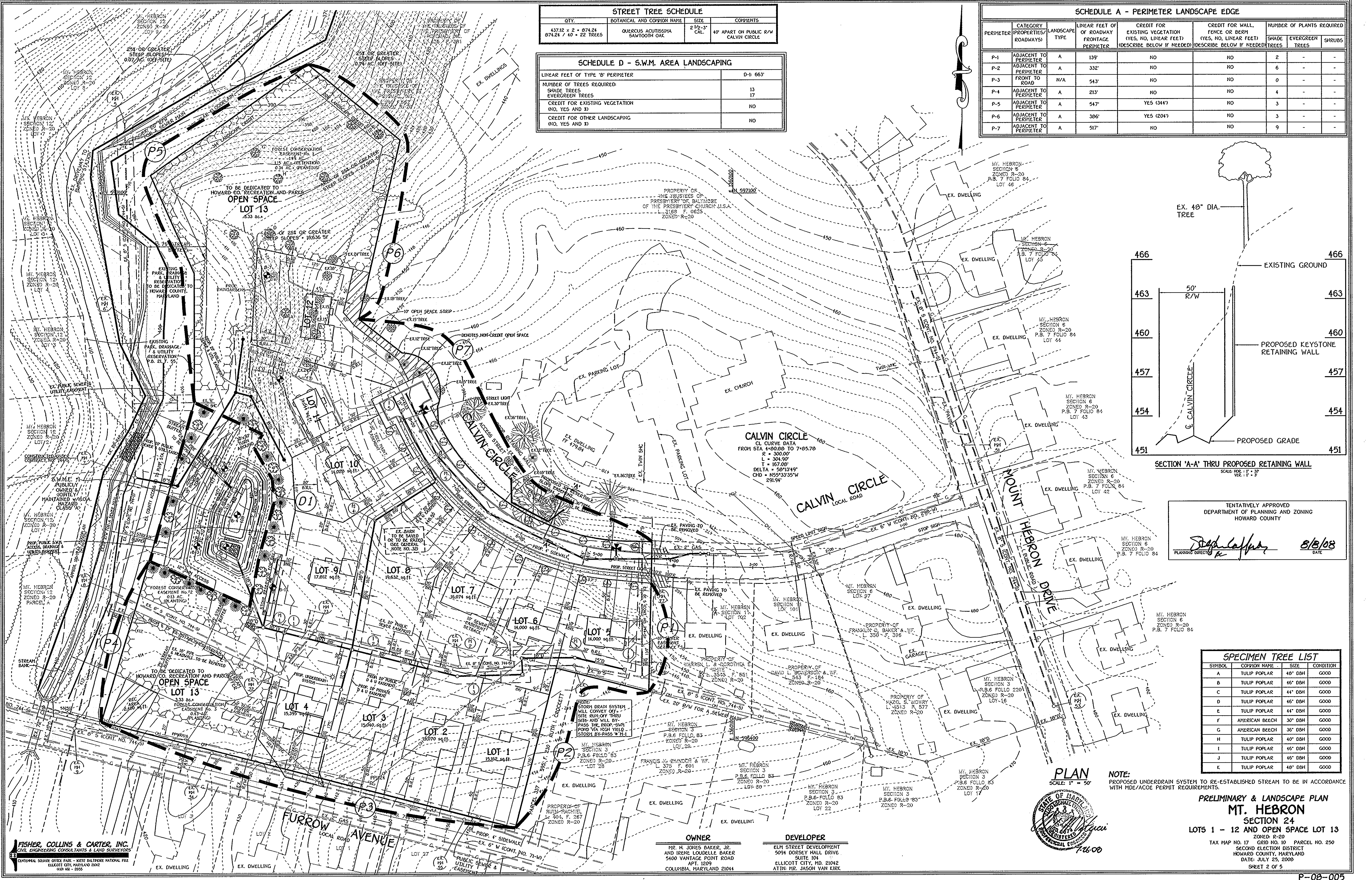


| STREET TREE SCHEDULE | | | |
|------------------------|---------------------------|------------------|-------------------------|
| QTY. | BOTANICAL AND COMMON NAME | SIZE | COMMENTS |
| 437.12 x 2 = 874.24 | QUERCUS ACUTISSIMA | 2 1/2" - 3" CAL. | 40' APART ON PUBLIC R/W |
| 874.24 / 40 = 22 TREES | SAWTOOTH OAK | | |

| SCHEDULE D - S.W.M. AREA LANDSCAPING | |
|--|-----------|
| LINEAR FEET OF TYPE 'B' PERIMETER | D-I: 663' |
| NUMBER OF TREES REQUIRED: | |
| SHADE TREES | 13 |
| EVERGREEN TREES | 17 |
| CREDIT FOR EXISTING VEGETATION (NO. YES AND 3) | NO |
| CREDIT FOR OTHER LANDSCAPING (NO. YES AND 3) | NO |

| SCHEDULE A - PERIMETER LANDSCAPE EDGE | | | | | | |
|---------------------------------------|--------------------------------|----------------|---|--|--|--|
| PERIMETER | CATEGORY (PROPERTIES/ROADWAYS) | LANDSCAPE TYPE | LINEAR FEET OF ROADWAY FRONTAGE PERIMETER | 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 (SHADE TREES, EVERGREEN TREES, SHRUBS) |
| P-1 | ADJACENT TO PERIMETER | A | 139' | NO | NO | 2 - - - |
| P-2 | ADJACENT TO PERIMETER | A | 332' | NO | NO | 6 - - - |
| P-3 | FRONT TO ROAD | N/A | 543' | NO | NO | 0 - - - |
| P-4 | ADJACENT TO PERIMETER | A | 213' | NO | NO | 4 - - - |
| P-5 | ADJACENT TO PERIMETER | A | 547' | YES (344') | NO | 3 - - - |
| P-6 | ADJACENT TO PERIMETER | A | 386' | YES (204') | NO | 3 - - - |
| P-7 | ADJACENT TO PERIMETER | A | 517' | NO | NO | 9 - - - |



TENTATIVELY APPROVED
DEPARTMENT OF PLANNING AND ZONING
HOWARD COUNTY

Steph Calder 8/8/08
PLANNING DIRECTOR DATE

| SPECIMEN TREE LIST | | | |
|--------------------|----------------|---------|-----------|
| SYMBOL | COMMON NAME | SIZE | CONDITION |
| A | TULIP POPLAR | 48" DBH | GOOD |
| B | TULIP POPLAR | 46" DBH | GOOD |
| C | TULIP POPLAR | 44" DBH | GOOD |
| D | TULIP POPLAR | 46" DBH | GOOD |
| E | TULIP POPLAR | 44" DBH | GOOD |
| F | AMERICAN BEECH | 30" DBH | GOOD |
| G | AMERICAN BEECH | 36" DBH | GOOD |
| H | TULIP POPLAR | 40" DBH | GOOD |
| I | TULIP POPLAR | 46" DBH | GOOD |
| J | TULIP POPLAR | 46" DBH | GOOD |
| K | TULIP POPLAR | 48" DBH | GOOD |

NOTE: PROPOSED UNDERDRAIN SYSTEM TO RE-ESTABLISHED STREAM TO BE IN ACCORDANCE WITH MDE/ACOE PERMIT REQUIREMENTS.

PRELIMINARY & LANDSCAPE PLAN
MT. HEBRON
SECTION 24
LOTS 1 - 12 AND OPEN SPACE LOT 13
ZONED: R-20
TAX MAP NO. 17 GRID NO. 10 PARCEL NO. 250
SECOND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
DATE: JULY 25, 2008
SHEET 2 OF 5

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
3330 NATIONAL SQUARE OFFICE PARK - 10722 DALLAS NATIONAL PARK
ELLCOTT CITY, MARYLAND 21042
4102 661 - 2955

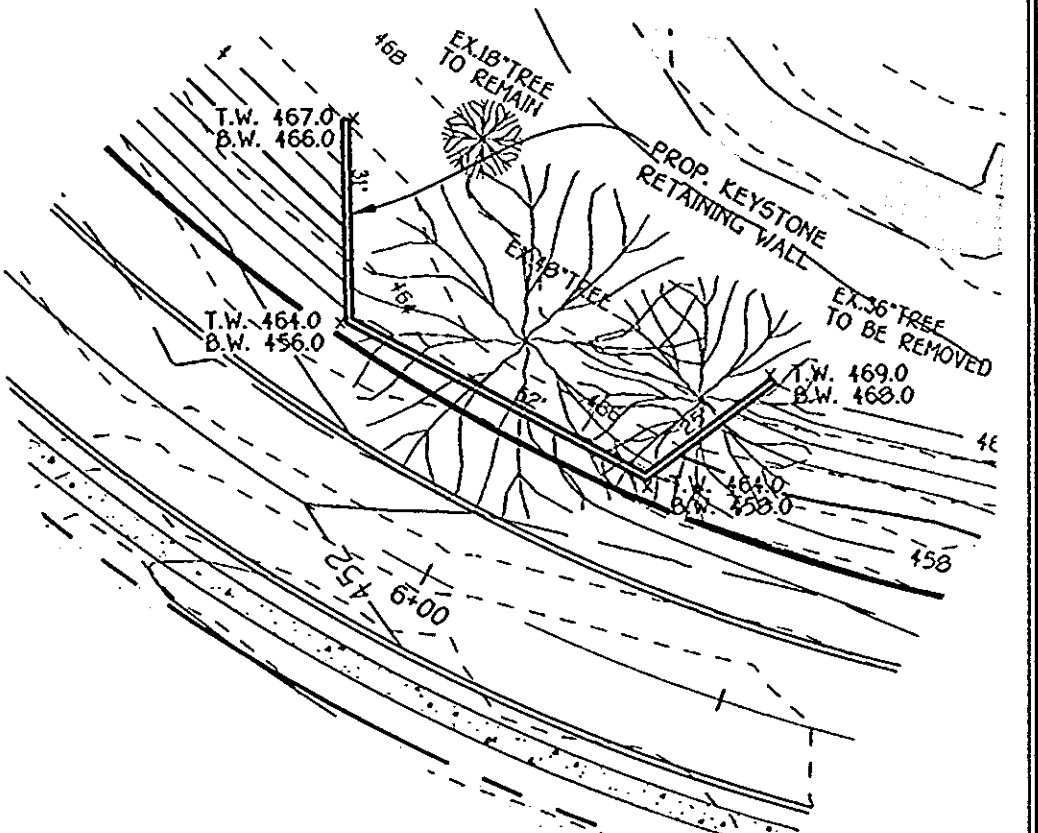
OWNER: MR. H. JONES BAKER, JR. AND IRENE LOUDELLE BAKER
5100 VANTAGE POINT ROAD APT. 1209 COLUMBIA, MARYLAND 21044

DEVELOPER: ELM STREET DEVELOPMENT
5094 DORSEY HALL DRIVE SUITE 104
ELLCOTT CITY, MD 21042
ATTN: MR. JASON VAN KIRK



LEGEND

- SSF—SSF—SSF— SUPER-SILT FENCE
- SF—SF—SF— SILT FENCE
- S.C.E.— STABILIZED CONSTRUCTION ENTRANCE
- EARTH DIKE
- — — — — DENOTES L.O.D. LIMITS OF DISTURBANCE
- ▢▢▢▢▢ GABION INFLOW PROTECTION
- ▧▧▧▧▧ 25% OR GREATER SLOPES (NONE OVER 10,000 SQ.FT.)
- ▨▨▨▨▨ 15% - 24% SLOPES
- ~ ~ ~ ~ ~ DENOTES EXISTING TREES
- — — — — DENOTES PROPOSED TREELINE



KEYSTONE RETAINING WALL DETAIL
SCALE: 1" = 3'

PLAN
SCALE: 1" = 50'

TENTATIVELY APPROVED
DEPARTMENT OF PLANNING AND ZONING
HOWARD COUNTY

Stedman 8/8/08
PLANNING DIRECTOR DATE

SCHEMATIC GRADING & SEDIMENT CONTROL PLAN
MT. HEBRON
SECTION 24
LOTS 1 - 12 AND OPEN SPACE LOT 13
ZONED R-20
TAX MAP NO. 17 GRID NO. 10 PARCEL NO. 250
SECOND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
DATE: JULY 2008
SHEET 3 OF 5



OWNER
MR. H. JONES BAKER, JR.
AND IRENE LOUDELLE BAKER
5400 VANTAGE POINT ROAD
APT. 1209
COLUMBIA, MARYLAND 21044

DEVELOPER
ELM STREET DEVELOPMENT
5094 DORSEY HALL DRIVE
SUITE 104
ELLCOTT CITY, MD. 21042
ATTN: MR. JASON VAN KIRK

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTRAL SQUARE OFFICE PARK - 2072 BALTIMORE NATIONAL PKE
ELLCOTT CITY, MARYLAND 21042
4102 486 - 2055

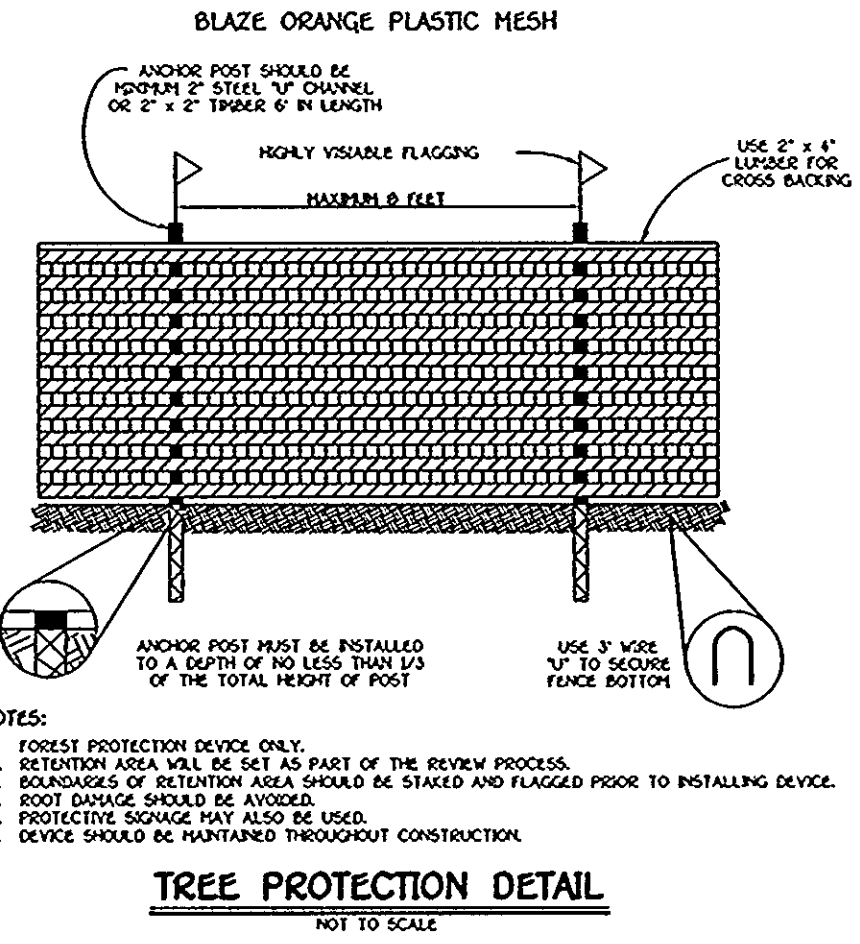


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TENTATIVELY APPROVED
DEPARTMENT OF PLANNING AND ZONING
HOWARD COUNTY

Steph Laffan
PLANNING DIRECTOR

8/8/08
DATE



FOREST CONSERVATION WORKSHEET

| NET TRACT AREA | ACRES |
|---|-------|
| A. TOTAL TRACT AREA | 0.13 |
| B. DEDUCTIONS (LOCAL AREA, AREA RESTRICTED BY LOCAL OR PROGRAM) | 0.00 |
| C. NET TRACT AREA (NET TRACT AREA + TOTAL TRACT AREA - DEDUCTIONS (B)) | 0.13 |
| LAND USE CATEGORY: MEDIUM DENSITY RESIDENTIAL | |
| D. AFFORESTATION THRESHOLD (NET TRACT AREA (C) x 150) | 19.5 |
| E. CONSERVATION THRESHOLD (NET TRACT AREA (C) x 200) | 26.0 |
| EXISTING FOREST COVER | |
| F. EXISTING FOREST COVER WITHIN THE NET TRACT AREA | 16 |
| G. AREA OF FOREST ABOVE CONSERVATION THRESHOLD | 0 |
| IF THE EXISTING FOREST COVER (F) IS GREATER THAN THE CONSERVATION THRESHOLD (E), THEN G = F - E; OTHERWISE G = 0. | |
| BREAK-EVEN POINT | |
| H. BREAK-EVEN POINT (AMOUNT OF FOREST THAT MUST BE RETAINED SO THAT NO MITIGATION IS REQUIRED) | 16 |
| IF (B) THE AREA OF FOREST ABOVE CONSERVATION THRESHOLD (G) IS GREATER THAN 0, THEN H = 102 + THE AREA OF FOREST ABOVE CONSERVATION THRESHOLD (G) + THE CONSERVATION THRESHOLD (E). | |
| IF (B) THE AREA OF FOREST ABOVE CONSERVATION THRESHOLD (G) IS EQUAL TO 0, THEN H = EXISTING FOREST COVER (F) | |
| I. FOREST CLEARING PROTECTED WITHOUT MITIGATION | 0 |
| J. EXISTING FOREST COVER (F) - BREAK-EVEN POINT (H) | |
| PROPOSED FOREST CLEARING | |
| K. TOTAL AREA OF FOREST TO BE CLEARED | 0.15 |
| L. TOTAL AREA OF FOREST TO BE RETAINED | 0.15 |
| M. EXISTING FOREST COVER (F) - FOREST TO BE CLEARED (K) | |
| PLANTING REQUIREMENTS | |
| IF THE TOTAL AREA OF FOREST TO BE CLEARED (K) IS AT OR ABOVE THE BREAK-EVEN POINT (H), NO PLANTING IS REQUIRED, AND NO FURTHER CALCULATIONS ARE NECESSARY (L=0, M=0, N=0, O=0, R=0). OTHERWISE, CALCULATE THE PLANTING REQUIREMENTS AS FOLLOWS: | |
| L. REFORESTATION FOR CLEARING ABOVE THE CONSERVATION THRESHOLD | 0 |
| IF THE TOTAL AREA OF FOREST TO BE RETAINED (L) IS GREATER THAN THE CONSERVATION THRESHOLD (E), THEN L = THE AREA OF FOREST TO BE CLEARED (K) x 0.25. | |
| IF THE FOREST TO BE RETAINED (L) IS LESS THAN OR EQUAL TO THE CONSERVATION THRESHOLD (E), THEN L = THE AREA OF FOREST ABOVE CONSERVATION THRESHOLD (G) + 0.25 | |
| M. REFORESTATION FOR CLEARING BELOW THE CONSERVATION THRESHOLD | 0.09 |
| IF EXISTING FOREST COVER (F) IS GREATER THAN THE CONSERVATION THRESHOLD (E) AND THE FOREST TO BE RETAINED (L) IS LESS THAN OR EQUAL TO THE CONSERVATION THRESHOLD (E), THEN M = 2.0 x (CONSERVATION THRESHOLD (E) - FOREST TO BE RETAINED (L)) | |
| IF EXISTING FOREST COVER (F) IS LESS THAN OR EQUAL TO THE CONSERVATION THRESHOLD (E), THEN M = 2.0 x FOREST TO BE CLEARED (K) | |
| N. CREDIT FOR RETENTION ABOVE THE CONSERVATION THRESHOLD | 0 |
| IF THE AREA OF FOREST TO BE RETAINED (L) IS GREATER THAN THE CONSERVATION THRESHOLD (E), THEN N = L - E; OTHERWISE N = 0. | |
| O. TOTAL REFORESTATION REQUIRED (P = L + M - N) | 0.09 |
| P. TOTAL AFFORESTATION REQUIRED | 0 |
| IF EXISTING FOREST COVER (F) IS LESS THAN THE AFFORESTATION THRESHOLD (D), THEN Q = AFFORESTATION THRESHOLD (D) - EXISTING FOREST COVER (F) | 0 |
| R. TOTAL PLANTING REQUIREMENT (R = P + Q) | 0.09 |

FCP NOTES

1. Any Forest Conservation Easement (FCE) area shown herein is subject to protective covenants which may be found in the Land Records of Howard County which restrict the disturbance and use of these areas.
2. Forested areas occurring outside of the FCE shall not be considered part of the FCE and shall not be subject to protective land covenants.
3. Limits of disturbance shall be restricted to areas outside the limit of temporary fencing of the FCE boundary, whichever is greater.
4. There shall be no clearing, grading, construction or disturbance of vegetation in the Forest Conservation Easement, except as permitted by Howard County DPZ.
5. No stockpiles, parking areas, equipment clearing areas, etc. shall occur within areas designated as Forest Conservation Easements.
6. Temporary fencing shall be used to protect forest resources during construction. The fencing shall be placed along all FCE boundaries which occur within 15 feet of the proposed limits of disturbance.
7. Permanent signage shall be placed 50-100' apart along the boundaries of all areas included in Forest Conservation Easements.
8. The forest conservation requirements per section 16.1200 of the Howard County code and the forest conservation manual for the entire subdivision will be fulfilled by providing 115 acres of on-site forest retention, 0.90 acres of on-site forest afforestation. A surety for on-site forest retention = \$0.20/sf. for 50,094 sf. = \$10,019.00 and on-site afforestation = \$0.50/sf. for 39,204 sf. = \$19,602.00 is required. Total surety amount for the subdivision = \$29,621.00.

ON-SITE SIGNAGE

FOREST CONSERVATION EASEMENT

UNAUTHORIZED DISTURBANCE OF VEGETATION IS PROHIBITED. VIOLATORS SUBJECT TO PENALTIES UNDER THE HOWARD COUNTY FOREST CONSERVATION ACT OF 1991.

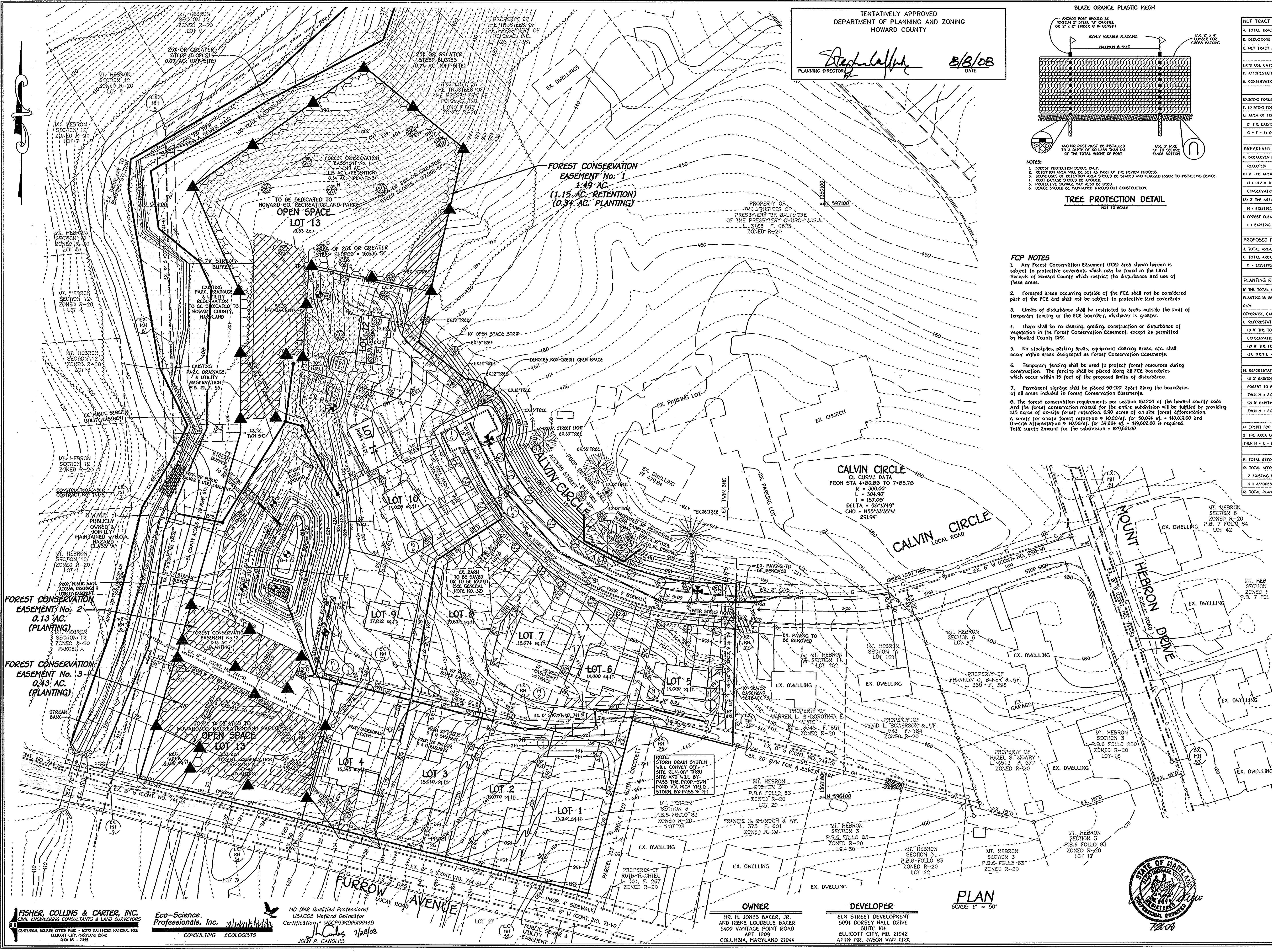
TREES FOR YOUR FUTURE

11" MINIMUM

SPECIMEN TREE LIST

| SYMBOL | COPYING NAME | SIZE | CONDITION |
|--------|----------------|---------|-----------|
| A | TULIP POPLAR | 48" DBH | GOOD |
| B | TULIP POPLAR | 46" DBH | GOOD |
| C | TULIP POPLAR | 44" DBH | GOOD |
| D | TULIP POPLAR | 46" DBH | GOOD |
| E | TULIP POPLAR | 41" DBH | GOOD |
| F | AMERICAN BEECH | 30" DBH | GOOD |
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| J | TULIP POPLAR | 46" DBH | GOOD |
| K | TULIP POPLAR | 48" DBH | GOOD |

PRELIMINARY FOREST CONSERVATION PLAN
MT. HEBRON
SECTION 24
LOTS 1 - 12 AND OPEN SPACE LOT 13
ZONED R-20
TAX MAP NO. 17 GRID NO. 10 PARCEL NO. 250
SECOND ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
DATE: JAN, 2009
SHEET 4 OF 5



FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERS CONSULTANTS & LAND SURVEYORS
1000 QUAKER DRIVE, SUITE 200, BALTIMORE, MARYLAND 21204
410.484.2899

Eco-Science Professionals, Inc.
CONSULTING ECOLOGISTS

MD DNR Qualified Professional
USDA/DC Wildlife Biologist
Certification: WDCP931006100418
J. Canoles 7/8/08
JOHN P. CANOLES

OWNER
MR. H. JONES BAKER, JR.
AND IRENE LOUISE BAKER
5100 VANTAGE POINT ROAD
APT. 1209
COLUMBIA, MARYLAND 21044

DEVELOPER
ELM STREET DEVELOPMENT
5094 DORSEY HALL DRIVE
SUITE 104
ELLCOTT CITY, MD. 21042
ATTN: MR. JASON VAN KIRK

PLAN
SCALE: 1" = 50'



| DRAINAGE AREA DATA | | | | | |
|--------------------|---------------|----------|------|-------|--------|
| STRUCTURE NO. | DRAINAGE AREA | AREA | 'C' | ZONED | X IMP. |
| I-1 | A | 0.52 AC. | 0.42 | R-20 | 24 X |
| I-2 | B | 1.09 AC. | 0.36 | R-20 | 16 X |
| I-3 | C | 1.92 AC. | 0.38 | R-20 | 18 X |
| I-4 (BY-PASS) | D | 7.08 AC. | 0.36 | R-20 | 15 X |
| I-5 | E | 2.30 AC. | 0.47 | R-20 | 31 X |

| SOILS LEGEND | | |
|--------------|---|-------|
| SOIL | NAME | CLASS |
| BvD2 | Brandywine loam, 15 to 25 percent slopes, moderately eroded | C |
| ChA | Chester silt loam, 0 to 3 percent slopes | B |
| ChB2 | Chester silt loam, 3 to 8 percent slopes, moderately eroded | B |
| GbB2 | Glenly loam, 3 to 8 percent slopes, moderately eroded | B |
| GnA | Glenly silt loam, 0 to 3 percent slopes | C |
| H2A | Honor loam, 0 to 3 percent slopes | B |
| H2B2 | Honor loam, 3 to 8 percent slopes, moderately eroded | B |
| H2C2 | Honor loam, 8 to 15 percent slopes, moderately eroded | B |
| H2C3 | Honor loam, 8 to 15 percent slopes, severely eroded | B |

NOTES:
 * Hydric soils and/or contains hydric inclusions
 ** May contain hydric inclusions
 † Generally only within 100-year floodplain areas
 NOTE: THE SOILS LOCATED ON-SITE HAVE LIMITATIONS AS EXPLAINED NEXT TO THE SOIL NAME IN THE ABOVE SOILS LEGEND CHART.



TENTATIVELY APPROVED
 DEPARTMENT OF PLANNING AND ZONING
 HOWARD COUNTY

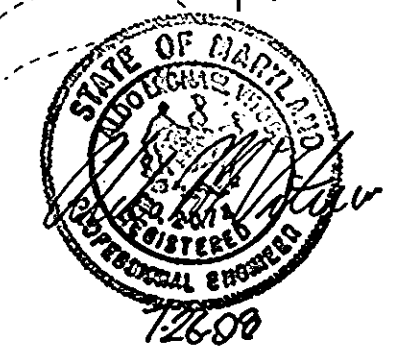
John C. Leffler
 PLANNING DIRECTOR

2/8/08
 DATE

PLAN
 SCALE: 1" = 50'

OWNER
 MR. H. JONES BAKER, JR.
 AND TRENÉ LOUISELLE BAKER
 5100 VANTAGE POINT ROAD
 APT. 1209
 COLUMBIA, MARYLAND 21044

DEVELOPER
 ELM STREET DEVELOPMENT
 5094 DORSEY HALL DRIVE
 SUITE 104
 ELLICOTT CITY, MD. 21042
 ATTN: MR. JASON VAN KIRK



STORM DRAIN DRAINAGE AREA MAP
 MT. HEBRON
 SECTION 24
 LOTS 1 - 12 AND OPEN SPACE LOT 13
 ZONED: R-20
 TAX MAP NO. 17 GRID NO. 10 PARCEL NO. 250
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
 DATE: JULY 25, 2008
 SHEET 5 OF 5