NOTE: FOR STORM DRAIN SIZE, TYPE AND LENGTH
SEE GRADING AND EROSION CONTROL PLANS
AND STORM DRAIN PROFILE SHEETS

PRIVATE ACCESS PLACE
ALLOWAY COURT
PROFILE

PRIVATE ACCESS PLACE
GARDEN GATE CORT
PROFILE

STREET LIGHT LOCATION CHART

STREET TREE CALCULATIONS

CURVE TABLE

TYPICAL ROADWAY SECTION
CLASSIFICATION: PRIVATE ACCESS PLACE

STANDARD COMBINATION CURB & GUTTER

FINIAL ROAD CONSTRUCTION PLANS
WORTHINGTON FIELDS
PHASE 1 LOTS 1-46
AND NON-BUILDABLE PARCELS E-4 AND F-4

DEVELOPER
TAYLOR FALTY LFTED PARTNERSHIP &
TAYLOR FALTY LFTED PARTNERSHIP B

OWNER
TAYLOR FALTY LFTED PARTNERSHIP &
TAYLOR FALTY LFTED PARTNERSHIP B

FREDERICK WARD ASSOCIATES, INC.
7135 Brookside Drive, Columbia, Maryland 21044-0234
Phone: (410) 321-8888 Fax: (410) 321-9268
Services: Site Planning & Land Development

DATE: 4-13-99
SIGNED: R. W. Ward, PE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

Scale: 1"=50' HORIZ.
THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 8-14.4 OF THE HOWARD COUNTY AND THE LANDSCAPE MANUAL.
FINANCIAL SURVEY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE EPM DEVELOPMENT AGREEMENT IN THE AMOUNT OF $50,950.00.

DEVELOPER

TAYLOR LAND DESIGN & DEVELOPMENT

OWNER

TAYLOR FAMILY LIMITED PARTNERSHIP A

TAYLOR FAMILY LIMITED PARTNERSHIP B

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
APPROVED: HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

FREDERICK WARD ASSOCIATES, INC.

TAX MAP NO. 95, GRID 10 X 3
PARCEL 18 & 46 PARCEL 4
HOWARD COUNTY, MARLINGTON

DRAWN BY: JF
CHECKED BY: JF
DRAWN BY: JF
CHECKED BY: JF
DATE: 8-8-93
DATE: 8-8-93
SIGNED: JF
SIGNED: JF
PREPARED BY: JF
PREPARED BY: JF
PREP FDS & 9-2-93
PREP FDS & 9-2-93
NARRATIVE
The Forest Conservation Plan has been developed in accordance with the Howard County Forest Conservation Manual and the 1991 Forest Conservation Act.

The existing site consists of 47.22 acres. Floodplain areas consisting of 1.48 acres are excluded from this site area. The site has 31.37 acres of existing forest within the net tract area. Forest retention areas have been prioritized to provide protection to steep slopes and highly erosive soils. 20.32 acres of woodland will be retained under easement in these areas. 8.45 acres of this easement area is in excess of the amount of forest that must be retained so that no reforestation is required.

Forest Conservation/Easement Areas plotted with Phase 1 which is in excess of the minimum required for Phase 1 will be dedicated to future phases of Worthington Farms.

MANAGEMENT NOTES FOR FOREST RETENTION AREAS
1. All proposed activities shall adhere to the conditions, schedule, and terms of an approved sediment control and erosion plan.
2. After the boundaries of the retention area have been staked and before any disturbance has taken place, an approved construction plan shall take place. The developer, contractor, or project manager, and separate County inspections shall approve.
3. Tree protection for all retained areas.
   a. All retention areas within 50 feet of proposed construction activities area to be protected by highly visible, well-executed temporary protection devices (such as tie-backs or stake orange plastic mesh).
   b. All protection devices shall be in place prior to any grading or hand shoveling.
   c. All protection devices shall be properly maintained and replaced as they are removed or destroyed (e.g., trees). The removal of signs, fencing, or other objects to trees is prohibited.
   d. No equipment, machinery, vehicles, implements or equipment protection mats shall be allowed within protection devices.
4. If the critical root zone (see drawing) is affected by construction activities such as grading, digging, for foundations or roads or utility installation.
   a. Prune roots with a clean cut using proper pruning equipment (see root pruning system).
   b. Cover and protect the soil as necessary.
5. During construction phases, monitor and correct condition of retained trees for: (1) competitive root injury, root injury, soil injury, or other stress signs and correct with proper management practices such as root pruning, salivation, fertilization, tree reduction, or removal. Any and all evaluation shall be completed before issuance of a warranty. Any and all evaluation shall be completed before issuance of a warranty. Any and all evaluation shall be completed before issuance of the remainder of the work plan.
   b. Inspect for dead or dying trees or limbs which may pose safety hazard and remove.
   c. All damage or disturbed materials will occur within the construction areas.
   d. No burning will take place on the woodlot area.
6. All necessary forest protection structures will be removed after construction.

Critical Root Zone

for the edges of large areas, use the guidelines of the two scenarios below:

- 7 DMB (of the tree) + 2 DBH (of the critical root zone)
- 3 DMB (of the critical root zone)

Sediment in the amount of 8,000 (3,000 for the 20.32 acres) of forest conservation retention easements as this plan will be presented as a part of the developers agreement.