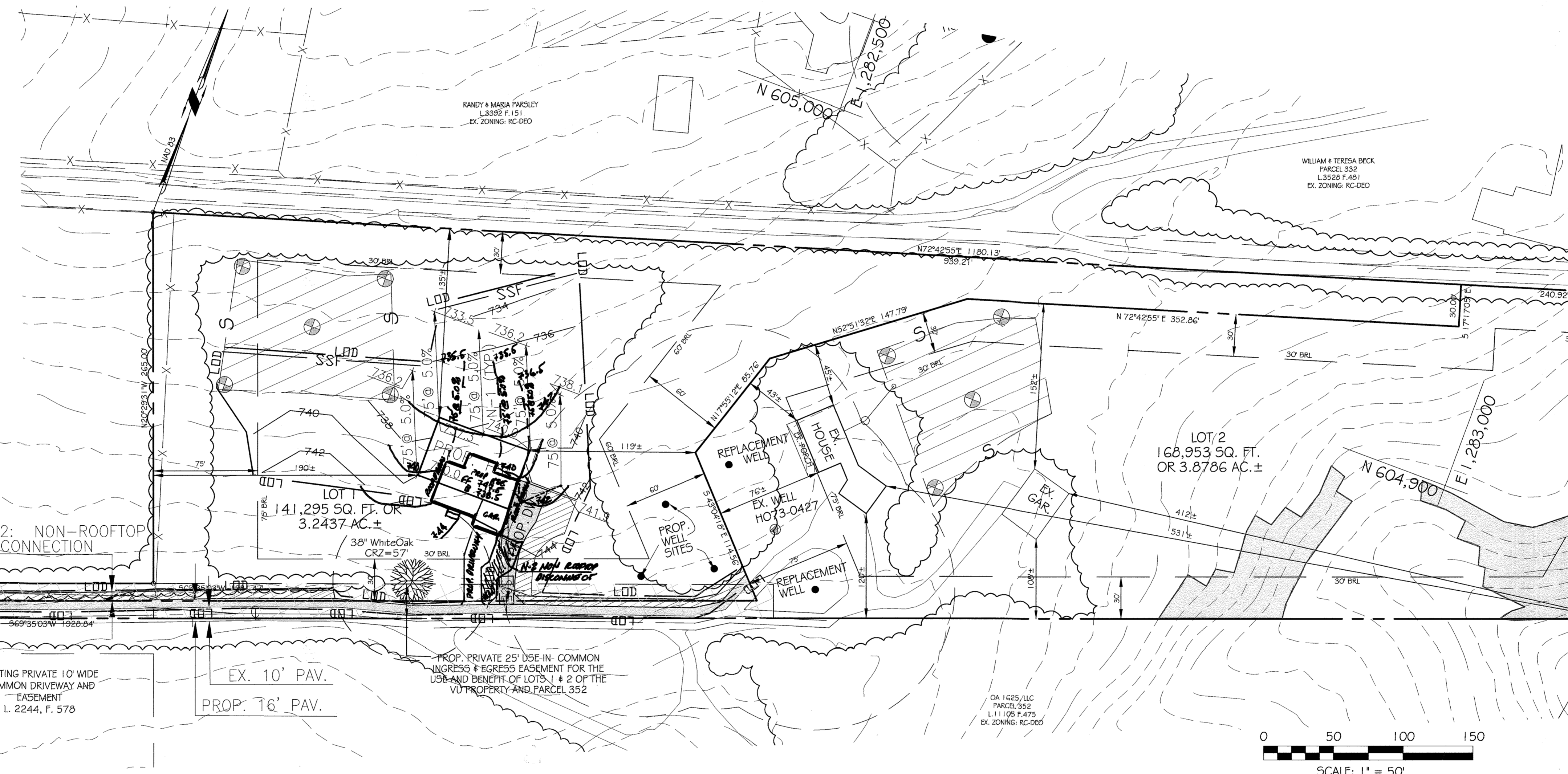
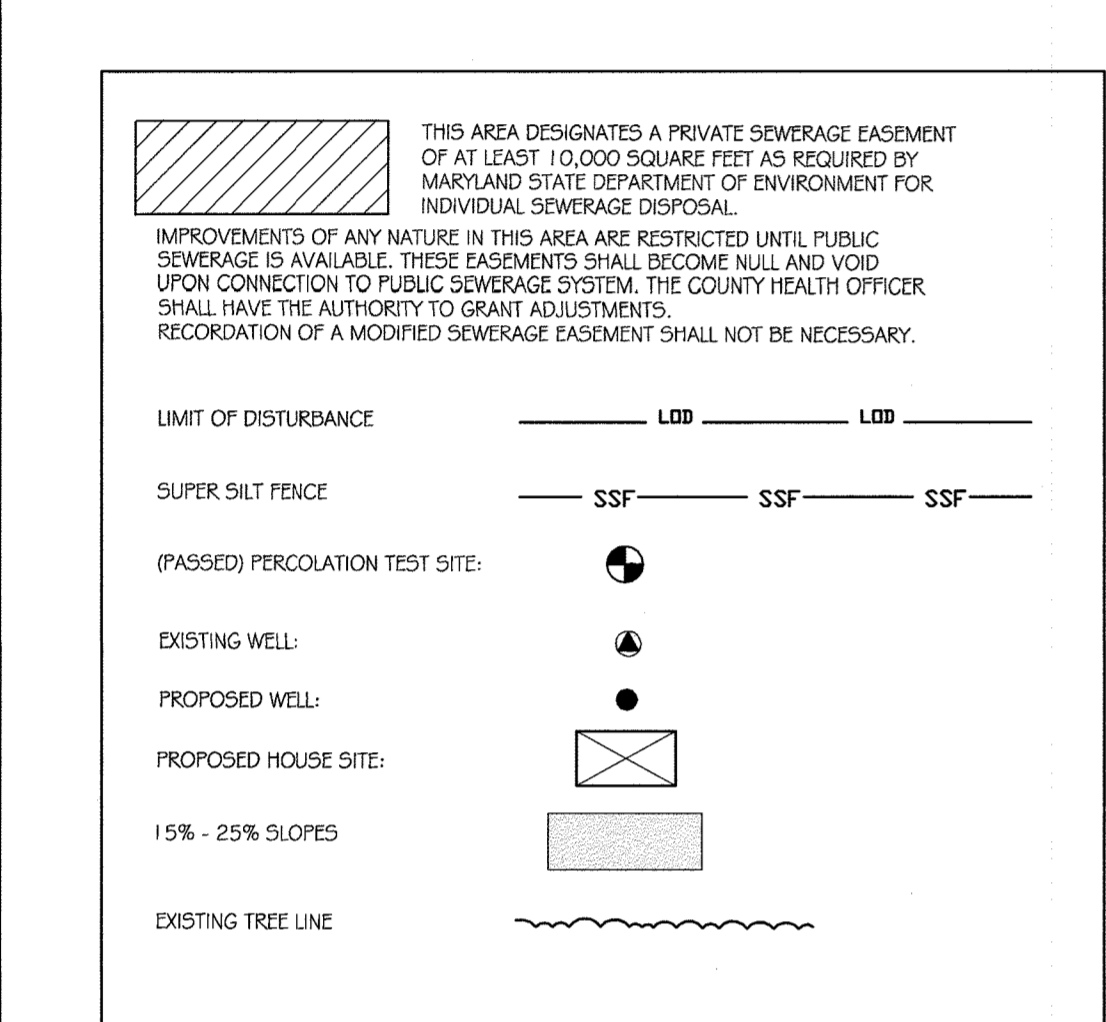
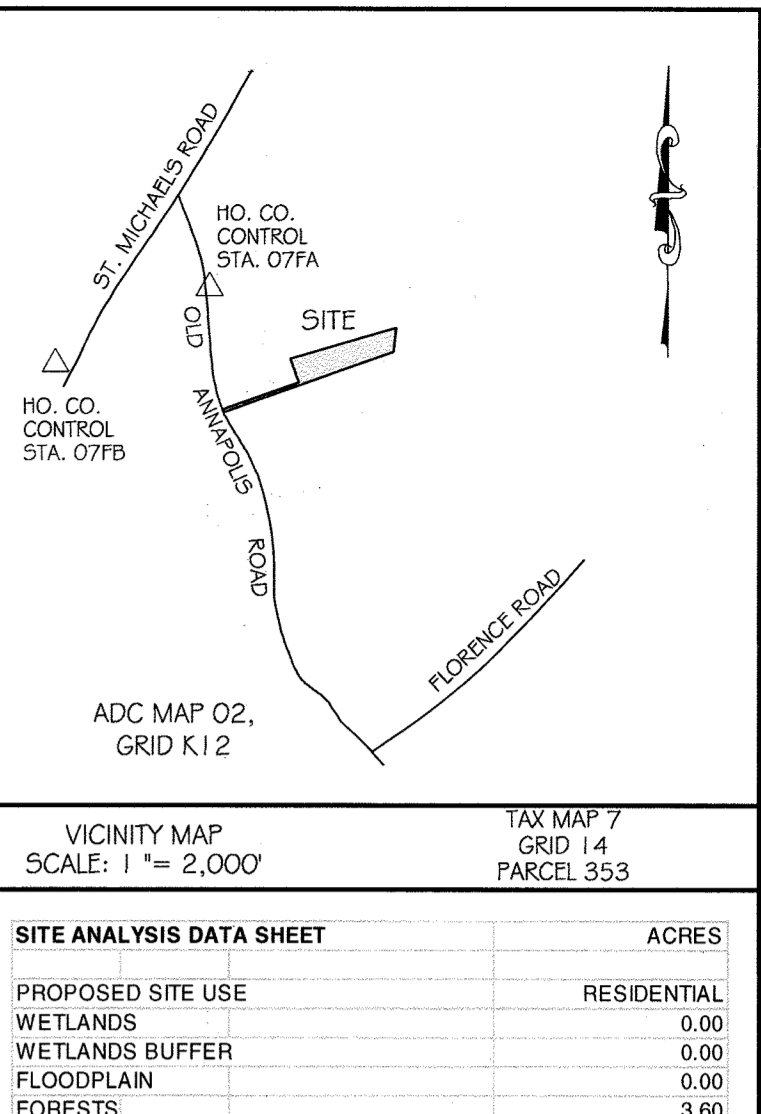


SECTION NUMBER	ROAD AND STREET CLASSIFICATION	CALIFORNIA BEARING RATIO (CBR)	3 TO 4.5		4.5 TO 7		7 TO 9		9 TO 12	
			MIN	MAX	MIN	MAX	MIN	MAX	MIN	MAX
P-1	PAVING BASE: RESIDENTIAL AND NON-RESIDENTIAL PAVING BASE WITH NO MORE THAN 2 HEAVY TRUCKS PER DAY	HMA SUPERPAVE FINE SURFACE 9.5 MM PG 64-22, LEVEL 1 (ESAL)	1.5	1.5	1.5	1.5	1.5	1.5	1.5	1.5
		HMA SUPERPAVE INTERMEDIATE SURFACE (9A)	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0
		GRADED AGGREGATE BASE (GAB)	8.5	7.0	5.0	4.0	4.0	4.0	4.0	4.0



SITE ANALYSIS DATA SHEET		ACRES
PROPOSED SITE USE	RESIDENTIAL	0.00
WETLANDS		0.00
WETLANDS BUFFER		0.00
FLOODPLAIN		0.00
FORESTS		3.60
STEEP SLOPES (15-24%)		0.37
STEEP SLOPES (25% OR GREATER)		0.00
TOTAL PROJECT AREA		7.14
LOD AREA		1.20
GREEN OPEN SPACE AREA		0.00
EX. IMPERVIOUS AREA		0.32
PROP. IMPERVIOUS AREA		0.28
HIGHLY ERODIBLE SOILS IN PROJECT AREA		0.55

**GENERAL NOTES:**

- OWNER: BACH VAN VU & HEIDI DANG VU, TRUSTEES DEED REFERENCE: LIBR 14035 AT FOLIO 19 DATE: MAY 21, 2012 GRANOR: PAUL J. COHEN, SUBSTITUTE TRUSTEE
- TAX MAP: 7 GRID: 14 PARCEL: 353
- NEAREST POTABLE WATER SUPPLY: MT. AIRY DISTANCE: 3.0 MILES ±
- B.R.L. - REPRESENTS BUILDING RESTRICTION LINE
- THE SUBJECT PROPERTY IS NOT LOCATED IN SPECIAL FLOOD HAZARD AREA PER NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 24027C03000.
- TOPOGRAPHY & PLANIMETRIC FEATURES SHOWN HEREON TAKEN FROM COPYRIGHTED GIS DATA FROM HOWARD COUNTY, SUPPLEMENTED WITH FIELD LOCATIONS BY VANMAR ASSOCIATES, INC. CONTOUR INTERVAL IS 2 FEET. VERTICAL DATUM IS NAVD83.
- THE BASIS OF BEARINGS FOR THIS PLAN IS THE MARYLAND COORDINATE SYSTEM (NAD83) PER HOWARD COUNTY SURVEY CONTROL STATIONS SHOWN BELOW. DISTANCES SHOWN HEREON ARE GROUND DISTANCES. 077A N604.392.216 E 1,288.044.192 077B N605.463.426 E 1,288.326.119
- THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
- ANY CHANGES TO A PRIVATE SEPTIC AREA WILL REQUIRE A REVISED PERCOLATION CERTIFICATION PLAN.
- THE EXISTING WELLS SHOWN ON THIS PLAN HAVE BEEN FIELD LOCATED BY VANMAR ASSOCIATES OR TAKEN FROM AVAILABLE RECORDS AND ACCURATELY SHOWN.
- SOIL TYPES: GLENVILLE (GgA, GgB), GLENVILLE (GmB), MANOR (McD) AND OCCOQUAN (Ocb). HOWARD COUNTY SOILS MAP NO. 2.
- THE SUBJECT PROPERTY IS ZONED 'RC-DEO' PER THE 1000G/3 COMPREHENSIVE ZONING PLAN.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT REGULATIONS.
- THERE ARE NO HISTORIC SITES, CEMETERIES OR ENVIRONMENTAL FEATURES ON THIS PROPERTY.
- NO ENVIRONMENTAL FEATURES EXIST WITHIN THE LOD.
- NO SPECIMEN TREES ARE PROPOSED FOR REMOVAL.
- DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS 'FOREST CONSERVATION AREA'), LOCATED IN, ON, OVER AND THROUGH LOTS / PARCELS. ANY CONVEYANCES OF THE AFORESAID LOTS / PARCELS SHALL BE SUBJECT TO THE EASEMENTS HEREBY RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED CONVEYING SAID LOTS / PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREBY RESERVED TO HOWARD COUNTY WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND IN THE CASE OF THE FOREST CONSERVATION EASEMENTS, UPON COMPLETION OF THE DEVELOPER'S OBLIGATIONS UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT DECEASED BY THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEEDS EASEMENTS AND RECORD THE DEED OF EASEMENTS IN THE LAND RECORDS OF HOWARD COUNTY.
- PERIMETER LANDSCAPING FOR LOT 1 IS PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL LANDSCAPE SURETY IN THE AMOUNT OF \$600.00 FOR 2 SHADE TREES (AT \$300.00 EACH) WILL BE POSTED WITH THE BUILDERS GRADING PERMIT.
- ALL AREAS SHOWN HEREON ARE ± OR -, MORE OR LESS.
- TOTAL LIMIT OF DISTURBANCE = 52,479 S.F. / 1.20 AC
- THE USE-IN-COMMON DRIVEWAY MEETS STOPPING SIGHT DISTANCE (SSD) REQUIREMENTS.
- STORMWATER MANAGEMENT FOR LOT 1 IS PROVIDED UNDER CHAPTER 5, OF THE 2009 REVISIONS TO THE 2000 MD STORMWATER DESIGN MANUAL AND MEETS ESD TO THE MEF. THESE REQUIREMENTS ARE BEING MET BY THE USE OF ROOFTOP AND NON-ROOFTOP DISCONNECTIONS. ALL ONLOT STORMWATER MANAGEMENT IS SUBJECT TO THE DECLARATION OF COVENANTS RECORDED SIMULTANEOUSLY WITH THE PLAT.
- DRIVEWAY(S) SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCIES PER TO FOLLOWING MINIMUM REQUIREMENTS: a) Width - 12' (6' swing more than one residential); b) Surface - 6" of compacted crusher run base with tar and chip coating - 1-1/2" min.; c) Geometry - Maximum 15% grade, maximum 10% grade change and minimum 45-foot turning radius; d) Structures (culvert/bridges) - Capable of supporting 25 gross tons (1125 loading); e) Drainage Elements - Capable of safely passing 100 year flood with no more than 1 foot depth over driveway surface; f) Structure clearances - minimum 12 feet; g) Maintenance - sufficient to ensure all weather use.
- FOR FLAG OR PIPESTEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPESTEM AND ROAD RIGHT-OF-WAY LINE AND NOT ONTO THE PIPESTEM LOT DRIVEWAY.
- PROTECTIVE COVENANTS GOVERNING THE MAINTENANCE OF THE COMMON DRIVEWAY, ARE OUTLINED IN THE ARTICLES OF INCORPORATION OF THE HOMEOWNERS ASSOCIATION (HWA), APPROVED BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION ON 09/03/00. THE HWA PROTECTIVE COVENANTS HAVE BEEN RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY SIMULTANEOUSLY WITH THE PLAT.
- THIS SUBDIVISION IS EXEMPT FROM FOREST CONSERVATION REQUIREMENTS PER SECTION 16.120(b)(1)(iv) OF THE SUBDIVISION REGULATIONS. THE PROJECT IS A MINOR SUBDIVISION TO CREATE ONE ADDITIONAL LOT WITH NO FURTHER SUBDIVISION POTENTIAL.
- THE MODERATE INCOME HOUSING UNIT REQUIREMENT, PER CB-35-2013, IS BEING MET BY A FEE-IN-LIEU PAYMENT OF \$2.00 PER SQUARE FOOT OF RESIDENTIAL SPACE FOR EACH UNIT IN THE DEVELOPMENT. THE FEE-IN-LIEU MUST BE PAID PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT.
- A USE-IN-COMMON DRIVEWAY AGREEMENT FOR LOTS 1 AND 2 AND PARCEL 352, WAS RECORDED IN THE LAND RECORDS OFFICE ALONG WITH THE RECORDING OF THE PLAT.
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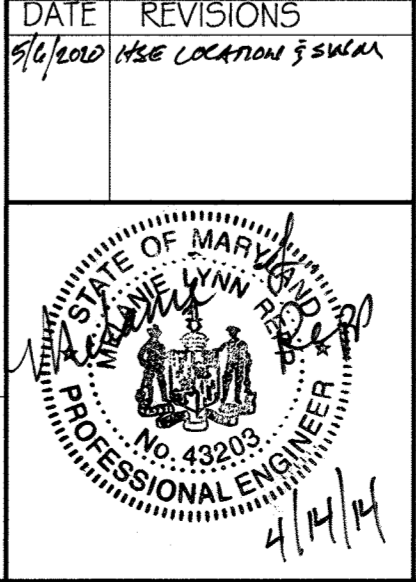
- THERE IS AN EXISTING DWELLING ON LOT 2 TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
- THERE ARE NO WETLANDS, STREAMS, FLOODPLAINS OR BUFFERS ON THIS SITE.
- THE FOLLOWING SETBACKS APPLY TO THE PROPOSED HOUSE ON LOT 1. DISTANCE TO WELL: 30' DISTANCE TO SEPTIC: 20'
- THE PROPERTY IS NOT LOCATED WITHIN THE METROPOLITAN DISTRICT.
- A NOISE STUDY IS NOT REQUIRED FOR THIS PROJECT.
- NO TRAFFIC STUDY IS REQUIRED FOR THIS PROJECT.
- PREVIOUS FILE NUMBER(S): ECP-14-008
- THE SUBJECT PROPERTY IS A MINOR SUBDIVISION AND IS LOCATED IN THE GROWTH TIER AREA IV IN ACCORDANCE WITH THE PLAN HOWARD 2030 AND THE MARYLAND SUSTAINABLE GROWTH AND AGRICULTURAL PRESERVATION ACT OF 2012.
- OPEN SPACE REQUIREMENTS HAVE BEEN SATISFIED BY A FEE-IN-LIEU PAYMENT IN THE AMOUNT OF \$1,500.00 FOR NEW LOT 1 PER SECTION 16.121(a)(2) OF THE SUBDIVISION REGULATIONS. NON-CLUSTER SUBDIVISION LOTS IN THIS RC DISTRICT REQUIRE A FEE-IN-LIEU FOR OPEN AREA.

MAP SYMBOL	MAPPING UNIT	HYDROLOGIC SOIL GROUP	HYDRIC COMPONENTS	Kw	SLOPE
McD	Manor	B	NO	0.24	15-25%
GgA, GgB	GLENVILLE loam	B	NO	0.28	0-8%
GmB	GLENVILLE silt loam	C	NO	0.32	3-8%
Ocb	Occoquan	B	NO	0.20	8-15%

SOIL LEGEND					
McD	Manor	B	NO	0.24	15-25%
GgA, GgB	GLENVILLE loam	B	NO	0.28	0-8%
GmB	GLENVILLE silt loam	C	NO	0.32	3-8%
Ocb	Occoquan	B	NO	0.20	8-15%

SHEET INDEX	
NO.	TITLE
1	SOILS/TOPOGRAPHY/GRADING/STORMWATER MANAGEMENT
2	SEDIMENT AND EROSION CONTROL NOTES & DETAILS
3	FOREST STAND DELINEATION
4	LANDSCAPE PLAN

**OWNER / DEVELOPER**  
 BACH VAN VU  
 HEIDI DANG VU  
 2031 G SEABROOK DR.  
 MONTGOMERY VILLAGE, MD 20886  
 301-651-3036



**SUPPLEMENTAL PLAN**  
 SOILS/TOPOGRAPHY/ GRADING/ STORMWATER MANAGEMENT  
**VU PROPERTY**  
 LOTS 1 & 2

TAX MAP: 7 GRID: 14 PARCEL NO: 353 ELECTION DISTRICT: No. 4 HOWARD COUNTY, MARYLAND EX. ZONING: RC-DEO SCALE: 1"=50' DATE: APRIL 2014 SHEET 1 OF 4

F-14-041

**VANMAR ASSOCIATES, INC.**  
 Engineers Surveyors Planners  
 510 South Main Street P.O. Box 3280 Annapolis, Maryland 21477  
 (301) 289-2890 (301)851-5015 (410) 549-2751

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.

*John R. Robertson* 4/22/14  
 HOWARD SCD DATE

APPROVED  
 HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Pat Glashoff* 5-16-14  
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

*Phil Edman* 4-30-14  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

**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. 43203, Expiration Date: 12-20-14



B-4-2 STANDARDS AND SPECIFICATIONS FOR SOIL PREPARATION, TOPSOILING, AND SOIL AMENDMENTS

Definition: The process of preparing the soils to sustain adequate vegetative stabilization. Purpose: To provide a suitable soil medium for vegetative growth. Conditions Where Practice Applies: Where vegetative stabilization is to be established.

u. WCFM, including dye, must contain no germination or growth inhibiting factors. v. WCFM materials are to be manufactured and processed in such a manner that the wood cellulose fiber mulch will contain uniform suspension in water under agitation and will blend with seeds, fertilizer and other additives to form a homogeneous slurry.

B-4-3 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

Definition: The application of seed and mulch to establish vegetative cover. Purpose: To protect disturbed soils from erosion during and at the end of construction. Conditions Where Practice Applies: To the surface of all perimeter controls, slopes, and any disturbed area not under active grading.

B-4-4 STANDARDS AND SPECIFICATIONS FOR TEMPORARY STABILIZATION

Definition: To stabilize disturbed soils with vegetation for up to 6 months. Purpose: To use fast growing vegetation that provides cover on disturbed soils. Conditions Where Practice Applies: Exposed soils where ground cover is needed for a period of 6 months or less.

B-4-5 STANDARDS AND SPECIFICATIONS FOR PERMANENT STABILIZATION

Definition: To stabilize disturbed soils with permanent vegetation. Purpose: To use long-lived perennial grasses and legumes to establish permanent ground cover on disturbed soils. Conditions Where Practice Applies: Exposed soils where ground cover is needed for 6 months or more.

B-4-6 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

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B-4-11 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

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B-4-12 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

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B-4-14 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

Definition: The application of seed and mulch to establish vegetative cover. Purpose: To protect disturbed soils from erosion during and at the end of construction. Conditions Where Practice Applies: To the surface of all perimeter controls, slopes, and any disturbed area not under active grading.

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B-4-17 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

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B-4-18 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

Definition: The application of seed and mulch to establish vegetative cover. Purpose: To protect disturbed soils from erosion during and at the end of construction. Conditions Where Practice Applies: To the surface of all perimeter controls, slopes, and any disturbed area not under active grading.

B-4-19 STANDARDS AND SPECIFICATIONS FOR SEEDING AND MULCHING

Definition: The application of seed and mulch to establish vegetative cover. Purpose: To protect disturbed soils from erosion during and at the end of construction. Conditions Where Practice Applies: To the surface of all perimeter controls, slopes, and any disturbed area not under active grading.

SEQUENCE OF CONSTRUCTION

- 1. OBTAIN ALL REQUIRED GRADING, MDE PERMITS, APPROVALS AND LICENSES FROM APPROPRIATE AGENCIES. (APPROXIMATE TIME-ONE MONTH)
2. NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410) 313-1880 AT LEAST (5) WORKING DAYS PRIOR TO THE START OF WORK.
3. NOTIFY SEDIMENT CONTROL INSPECTOR AT LEAST THREE (3) WORKING DAYS PRIOR TO STARTING WORK FOR THE PURPOSE OF A PRE-CONSTRUCTION MEETING.
4. NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.

SEQUENCE OF CONSTRUCTION

- 5. CLEARING AND GRUBBING AS NECESSARY FOR THE INSTALLATION OF PERIMETER CONTROLS (STABILIZED CONSTRUCTION ENTRANCE AND SUPER SILT FENCE). (APPROXIMATE TIME-ONE WEEK)
6. INSTALL STABILIZED CONSTRUCTION ENTRANCE AND SUPER SILT FENCE AS SHOWN IN THE SEDIMENT CONTROL PLAN. STABILIZE DISTURBED AREAS. (APPROXIMATE TIME-ONE WEEK)
7. CLEARING AND GRUBBING AS NECESSARY OF REMAINING AREA WITHIN INSTALLED PERIMETER CONTROLS. (APPROXIMATE TIME-TWO WEEKS)
8. WIDEN USE-IN-COMMUN DRIVEWAY. (APPROXIMATE TIME-TWO WEEKS)
9. CONSTRUCT INDIVIDUAL DRIVEWAY AND HOUSE. (APPROXIMATE TIME-NINE MONTHS)
10. FINAL GRADING, LANDSCAPING AND STABILIZATION OF ALL DISTURBED AREAS. (APPROXIMATE TIME-ONE MONTH)

NOTE:

ERTHWORX CUT AND FILL QUANTITIES AND AREA OF DISTURBANCE INDICATED ON THIS PLAN ARE SHOWN FOR PURPOSE OF OBTAINING SEDIMENT CONTROL PLAN APPROVAL AND ARE NOT TO BE USED FOR CONTRACTUAL OBLIGATION. TABLE - STONE SIZE

NOTE:

THIS CLASSIFICATION IS TO BE USED ON THE INSIDE FACE OF STONE OFFSHOTS AND CHECK DAMS. \*\* THIS CLASSIFICATION IS TO BE USED WHENEVER SMALL RIP-RAP IS REQUIRED. THE STATE HIGHWAY ADMINISTRATION DESIGNATION FOR THIS STONE IS STONE FOR GABIONS (90S.01.04)

NOTE:

GEOTEXTILE FABRICS USED IN THE CONSTRUCTION OF SILT FENCE SHALL RESIST DEGRADATION FROM ULTRAVIOLET EXPOSURE. THE FABRIC SHALL CONTAIN SUFFICIENT AMOUNTS OF ULTRAVIOLET RAY INHIBITORS AND STABILIZATIONS TO PROVIDE A MINIMUM OF 12 MONTHS OF EXPECTED USABLE CONSTRUCTION LIFE AT A TEMPERATURE RANGE OF 0 TO 120 DEGREES F.

NOTE:

STOCKPILE NOTES: 1. NO STOCKPILING ALLOWED ON ASPHALT. 2. ALL STOCKPILES LEFT AT THE END OF THE NEXT DAY NEED TO BE STABILIZED UNTIL THE NEXT REDISTURBANCE.

TEMPORARY STOCKPILE NOTE

SITE EARTHWORK IS BEING BALANCED SUCH THAT A TEMPORARY STOCKPILE SHOULD NOT BE NECESSARY. SHOULD THE CONTRACTOR DECIDE TO USE A STOCKPILE, THE STOCKPILE SHOULD BE PLACED ON SUITABLE AREA OF THE SITE, INSIDE AS CAN BE SEEN FROM DISTURBANCE, AND FOLLOW TEMPORARY STABILIZATION NOTES.

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VEGETATION SPECIFICATIONS AND NOTES

- 1. DISTURBS AS SMALL AN AREA OF THE PRESENT COVER AS POSSIBLE WHILE PERFORMING GRADING.
2. LIMIT DURATION OF EXPOSURE OF BARE EARTH FROM GRADING OPERATION TO 7 DAYS BY THE ESTABLISHMENT OF TEMPORARY VEGETATION OR MULCHING IF APPROPRIATE OR BY COMPLETING PERMANENT SEEDING WITHIN 14 DAYS.
3. ESTABLISH PERMANENT VEGETATIVE COVER IMMEDIATELY AFTER FINAL GRADING IS COMPLETED. THIS INCLUDES ALL GRADING ON OR OFF THIS SITE THAT IS AFFECTED BY THIS CONSTRUCTION. IF FINAL GRADING IS COMPLETED AT A TIME OTHER THAN THE SEEDING SEASON, A TEMPORARY GRASSING COVER SUCH AS MULCHING WILL BE USED TO STABILIZE THE BARE SOIL.

VEGETATION SPECIFICATIONS AND NOTES

- 4. RECOMMENDED TEMPORARY SEED MIXTURE: SEED: BARDON RYE AT 150 LBS. PER ACRE; LIME: 2 TONS GROUND LIMESTONE PER ACRE; FERTILIZER: 10-10-10 AT 1,000 LBS. PER ACRE; MULCH: STRAW AT 1.5 TONS PER ACRE; ASPHALT: 50-1 OR EQUIVALENT AT 200 GAL. PER ACRE
5. RECOMMENDED PERMANENT SEED MIXTURE: SEED: KY-31 FESCUE AT 60 LBS. PER ACRE; LIME: 2 TONS GROUND LIMESTONE PER ACRE; FERTILIZER: 10-10-10 AT 1,000 LBS. PER ACRE; MULCH: STRAW AT 1.5 TONS PER ACRE; ASPHALT: 50-1 OR EQUIVALENT AT 200 GAL. PER ACRE

VEGETATION SPECIFICATIONS AND NOTES

- 6. ALL POINTS OF CONSTRUCTION INGRESS AND EGRESS SHALL BE PROTECTED BY 50 FT. LINEAR OF CRUSHED STONE TO PREVENT TRACKING OF MUD ONTO PUBLIC ROADS.
7. FOLLOWING INITIAL SOIL DISTURBANCE OR REDISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION (SPECIFIED ON PLANS) SHALL BE COMPLETED WITHIN SEVEN CALENDAR DAYS AS TO THE SURFACE OF ALL PERIMETER CONTROL, DIKES, SWALES, DITCHES, PERIMETER SLOPES, AND ALL SLOPES GREATER THAN 3:1 HORIZONTAL TO 1 VERTICAL (3:1) AND FOURTEEN DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.

VEGETATION SPECIFICATIONS AND NOTES

- 8. ON ALL SITES WITH DISTURBED AREAS IN EXCESS OF 2 ACRES, APPROVAL OF THE INSPECTION AGENCY SHALL BE REQUESTED UPON COMPLETION OF INSTALLATION OF PERIMETER EROSION AND SEDIMENT CONTROLS, BUT BEFORE PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING. OTHER BUILDING OR GRADING INSPECTION APPROVALS MAY NOT BE AUTHORIZED UNTIL THIS INITIAL APPROVAL IS OBTAINED. APPROVAL SHALL BE REQUESTED UPON FINAL STABILIZATION OF ALL SITES WITH DISTURBED AREAS IN EXCESS OF 2 ACRES BEFORE REMOVAL OF SEDIMENT CONTROLS.

VEGETATION SPECIFICATIONS AND NOTES

- 9. MATERIALS SPECIFICATIONS TABLE GEOTEXTILE FABRICS: CLASS, APPLICANT OFFERING SIZE MIN. MAX., GRAB TENSILE STRENGTH LB. MIN., BURST STRENGTH PSI. MIN.
10. THE PROPERTIES SHALL BE DETERMINED IN ACCORDANCE WITH THE FOLLOWING PROCEDURES: -APPLICANT OFFERING SIZE MS3123
12.2MIN. STRAIN RATE IN BOTH PERPENDICULAR DIRECTIONS, 1/2" CLAMPS.
-BURST STRENGTH ASTM D 3766

VEGETATION SPECIFICATIONS AND NOTES

- 11. THE FABRIC SHALL BE INERT TO COMMONLY ENCOUNTERED CHEMICALS AND HYDROCARBONS, AND WILL BE ROT AND MOLD RESISTANT. IT SHALL BE MANUFACTURED FROM FIBERS CONSISTING OF LONG CHAIN SYNTHETIC POLYMERS, AND COMPOSED OF A MINIMUM OF 95% BY WEIGHT OF POLYOLEFINS, POLYOLESTERS, OR POLYAMIDES. THE GEOTEXTILE FABRIC SHALL RESIST DEGRADATION FROM ULTRAVIOLET EXPOSURE.
NOTE: RECYCLED CONCRETE EQUIVALENT MAY BE SUBSTITUTED FOR ALL STONE CLASSIFICATIONS. RECYCLED CONCRETE EQUIVALENT WILL BE ROT AND MOLD RESISTANT. IT SHALL BE MANUFACTURED FROM FIBERS CONSISTING OF LONG CHAIN SYNTHETIC POLYMERS, AND COMPOSED OF A MINIMUM OF 95% BY WEIGHT OF POLYOLEFINS, POLYOLESTERS, OR POLYAMIDES. THE GEOTEXTILE FABRIC SHALL RESIST DEGRADATION FROM ULTRAVIOLET EXPOSURE.

VEGETATION SPECIFICATIONS AND NOTES

- 12. IN ADDITION, CLASSES A THROUGH F SHALL HAVE A 0.01 GMS/CM MINIMUM PERMEABILITY WHEN TESTED IN ACCORDANCE WITH MSMT 507, AND APPARENT MINIMUM ELONGATION OF 20 PERCENT (20%) WHEN TESTED IN ACCORDANCE WITH THE GRAB TENSILE STRENGTH REQUIREMENTS LISTED ABOVE.
NOTE: RECYCLED CONCRETE EQUIVALENT MAY BE SUBSTITUTED FOR ALL STONE CLASSIFICATIONS. RECYCLED CONCRETE EQUIVALENT WILL BE ROT AND MOLD RESISTANT. IT SHALL BE MANUFACTURED FROM FIBERS CONSISTING OF LONG CHAIN SYNTHETIC POLYMERS, AND COMPOSED OF A MINIMUM OF 95% BY WEIGHT OF POLYOLEFINS, POLYOLESTERS, OR POLYAMIDES. THE GEOTEXTILE FABRIC SHALL RESIST DEGRADATION FROM ULTRAVIOLET EXPOSURE.

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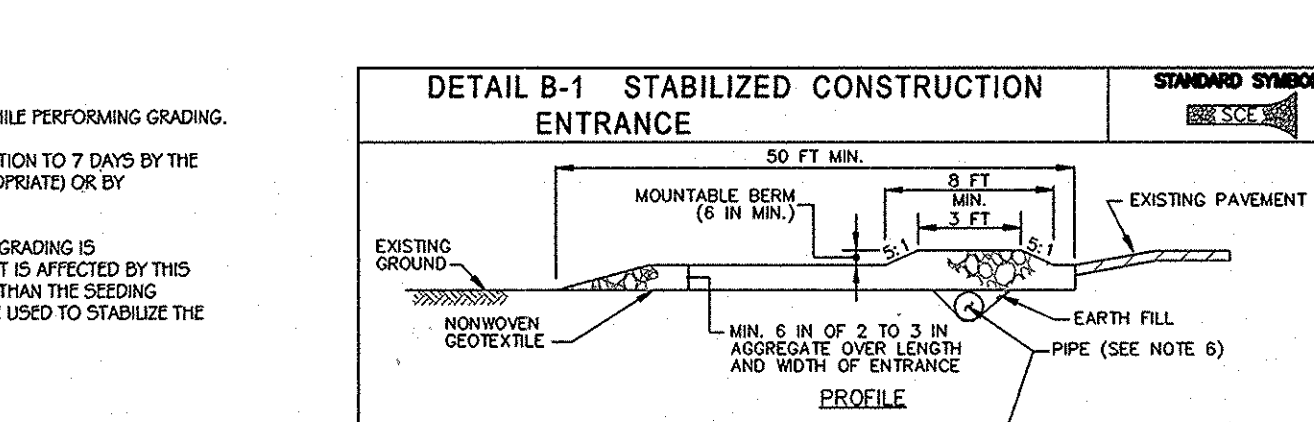
VEGETATION SPECIFICATIONS AND NOTES

- 14. IN ADDITION, CLASSES A THROUGH F SHALL HAVE A 0.01 GMS/CM MINIMUM PERMEABILITY WHEN TESTED IN ACCORDANCE WITH MSMT 507, AND APPARENT MINIMUM ELONGATION OF 20 PERCENT (20%) WHEN TESTED IN ACCORDANCE WITH THE GRAB TENSILE STRENGTH REQUIREMENTS LISTED ABOVE.

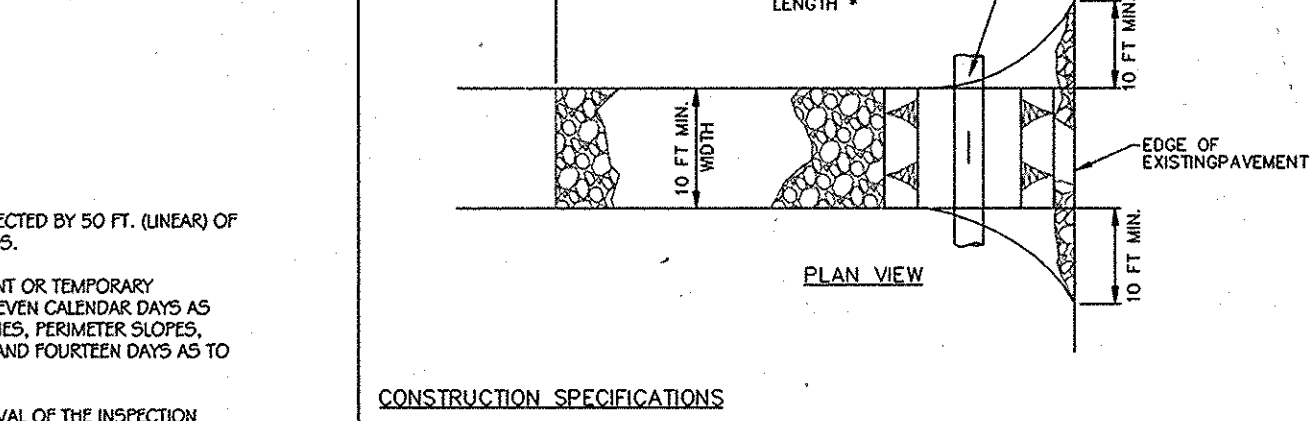
VEGETATION SPECIFICATIONS AND NOTES

- 15. THE FABRIC SHALL BE INERT TO COMMONLY ENCOUNTERED CHEMICALS AND HYDROCARBONS, AND WILL BE ROT AND MOLD RESISTANT. IT SHALL BE MANUFACTURED FROM FIBERS CONSISTING OF LONG CHAIN SYNTHETIC POLYMERS, AND COMPOSED OF A MINIMUM OF 95% BY WEIGHT OF POLYOLEFINS, POLYOLESTERS, OR POLYAMIDES. THE GEOTEXTILE FABRIC SHALL RESIST DEGRADATION FROM ULTRAVIOLET EXPOSURE.

DETAIL B-1 STABILIZED CONSTRUCTION ENTRANCE



DETAIL B-1 STABILIZED CONSTRUCTION ENTRANCE



CONSTRUCTION SPECIFICATIONS

- 1. PLACE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH THE APPROVED PLAN. VEHICLES MUST TRAVEL OVER THE ENTIRE LENGTH OF THE SOE. USE MINIMUM LENGTH OF 50 FEET (30 FEET FOR SINGLE RESIDENCE LOT). USE MINIMUM WIDTH OF 10 FEET. FLARE SOE 10 FEET MINIMUM AT THE EXISTING ROAD TO PROVIDE A TURNING RADIUS.
2. PIPE ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARD THE SOE UNDER THE ENTRANCE, MAINTAINING POSITIVE DRAINAGE. PROTECT PIPE INSTALLED THROUGH THE SOE WITH A MOUNTABLE BERM WITH 5:1 SLOPES AND A MINIMUM OF 12 INCHES OF 1/2" DIAMETER STONE OVER THE PIPE. PROVIDE PIPE AS SPECIFIED ON APPROVED PLAN, WHEN THE SOE IS LOCATED AT A HIGH SPOT AND HAS NO DRAINAGE TO CONVEY. A PIPE IS NOT NECESSARY. A MOUNTABLE BERM IS REQUIRED WHEN SOE IS NOT LOCATED AT A HIGH SPOT.

CONSTRUCTION SPECIFICATIONS

- 3. PREPARE SUBGRADE AND PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
4. PLACE CRUSHED AGGREGATE (2 TO 3 INCHES IN SIZE) OR EQUIVALENT RECYCLED CONCRETE (WITHOUT REBAR) AT LEAST 6 INCHES DEEP OVER THE LENGTH AND WIDTH OF THE SOE.
5. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT, AID STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAR SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCOURING, AND/OR SHEETING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTION TO AN APPROVED SEDIMENT CONTROL PRACTICE.

CONSTRUCTION SPECIFICATIONS

- 6. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT, AID STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAR SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCOURING, AND/OR SHEETING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTION TO AN APPROVED SEDIMENT CONTROL PRACTICE.

CONSTRUCTION SPECIFICATIONS

- 7. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT, AID STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAR SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCOURING, AND/OR SHEETING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTION TO AN APPROVED SEDIMENT CONTROL PRACTICE.

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CONSTRUCTION SPECIFICATIONS

- 9. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT, AID STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAR SURFACE, MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCOURING, AND/OR SHEETING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTION TO AN APPROVED SEDIMENT CONTROL PRACTICE.

CONSTRUCTION SPECIFICATIONS

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HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 1) A minimum of 48 hours notice must be given to the Howard County Department of Inspections, Licenses and Permits, Sediment Control Division prior to the start of any construction. (3:13-1855).
2) All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the most current Maryland Standards and Specifications for Soil Erosion and Sediment Control, and revisions thereto.
3) Following initial soil disturbance or re-disturbance, permanent or temporary stabilization shall be completed within: a) 3 calendar days for all perimeter sediment control structures, dikes, perimeter slopes and all slopes greater than 3:1; b) 7 days as to all other disturbed or graded areas on the project site.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 4) All disturbed areas must be stabilized within the time period specified above in accordance with the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for permanent seeding (Sec. B-4-5), temporary seeding (Sec. B-4-4) and mulching (Sec. B-4-3). Temporary stabilization with mulch alone can only be done when recommended seeding dates do not allow for proper germination and establishment of grasses.
5) All sediment control structures are to remain in place and are to be maintained in operative condition until permission for their removal has been obtained from the Howard County Sediment Control Inspector.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 6) Site Analysis: Total Area of Site 7.14 Acres, Area Disturbed 1.20 Acres, Area to be roofed or paved 0.26 Acres, Area to be vegetatively stabilized 0.92 Acres, Total Cu. Yds. 1.35 Cu. Yds., Total Fill 1.35 Cu. Yds., Offsite waste/borrow area location N/A.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 7) Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
8) Additional sediment control must be provided, if deemed necessary by the Howard County Sediment Control Inspector.
9) On all sites with disturbed areas in excess of 2 acres, approval of the inspection agency shall be requested upon completion of installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading. Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 10) Trenches for the construction of utilities is limited to three pipe lengths or that which can be back filled and stabilized within on working day, whichever is shorter.
11) Any changes or revisions to the sequence of construction must be reviewed and approved by the plan approval authority prior to proceeding with construction.
12) A project is to be sequenced so that grading activities begin on one grading unit (maximum acreage of 20 ac. per grading unit) at a time. Work may proceed to a subsequent grading unit when at least 50 percent of the disturbed area in the preceding grading unit has been stabilized and approved by the enforcement authority. Unless otherwise specified and approved by the approval authority, no more than 30 acres cumulatively may be disturbed at a given time.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 13) Seeding and stabilization is to be performed at the direction of the sediment control inspector or at the minimum intervals required by the standard notes, whichever is more restrictive.
14) Sediment Control along the use-in-common driveway will be at the direction of the sediment control inspector.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 15) Seeding and stabilization is to be performed at the direction of the sediment control inspector or at the minimum intervals required by the standard notes, whichever is more restrictive.
16) Sediment Control along the use-in-common driveway will be at the direction of the sediment control inspector.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 17) Seeding and stabilization is to be performed at the direction of the sediment control inspector or at the minimum intervals required by the standard notes, whichever is more restrictive.
18) Sediment Control along the use-in-common driveway will be at the direction of the sediment control inspector.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 19) Seeding and stabilization is to be performed at the direction of the sediment control inspector or at the minimum intervals required by the standard notes, whichever is more restrictive.
20) Sediment Control along the use-in-common driveway will be at the direction of the sediment control inspector.

HOWARD SOIL CONSERVATION DISTRICT STANDARD SEDIMENT CONTROL NOTES

- 21) Seeding and stabilization is to be performed at the direction of the sediment control inspector or at the minimum intervals required by the standard notes, whichever is more restrictive.
22) Sediment Control along the use-in-common driveway will be at the direction of the sediment control inspector.

APPROVED: [Signature] DATE: 5/16/14
HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
[Signature] DATE: 4/30/14

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
[Signature] DATE: 4/22/14

APPROVED: [Signature] DATE: 4/22/14
HOWARD SCD

DUST CONTROL
DUST CONTROL METHOD FOR THIS SITE TO PREVENT BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACES: CALCIUM CHLORIDE SHALL BE APPLIED TO EXPOSED SURFACES AT A RATE THAT WILL KEEP SURFACE MOIST UNTIL SOIL IS STABILIZED ACCORDING TO VEGETATIVE SPECIF. FOR THIS SITE AND AREAS TO BE PAVED ARE COMPLETED.

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. 43203, Expiration Date: 12-20-14

DATE: 4/14/14
DATE: 4/14/14

DATE: 4/14/14
DATE: 4/14/14

DATE: 4/14/14
DATE: 4/14/14



LEGEND

THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL.

IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.

(PASSED) PERCOLATION TEST SITE:

EXISTING WELL:

PROPOSED WELL:

PROPOSED HOUSE SITE:

15% - 25% SLOPES:

EXISTING TREE LINE:

FOREST NARRATIVE

- THERE IS ONE STAND OF FOREST ON THE VU PROPERTY. IT IS A 3.6 AC± MIX OF HARDWOODS; MOSTLY OAK, HICKORY, AND RED MAPLE.
- THE PREDOMINANT SIZE IS 18-24" DBH WITH DENSE SEEDLING GROWTH ON THE FOREST FLOOR. FOREST HEALTH IS GOOD. NO INVASIVES WERE OBSERVED. CANOPY CLOSURE IS 90-100%.
- NO SPECIMEN TREES WERE FOUND IN THE FOREST STAND. IN A HEDGE ROW ALONG THE LAWN ON WEST OF THE STAND, ONE SINGLE SPECIMEN WHITE OAK, 38" DBH, WAS FOUND AND HAS BEEN SHOWN ON THE PLAN. THE HEALTH OF THE WHITE OAK IS GOOD.

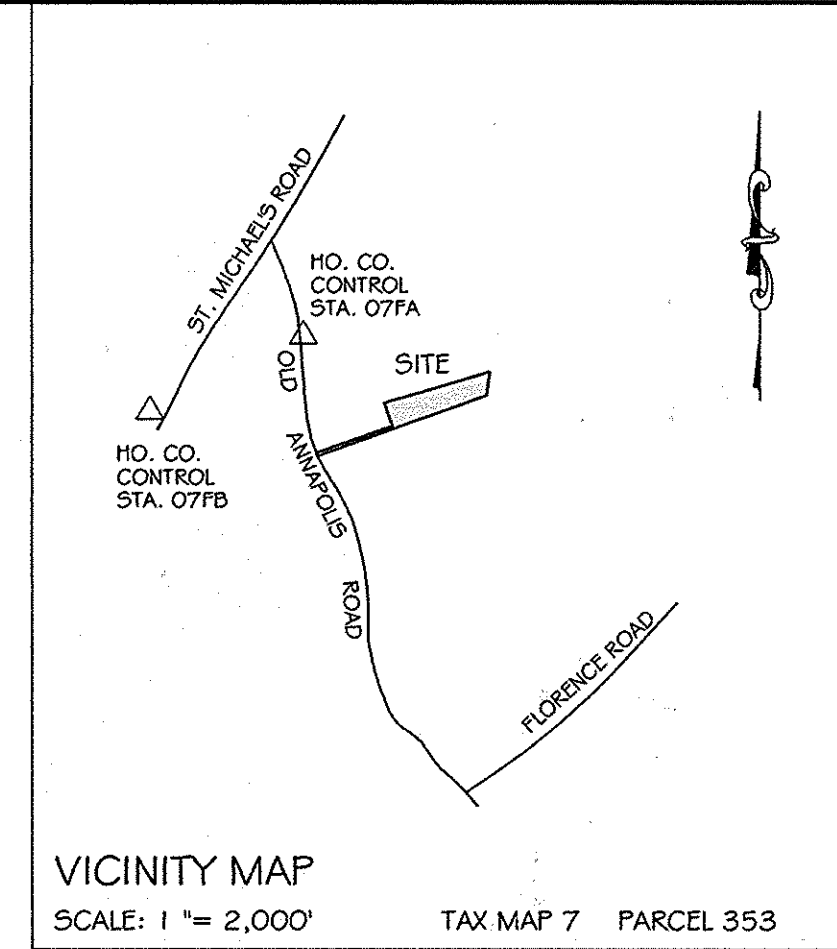
LEGEND: CLASSIFICATION OF VEGETATION

- F FOREST
- H WHITE PINE HEDGE ROW

SOIL LEGEND					
MAP SYMBOL	MAPPING UNIT	HYDROLOGIC SOIL GROUP	HYDRIC COMPONENTS	Kw	SLOPE
	Manor	B	NO	0.24	15-25%
	GLENELG loam	B	NO	0.28	0-6%
	GLENVILLE silt loam	C	NO	0.32	3-6%
	Occoquan	B	NO	0.20	8-15%

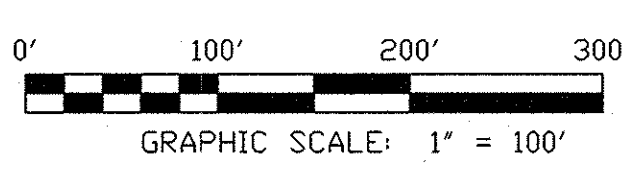
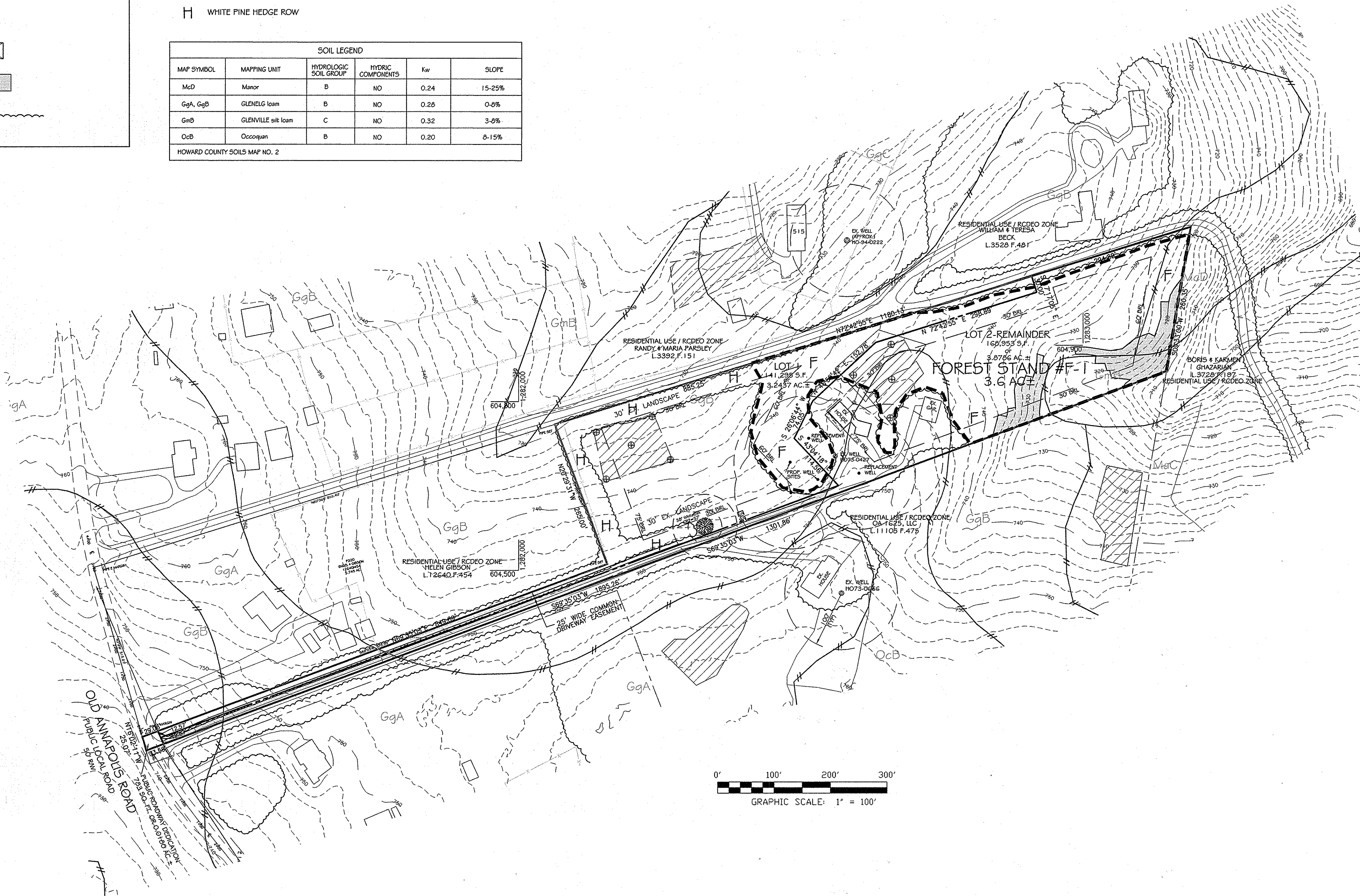
HOWARD COUNTY SOILS MAP NO. 2

EXHIBIT 3-2 FOREST STAND ANALYSIS TABLE												
Applicant: Bach Van Vu		Project Name: Vu Property		Submission No.: F-14-041								
KEY	A. TYPE OF COMMUNITY	B. AREA	C. SOIL INFORMATION		D. EXISTING VEGETATION (Dominant Species and Approx. %)			E. STAND CHARACTERISTICS			F. FOREST AREA IN SENSITIVE ENVIRONMENTS (Acres)	G. HABITAT VALUE
			1. Soil Types	2. Typical forest cover for soil type	1. Size (Diam)	2. Age	3. General Conditions					
F-1	CHESTNUT OAK	3.6 ac	GgB OcB	Hardwood	Oak 75%	18"-24"	15-20 yrs	Good	9%	Good		



GENERAL NOTES

- OWNER: BACH VAN VU & HEIDI DANG VU, TRUSTEES  
DEED REFERENCE: LIBER 14035 AT FOLIO 19  
DATE: MAY 21, 2012  
GRANTOR: PAUL J. COHEN, SUBSTITUTE TRUSTEE
- TAX MAP: 7 GRID: 14 PARCEL: 353
- NEAREST POTABLE WATER SUPPLY: MT. AIRY DISTANCE: 3.0 MILES ±.
- THE SUBJECT PROPERTY IS NOT LOCATED IN SPECIAL FLOOD HAZARD AREA PER NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 240044 0007B.
- TOPOGRAPHY & PLANIMETRIC FEATURES SHOWN HEREON TAKEN FROM COPYRIGHTED GIS DATA FROM HOWARD COUNTY, SUPPLEMENTED WITH FIELD LOCATIONS BY VANMAR ASSOCIATES, INC. CONTOUR INTERVAL IS 2 FEET. VERTICAL DATUM IS NAVD83.
- THE BASIS OF BEARINGS FOR THIS PLAN IS THE MARYLAND COORDINATE SYSTEM (NAD83/91) PER HOWARD COUNTY SURVEY CONTROL STATIONS SHOWN BELOW. DISTANCES SHOWN HEREON ARE GROUND DISTANCES.  
077A N604.392.216 E1,288,044.192  
077B N605.463.426 E1,289,326.119
- THERE ARE NO WELLS OR SEPTIC SYSTEMS WITHIN 100' OF THE PROPERTY BOUNDARY UNLESS OTHERWISE SHOWN HEREON.
- THE EXISTING WELLS SHOWN ON THIS PLAN HAVE BEEN FIELD LOCATED BY VANMAR ASSOCIATES OR TAKEN FROM AVAILABLE RECORDS AND ACCURATELY SHOWN.
- SOIL TYPE: GLENELG (GgA, GgB), GLENVILLE (GmB), MANOR (McD), OCCOQUAN (OcB). HOWARD COUNTY SOILS MAP GRID NO. 2.
- THE SUBJECT PROPERTY IS ZONED "RC-DEO" PER THE 10106/13 COMPREHENSIVE ZONING PLAN.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT.
- THERE ARE NO HISTORIC SITES OR CEMETERIES ON THIS PROPERTY.
- NO ENVIRONMENTAL FEATURES EXIST WITHIN THE LOD.
- NO SPECIMEN TREES ARE PROPOSED FOR REMOVAL.
- NO RARE, THREATENED, OR ENDANGERED SPECIES WERE SEEN.
- WATER SHED NAME: Brighton Dam. DNR LISTING NUMBER: 02131108
- THIS SUBDIVISION IS EXEMPT FROM FOREST CONSERVATION REQUIREMENTS PER SECTION 16-1202(b)(1)(iv) OF THE SUBDIVISION REGULATIONS BECAUSE IT IS A MINOR SUBDIVISION THAT ONLY CREATES ONE ADDITIONAL LOT AND HAS NO FURTHER SUBDIVISION POTENTIAL.



APPROVED

HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

5-16-14  
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

4-30-14  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

OWNER / DEVELOPER  
BACH VAN VU  
HEIDI DANG VU  
2031 G SEABROOK DR.  
MONTGOMERY VILLAGE, MD 20886  
301-651-3036

PROFESSIONAL CERTIFICATION  
I hereby certify that these documents were prepared or approved by me, and that I am a duly licenced professional landscape architect under the laws of the State of Maryland, License No. 569, Expiration Date: 08-16-15

DATE	REVISIONS

FOREST STAND DELINEATION  
VU PROPERTY  
LOTS 1 & 2

TAX MAP: 7  
GRID: 14  
PARCEL NO: 353

ELECTION DISTRICT: No. 4  
HOWARD COUNTY, MARYLAND  
EX. ZONING: RC-DEO

SCALE: 1" = 100'  
DATE: APRIL, 2014  
SHEET 3 OF 4

F-14-041

LANDSCAPE ARCHITECT

VANMAR ASSOCIATES, INC.  
Engineers Surveyors Planners  
310 South Main Street P.O. Box 328 Mount Airy, Maryland 21771  
(301) 829 2890 (301)831 5015 (410) 549 2751



LEGEND

THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET AS REQUIRED BY MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL.

IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS. RECORDATION OF A MODIFIED SEWERAGE EASEMENT SHALL NOT BE NECESSARY.

LIMIT OF DISTURBANCE: LDD

SUPER SALT FENCE: SSF

(PASSED) PERCOLATION TEST SITE: [Symbol]

EXISTING WELL: [Symbol]

PROPOSED WELL: [Symbol]

PROPOSED HOUSE SITE: [Symbol]

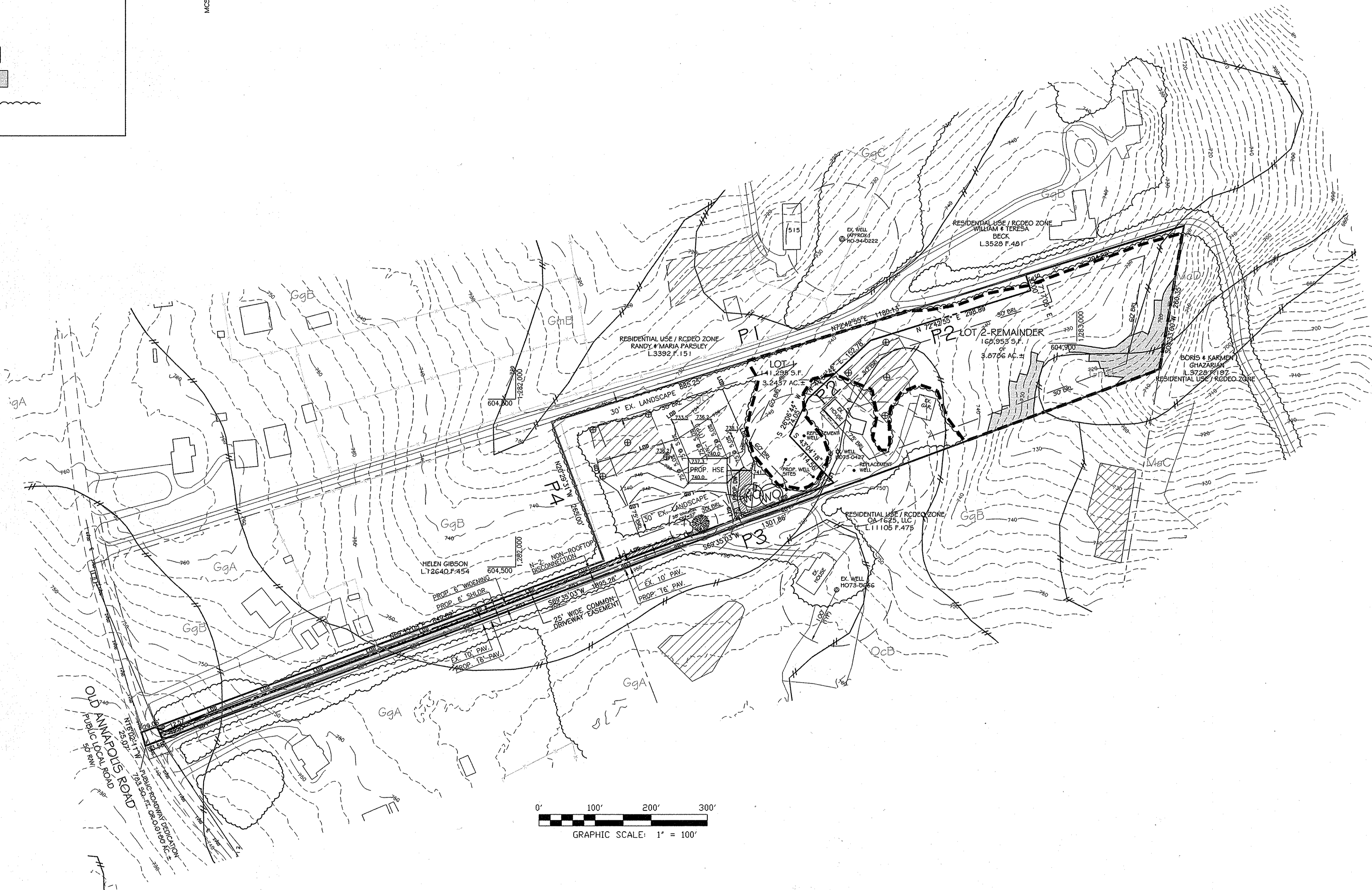
15% - 25% SLOPES: [Symbol]

EXISTING TREE LINE: [Symbol]

MCS (M035307)

VICINITY MAP  
SCALE: 1" = 2,000'  
TAX MAP 7 - PARCEL 353

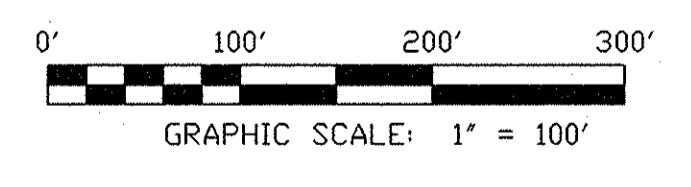
- OWNER: BACH VAN VU & HEIDI DANG VU, TRUSTEES  
DEED REFERENCE: LIBER 14035 AT FOLIO 19  
DATE: MAY 21, 2012
- GRANTOR: PAUL J. COHEN, SUBSTITUTE TRUSTEE  
PERIMETER LANDSCAPING FOR LOT 1 (ONE) IS PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL LANDSCAPE SURETY IN THE AMOUNT OF \$600.00 FOR 2 SHADE TREES (\$300.00 EACH, \$600 FOR ONE LOT) WILL BE POSTED WITH THE BUILDER'S GRADING PERMIT.



SCHEDULE A PERIMETER LANDSCAPE EDGE				
CATEGORY	ADJACENT TO PERIMETER PROPERTIES			
LANDSCAPE TYPE	P1-A/884'	P2-A/639'	P3-A/270'	P4-A/276'
LINEAR FEET OF ROADWAY FRONTAGE/PERIMETER	N/A	N/A	N/A	N/A
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	YES 884'	YES 639'	NO 270'	YES 276'
CREDIT FOR WALL, FENCE, OR BERM (YES, NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	NO	NO	NO	NO
NUMBER OF PLANTS REQUIRED	15	11	7	5
SHADE TREES	0	0	0	0
EVERGREEN TREES	0	0	0	0
SHRUBS	0	0	0	0
NUMBER OF PLANTS PROVIDED	0	0	2	0
SHADE TREES	0	0	0	0
EVERGREEN TREES	0	0	0	0
SHRUBS (E.G. SUBSTITUTION)	0	0	0	0
(DESCRIBE PLANT SUBSTITUTION CREDITS BELOW IF NEEDED)				

PERIMETER P1 CREDIT: WHITE PINE HEDGE ROW AND HARDWOOD FOREST  
 PERIMETER P2 CREDIT: HARDWOOD FOREST  
 PERIMETER P3 CREDIT: WHITE PINE HEDGE ROW, SPECIMEN WHITE OAK, AND HARDWOOD FOREST  
 PERIMETER P4 CREDIT: WHITE PINE HEDGE ROW

PLANTING SCHEDULE				
SYMBOL	QTY.	BOTANICAL NAME COMMON NAME	SIZE	CONDITION SPACING
WO	2	Quercus alba White Oak	2.5-3" CAL.	B&B AS SHOWN



APPROVED

HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Keith S. ...* 5-16-14  
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

*David ...* 4.30.14  
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

OWNER / DEVELOPER  
 BACH VAN VU  
 HEIDI DANG VU  
 20316 SEABROOK DR.  
 MONTGOMERY VILLAGE, MD 20886  
 301-651-3036

DATE REVISIONS

LANDSCAPE PLAN  
 VU PROPERTY  
 LOTS 1 & 2

TAX MAP: 7  
 GRID: 14  
 PARCEL NO: 353

ELECTION DISTRICT: No. 4  
 HOWARD COUNTY, MARYLAND  
 EX. ZONING: RC-DEO

SCALE: 1"=50'  
 DATE: APRIL, 2014  
 SHEET 4 OF 4

PROFESSIONAL CERTIFICATION

I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional landscape architect under the laws of the State of Maryland, License No. 569, Expiration Date: 08-16-15