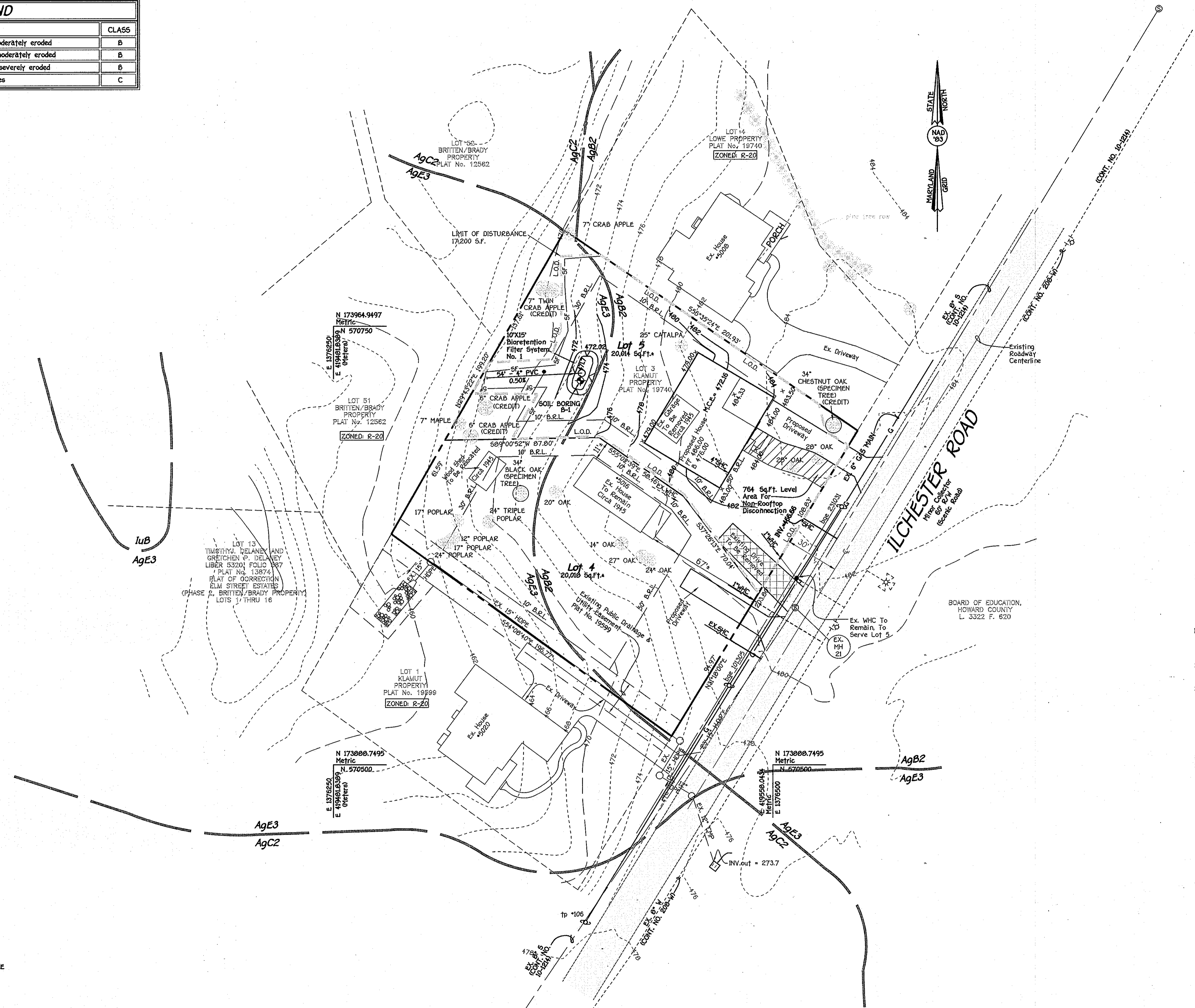
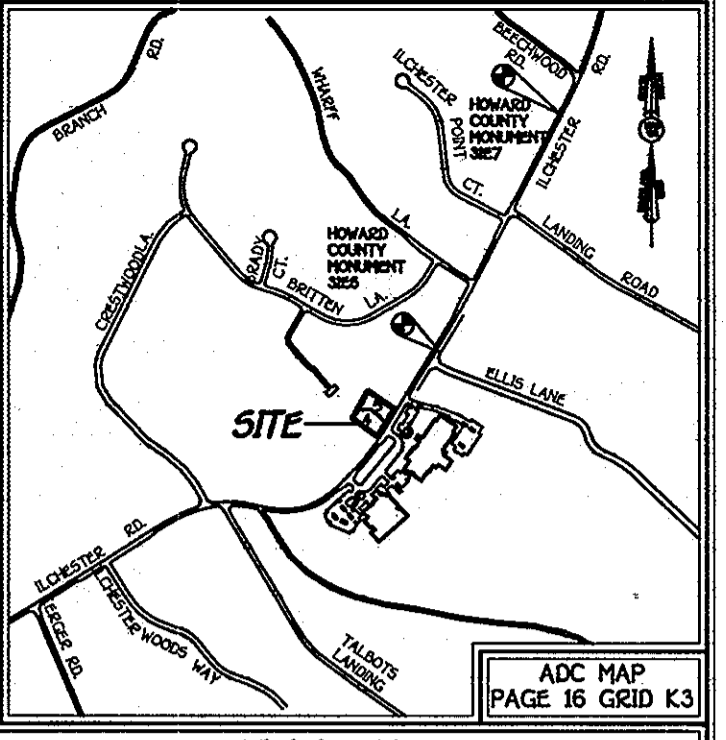


SOILS LEGEND		
SOIL	NAME	CLASS
AgB2	Aurá gravelly loam, 1 to 5 percent slopes, moderately eroded	B
AgC2	Aurá gravelly loam, 5 to 10 percent slopes, moderately eroded	B
AgE3	Aurá gravelly loam, 10 to 30 percent slopes, severely eroded	B
IuB	Iuka loam, local alluvium, 1 to 5 percent slopes	C

NOTES:  
 \* Hydric soils and/or contains hydric inclusions  
 \*\* May contain hydric inclusions  
 † Generally only within 100-year floodplain areas



- GENERAL NOTES:**
- Subject Property Zoned R-20 Per 02/02/04 Comprehensive Zoning Plan And The "Comp Lite" Zoning Amendments Effective 07/28/06.
  - Coordinates Based On NAD '83, Maryland Coordinate System As Projected By Howard County Geodetic Control Stations No. 31E5 And 31E7. Sta. 31E5 N 173996.1506 E 419619.2145 (meter) Sta. 31E7 N 174448.1549 E 419864.0345 (meter)
  - This Plat Is Based On Field Run Monumented Boundary Survey Performed On Or About November, 2002 By Fisher, Collins & Carter, Inc. B.R.L. Denotes Building Restriction Line.
  - o Denotes Iron Pin Set Capped "F.C.C. 105".
  - ∩ Denotes Iron Pipe Or Iron Bar Found.
  - o Denotes Angular Change In Bearing Of Boundary Or Rights-Of-Way.
  - Denotes Concrete Monument Set With Aluminum Plate "F.C.C. 105".
  - Denotes Concrete Monument Or Stone Found.
  - Driveways Shall Be Provided Prior To Issuance Of A Use And Occupancy Permit For Any New Dwellings To Ensure Safe Access For Fire And Emergency Vehicles Per The Following Minimum Requirements:
    - Width - 12 Feet (6 Feet) Serving More Than One Residence;
    - Surface - Six (6") Inches Of Compacted Crusher Run Base With Tar And Chip Coating, (1 - 1/2" Minimum);
    - Geometry - Maximum 15% Grade, Maximum 10% Grade Change And 45-Foot Turning Radius;
    - Structures (Culverts/Bridges) - Capable Of Supporting 25 Gross Tons (425-Loading);
    - Drainage Elements - Capable Of Safely Passing 100 Year Flood With No More Than 1 Foot Depth Over Surface;
    - Structure Clearances - Minimum 12 Feet;
    - Maintenance - Sufficient To Ensure All Weather Use.
  - All Lot Areas Are More Or Less (±).
  - Distances Shown Are Based On Surface Measurement And Not Reduced To NAD '83 Grid Measurement.
  - No Historic Structures Or Cemeteries Exist On This Site Based On A By Visual Site Visit And Based On An Examination Of The Howard County Cemetery Inventory Map.
  - There Is An Existing Dwelling/Structure(s) Located On Lot 4 To Remain. No New Buildings, Extensions Or Additions To The Existing Dwelling(s) Are To Be Constructed At A Distance Less Than The Zoning Regulation Requirements.
  - This Plat Is In Compliance With The Amended Fifth Edition Of The Subdivision And Land Development Regulations Per Council Bill 45-2003 And The Zoning Regulations As Amended By Council Bill 75-2003. Development Or Construction On These Lots Must Comply With Setback And Buffer Regulations In Effect At The Time Of Submission Of The Site Development Plan, Waiver Petition Application, Or Building/Grading Permit.
  - Previous Department Of Planning And Zoning File Numbers: F-04-171 And F-08-133. Open Space Requirements Are Provided By A Fee-In-Lieu Payment Of \$1,500.00.
  - Landscaping For Lot 5 Associated With This Plat Is Deferred And Will Be Provided With The Site Development Plan, In Accordance With Section 16.124 Of The Howard County Code And The Landscape Manual. Lot 4 Is Exempt From The Perimeter Landscape Requirements Of Section 16.124 Of The Howard County Code And The Landscape Manual Because Lot 4 Contains An Existing Dwelling To Remain.
  - Water Quality Volume And Groundwater Recharge Volume Stormwater Management Requirements Will Be Met In Accordance With The 2000 Maryland Stormwater Management Manual, Specifically, Chapter 3, Stormwater Filtering Systems For The Bioretention Filter System And Chapter 5, Section 5.3, Disconnection Of Non-Rooftop Credit.
  - The Forest Conservation Requirements Of Section 16.120 Of The Howard County Code And Forest Conservation Act For This Subdivision Will Be Fulfilled By Providing A Fee In Lieu Payment Of \$6,860.00 Based On 0.21 Acres (Reforestation) x 43,560 Sq.Ft./Acre x 40.75/Sq.Ft. Approval Of A Site Development Plan Is Required For The Development Of Lot 5 Prior To The Issuance Of Any Grading Or Building Permits For New House Construction In Accordance With Section 16.155 Of The Subdivision And Land Development Regulations.
  - Noise Study Is Not Required For This Site.
  - Subdivision Will Be Served By Both Public Water And Public Sewer.
  - Water And Sewer Service To These Lots Will Be Granted Under The Provisions Of Section 16.122B Of The Howard County Code.
  - Public Water And Sewage Allocations Will Be Granted At Time Of Issuance Of The Building Permit If Capacity Is Available At That Time.
  - The Property Is Located Inside The Metropolitan District.
  - The SWM Measures Illustrated On The Supplemental Plan Are Conceptual As Specific House Configurations And Individual Alignments Have Not Yet Been Established. Specific SWM Measures Will Be Provided With The Associated Plot Plan When Final Design Details Can Be Provided.
  - A Community Meeting Was Conducted On 6-03-09 For The Purpose Of The Developer To Provide Information To The Community Regarding The Proposed Residential Development And To Allow The Community To Ask Questions And To Make Comments, Per Section 16.128(d), Of The Subdivision Regulations.
  - No Clearing Of Existing Vegetation Is Permitted Within The Landscape Edge For Which Credit Is Being Taken. However, Landscape Maintenance Is Authorized.
  - A Wetland Delineation Was Prepared By Eco-Science Professionals, Inc. Dated June 19, 2009.
  - This Development Is Designed To Be In Accordance With Section 16.127 - Residential Infill Development - Of Subdivision And Land Development Regulations. The Developer Of This Project Shall Create Compatibility With The Existing Neighborhood Through The Use Of Enhanced Perimeter Landscaping, Berms, Fences, Similar Housing Unit Types And The Directional Orientation Of The Proposed Houses.
  - There Are No 15-24.9% Slopes On The Subject Property.
  - There Are No 25% Or Greater Slopes On The Subject Property.
  - Limit Of Disturbance 17,200 S.F.
  - Topography Shown Hereon For Lots 4 & 5 Is Based On Field Run Topographic Survey Performed On Or About June 22, 2009 Fisher, Collins & Carter, Inc.
  - Stormwater Management Is Provided In Accordance With The 2000 Maryland Stormwater Design Manual Volumes I And II. It Was Determined That This Project Met The Criteria Outlined In The MDE Stormwater Management Regulations Guidance For Implementation For Acceptance Of The 2000 Design Criteria And Granted A Waiver. This Plan Received Final Approval (F-10-022) On October 5, 2009. This Plan Is Also Subject To The Expiration Of This Waiver Unless All Stormwater Management Is Constructed By May 4, 2017.

**LEGEND**

- DENOTES EX. EVERGREEN TREE
- DENOTES EX. SHADE TREE
- SF — SILT FENCE
- L.O.D. --- LIMIT OF DISTURBANCE
- CL B2 --- SOILS LINE AND TYPE

APPROVED: DEPARTMENT OF PLANNING AND ZONING  
 [Signature] 4-10-12  
 CHIEF, DIVISION OF LAND DEVELOPMENT  
 [Signature] 4-5-12  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION

FISHER, COLLINS & CARTER, INC.  
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS  
 CENTRAL SOURCE OFFICE PARK - 10272 BALTIMORE NATIONAL PKWY  
 ELICOTT CITY, MARYLAND 21042  
 (410) 681-2255

STATE OF MARYLAND  
 [Seal]  
 LICENSE # 100185  
 3/28/12  
 3/3/14

**Owner and Developer**  
 Dale M. Klamut  
 Kimberly Acton-Klamut  
 5016 Ilchester Road  
 Ellicott City, Maryland  
 21043-8928  
 (410) 719-7975

**SUPPLEMENTAL PLAN,  
 TOPOGRAPHY AND SOILS  
 Klamut Property  
 Lots 4 And 5**  
 A Resubdivision Of Klamut Property Lot 3, Plat No 19740  
 Zoned: R-20  
 Tax Map: 31 Parcel: 154 Grid: 16  
 First Election District - Howard County, Maryland  
 Date: March 23, 2012 Scale: 1" = 30' Sheet 1 of 2

F-10-022

