

GENERAL NOTES

- 1. SUBJECT PROPERTY ZONED RC-DEO PER 10/06/2013 COMPREHENSIVE ZONING PLAN.
2. TOTAL AREA OF PROPERTY = 7.770 AC ±
3. PROPERTY ADDRESS: 13325 FORSYTHE ROAD
4. DEED REFERENCE: LIBER 15980 FOLD 114
5. PRIVATE WATER AND PRIVATE SEWER WILL BE USED WITHIN THIS SITE.
6. PREVIOUS HOWARD COUNTY FILE NUMBERS: ECP-21-041
7. LIMIT OF DISTURBANCE: 36,207 SF OR 0.5312 AC ±
8. [ZZZ] THIS AREA DESIGNATES A PRIVATE SEWAGE AREA, OF AT LEAST 10,000 SF AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL (COMAR 26.04.03). IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THESE AREAS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT ADJUSTMENTS TO THE PRIVATE SEWAGE AREA. RECORDED OF A MODIFIED SEWAGE AREA SHALL NOT BE NECESSARY.
9. THE BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN BOUNDARY SURVEY PREPARED BY NIT ASSOCIATES, INC. IN JANUARY OF 2021 IN THE MERIDIAN OF MARYLAND STATE PLAN NAD 83 BASED ON GPS OBSERVATIONS OF HOWARD COUNTY, MARYLAND STATIONS 09AB AND 04EB.
10. THE ELEVATIONS AND TWO-FOOT CONTOURS SHOWN HEREON ARE BASED ON A FIELD RUN TOPOGRAPHICAL SURVEY PREPARED BY NIT ASSOCIATES, INC. IN JANUARY OF 2021 IN THE DATUM OF NAVD 88 BASED ON GPS OBSERVATIONS OF HOWARD COUNTY, MARYLAND STATIONS 09AB AND 04EB.
11. OFFSITE TOPOGRAPHY IS BASED ON HOWARD COUNTY AERIAL GIS TOPOGRAPHY FLOWN IN 2011 AND IS SHOWN AT TWO-FOOT CONTOUR INTERVALS.
12. THE SOILS SHOWN HAVE BEEN TAKEN FROM THE US DEPARTMENT OF AGRICULTURE, NATURAL RESOURCE CONSERVATION SERVICE, WEB SOIL SURVEY WEBSITE, HOWARD COUNTY SOILS GRID 3, SUB-GRID 237.
13. THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP, WIDTH AND LOT AREAS AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
14. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
15. FLAG AND 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.
16. ROAD DEDICATION:
17. THERE IS AN EXISTING DWELLING LOCATED ON LOT 1 TO REMAIN. NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATION REQUIREMENTS.
18. ALL EXISTING WELLS, SEPTIC SYSTEMS AND SEWAGE DISPOSAL AREAS WITHIN 100 FEET OF THE PROPERTY BOUNDARIES AND ALL EXISTING AND PROPOSED WELLS THAT ARE LOCATED WITHIN 200 FEET DOWN-GRADIENT OF EXISTING OR PROPOSED SEPTIC SYSTEMS AND SEWAGE DISPOSAL AREAS HAVE BEEN LOCATED.
19. TO THE BEST OF OUR KNOWLEDGE, THERE ARE NO CEMETERIES OR HISTORIC STRUCTURES ON-SITE. NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF STEEP SLOPES, WETLANDS, STREAMS, OR THEIR REQUIRED BUFFERS. FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS, UNLESS ALTERNATIVE COMPLIANCE HAVE BEEN APPROVED OR ACTIVITIES HAVE BEEN DETERMINED ESSENTIAL BY THE DEPARTMENT OF PLANNING AND ZONING.
21. EXISTING UTILITIES ARE LOCATED BY THE USE OF ANY OR ALL OF THE FOLLOWING: ROAD CONSTRUCTION PLANS, FIELD SURVEYS, PUBLIC WATER AND SEWER PLANS AND OTHER AVAILABLE RECORDED DRAWINGS. APPROXIMATE LOCATIONS OF THE EXISTING UTILITIES ARE SHOWN FOR INFORMATIONAL PURPOSES ONLY. EXCAVATION WORK BEING DONE.
22. THE CONTRACTOR SHALL NOTIFY MISS UTILITY AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
23. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY.
24. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
- WIDTH - 12' (16' SERVING MORE THAN ONE RESIDENCE)
- SURFACE - 4" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2" MIN.)
- GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS
- STRUCTURE (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING)
- DRAINAGE ELEMENTS - SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
- MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE
25. CONTRACTOR TO MAINTAIN POSITIVE SLOPE AWAY FROM THE FOUNDATION OF THE HOUSE.
26. THE CULVERTS SHOWN ON THIS PLAN TO BE DESIGNED AT A FUTURE PLAN STAGE.
27. STORMWATER MANAGEMENT OBLIGATIONS FOR PROPOSED LOT 2 WILL BE MET ON-SITE BY ONE MICRO-BIORETENTION FACILITY (M-6), FOUR DRYWELLS (M-5), AND TWO NON-ROOFTOP DISCONNECTS (N-2). ALL STORMWATER MANAGEMENT PRACTICES SHALL BE OWNED AND MAINTAINED BY THE LOT OWNER. LOT 1 IS EXISTING AND THEREFORE EXEMPT FROM STORMWATER MANAGEMENT REQUIREMENTS.
28. FORSYTHE ROAD HAS A 30' PRESCRIPTIVE RIGHT-OF-WAY (15' FROM THE CENTERLINE). CONTRACTOR TO TRIM VEGETATION ALONG FORSYTHE ROAD, WITHIN THE PRESCRIPTIVE RIGHT-OF-WAY OF PARCEL 1.
29. THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY SILL ENGINEERING GROUP, LLC, DATED AUGUST OF 2021, AND IS APPROVED UNDER ECP-21-041.
30. A WETLAND AND STREAM STUDY WAS PERFORMED BY ECO-SCIENCE PROFESSIONALS INC. IN AUGUST OF 2021 AND APPROVED UNDER ECP-21-041. WETLANDS AND STREAMS WERE FOUND ON THE PROPERTY AND THEIR ASSOCIATED BUFFERS HAVE BEEN PROVIDED. NEITHER IS LOCATED WITHIN OUR AREA OF DEVELOPMENT.
31. IN JANUARY OF 2023, A DESIGN MANUAL WAIVER WAS APPROVED TO WAIVE DESIGN MANUAL, VOLUME III, SECTION 1.3 C STREET TYPES, WHICH PROVIDES EIGHT-FOOT SHOULDERS FOR WALKING AND BIKING ON A COUNTRY ROAD, IN LIEU OF PROVIDING THE TYPICAL SECTION ALONG THE FRONTAGE OF THE PROPERTY THE REQUEST IS TO PAY A FEE OF \$19,100.00.
32. THE OPEN SPACE REQUIREMENT FOR PROPERTIES IN THE RC-ZONE WILL BE MET BY A FEE-IN-LIEU IN THE AMOUNT OF \$1,500.00.
33. PER SECTION 5.2.6.2 OF THE HOWARD COUNTY DESIGN MANUAL, VOLUME III, THIS PROJECT IS EXEMPT FROM NOISE STUDY REQUIREMENTS.
34. THIS PROJECT IS EXEMPT FROM THE ADEQUATE PUBLIC FACILITIES ORDINANCE PER SECTION 16.1107(B)(1)(V) OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
35. ON JANUARY 18, 2023 A DESIGN MANUAL WAIVER WAS APPROVED TO WAIVE DESIGN MANUAL, VOLUME III, SECTION 1.3 C STREET TYPES WHICH PROVIDES THE TYPICAL SECTION FOR A COUNTRY ROAD, IN LIEU OF PROVIDING THE TYPICAL SECTION ALONG THE FRONTAGE OF THE PROPERTY THE REQUEST IS TO PAY A FEE OF \$19,100.00.
36. ON JANUARY 17, 2023 AN ALTERNATIVE COMPLIANCE REQUEST WAS APPROVED FOR SECTION 16.120(b)(4) OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS. THE ALTERNATIVE COMPLIANCE REQUEST WP-22-134 WAS APPROVED BY THE DIRECTOR OF PLANNING AND ZONING SUBJECT TO THE FOLLOWING CONDITIONS TO ALLOW ENVIRONMENTAL FEATURES ON LOTS LESS THAN 10 ACRES:
- A 35' ENVIRONMENTAL SETBACK SHALL BE ESTABLISHED FROM THE BOUNDARY OF STEEP SLOPES, FLOODPLAIN, WETLANDS, STREAMS, AND THEIR BUFFERS. NO PRINCIPAL STRUCTURES MAY BE PERMITTED WITHIN THE ENVIRONMENTAL SETBACK, EXCEPT THAT A DECK MAY PROJECT TEN FEET BEYOND THE BUILDING ENVELOPE.
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING OR NEW STRUCTURES WILL BE PERMITTED WITHIN THE LIMITS OF 100-YEAR FLOODPLAIN, STEEP SLOPES, WETLANDS, STREAMS OR THEIR REQUIRED BUFFERS IN ACCORDANCE WITH SECTIONS 16.115 AND 16.116 OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.
35. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISION OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL, BECAUSE CREDIT IS BEING TAKEN FOR THE EXISTING VEGETATION ALONG THE FRONTAGE OF THE PROPERTY. NO FINANCIAL SURETY WILL NEED TO BE POSTED.
36. THIS PLAN IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION IN-LIEU OF SECTION 16.1202B(1)(vi). THIS PROJECT IS A MINOR SUBDIVISION CREATING ONE ADDITIONAL LOT WITH NO FURTHER SUBDIVISION POTENTIAL.

SUPPLEMENTAL INFORMATION PLAN
MACHADO PROPERTY
HOWARD COUNTY, MARYLAND

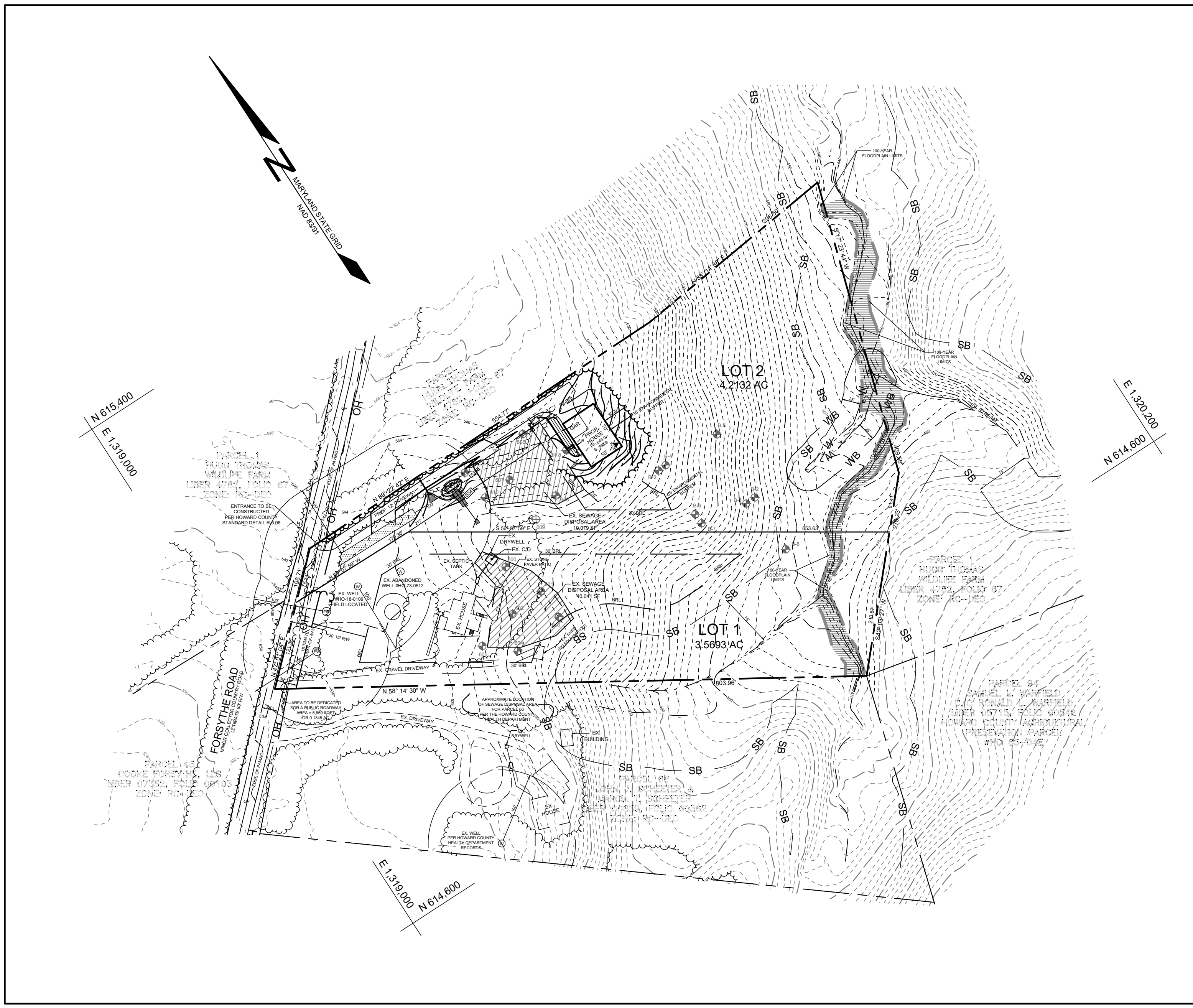


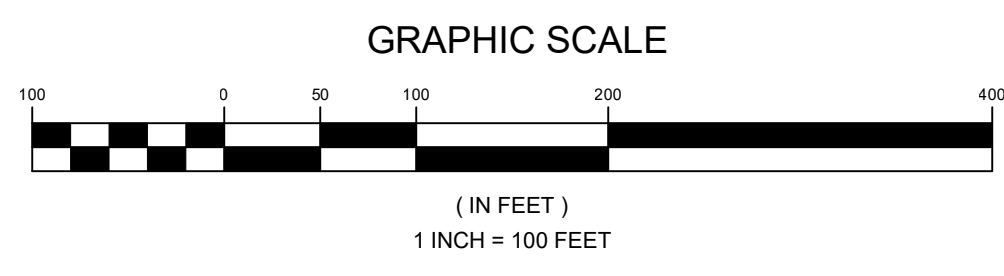
Table with 5 columns: LOT/PARCEL NUMBER, FACILITY NAME & NUMBER, PRACTICE TYPE, PUBLIC, PRIVATE. Lists stormwater management practices for Lot 2.

STORMWATER MANAGEMENT NOTES & DESIGN NARRATIVE

- BELOW IS A LIST TO DESCRIBE THE STORMWATER MANAGEMENT REQUIREMENTS AND ACHIEVEMENTS FOR THE SITE PER THE 2000 MARYLAND STORMWATER DESIGN MANUAL, VOLUMES I AND II, AS AMENDED BY THE STORMWATER MANAGEMENT ACT OF 2007.
1. ENVIRONMENTALLY SENSITIVE AREAS HAVE BEEN AVOIDED WHERE POSSIBLE. THE AREA OF DEVELOPMENT WAS DESIGNED TO AVOID DISTURBING AREAS OF STEEP SLOPES, NO STREAMS OR WETLANDS EXIST WITHIN THE AREA OF DEVELOPMENT.
2. TO THE GREATEST EXTENT PRACTICABLE THE NATURAL FLOW PATTERNS OF THE SITE HAVE BEEN MAINTAINED.
3. IMPERVIOUS AREAS HAVE BEEN REDUCED BY POSITIONING THE BUILDING AS CLOSE TO THE DRIVEWAY AS THE SETBACKS AND SEWAGE DISPOSAL AREA ALLOW.
4. A STABILIZED CONSTRUCTION ENTRANCE, SILT FENCES AND SUPER SILT FENCES ARE USED AS SEDIMENT AND EROSION CONTROL.
5. THE STORMWATER MANAGEMENT OBLIGATIONS FOR THIS PARCEL WILL BE MET BY THE USE OF FOUR DRYWELLS (M-5) AND ONE MICRO-BIORETENTION FACILITY (M-6), AND TWO NON-ROOFTOP DISCONNECTS (N-2). AN ALTERNATIVE COMPLIANCE TO SECTION 16.120(b)(4) HAS BEEN REQUESTED AND APPROVED. SEE GENERAL NOTE 32 FOR MORE INFORMATION AND CONDITIONS OF THE APPROVAL.

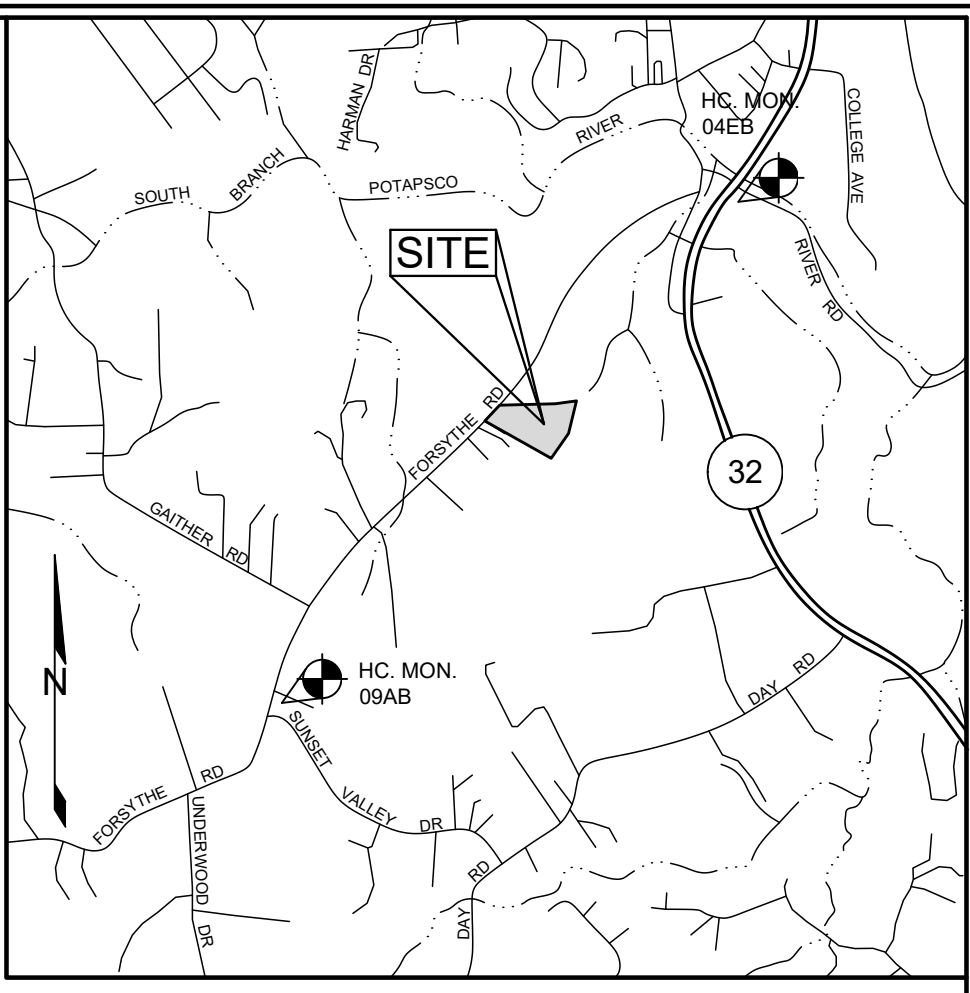
LOCATION MAP

SCALE: 1"=100'



LEGEND

- EXISTING CONTOUR GIS
EXISTING CONTOUR FIELD RUN
PROPOSED CONTOUR
PROPOSED SPOT ELEVATION
DIRECTION OF FLOW
EXISTING TREELINE
PROPOSED TREELINE
EXISTING STREAM
STREAM BUFFER
EXISTING WETLAND
WETLAND BUFFER
SOIL BOUNDARY
100-YEAR FLOODPLAIN LIMITS
EXISTING SEWAGE DISPOSAL AREA
PROPOSED WELL BOX
EXISTING PASSED PERCOLATION TEST HOLE
EXISTING FAILED PERCOLATION TEST HOLE
EX. MODERATE SLOPES 15% TO 25%
EX. STEEP SLOPES >25%
EX. WELL
FUTURE WELL



HOWARD COUNTY, MARYLAND ADC MAP 11 GRIDS A3
VICINITY MAP
SCALE: 1"=2000'

SITE ANALYSIS DATA SHEET

Table with 2 columns: ENVIRONMENTAL AREA, SIZE OR USE. Lists areas like Total Project Area (7.7825 AC), Green Open Area (Lawn) (2.0842 AC), etc.

- \* NOTES:
1) SOIL INFORMATION HAS BEEN TAKEN FROM THE UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, WEB SOIL SURVEY.
2) HIGHLY ERODIBLE SOILS ARE THOSE SOILS WITH A SLOPE GREATER THAN 15 PERCENT OR THOSE SOILS WITH A SOIL ERODIBILITY FACTOR 'K' GREATER THAN 0.35 AND WITH A SLOPE GREATER THAN 5 PERCENT.

BENCHMARKS

Table with 5 columns: NUMBER, NORTHING, EASTING, ELEVATION, DESCRIPTION. Lists benchmarks 04EB and 09AB.

ADDRESS CHART

Table with 2 columns: PARCEL/LOT, STREET ADDRESS. Lists 65, LOT 1 and 65, LOT 2.

SHEET INDEX

Table with 2 columns: SHEET NO., DESCRIPTION. Lists sheets 1 through 8.

COVER SHEET

MACHADO PROPERTY - LOTS 1 & 2

13325 FORSYTHE ROAD

ZONING: RC-DEO

TAX MAP 4 GRID 21 3RD ELECTION DISTRICT HOWARD COUNTY, MARYLAND PARCEL 65



SILL ENGINEERING GROUP, LLC
16005 Frederick Road, 2nd Floor
Woodbine, Maryland 21797
Phone: 413.325.5076
Fax: 410.696.2022
Email: info@sillengineering.com
Civil Engineering for Land Development

DESIGN BY: PS
DRAWN BY: TB
CHECKED BY: PS
SCALE: AS SHOWN
DATE: APRIL 6, 2023
PROJECT #: 20-022
SHEET #: 1 of 8

OWNER/DEVELOPER

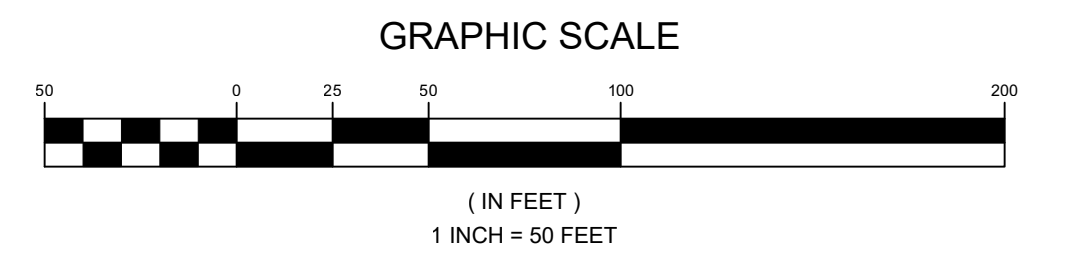
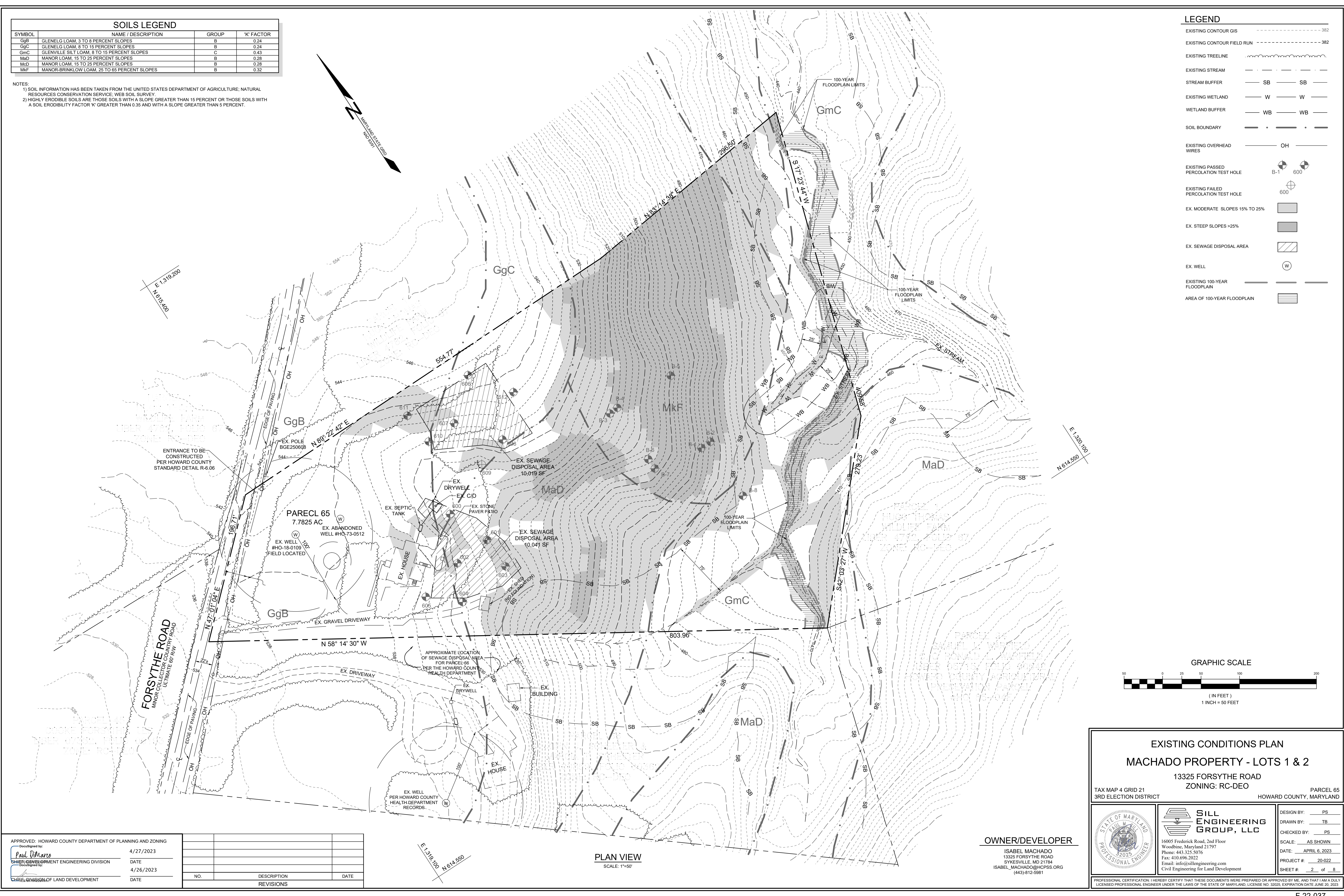
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(443)-812-5981

Table with 5 columns: APPROVED, HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING, DATE, NO., DESCRIPTION, DATE. Includes signature of Paul DiMarco and revision table.

SOILS LEGEND			
SYMBOL	NAME / DESCRIPTION	GROUP	'K' FACTOR
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	B	0.24
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	0.24
GmC	GLENVILLE SILT LOAM, 8 TO 15 PERCENT SLOPES	C	0.43
MaD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
McD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
MkF	MANOR-BRINKLOW LOAM, 25 TO 65 PERCENT SLOPES	B	0.32

NOTES:  
 1) SOIL INFORMATION HAS BEEN TAKEN FROM THE UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, WEB SOIL SURVEY.  
 2) HIGHLY ERODIBLE SOILS ARE THOSE SOILS WITH A SLOPE GREATER THAN 15 PERCENT OR THOSE SOILS WITH A SOIL ERODIBILITY FACTOR 'K' GREATER THAN 0.35 AND WITH A SLOPE GREATER THAN 5 PERCENT.

LEGEND	
EXISTING CONTOUR GIS	---
EXISTING CONTOUR FIELD RUN	---
EXISTING TREELINE	~~~~~
EXISTING STREAM	---
STREAM BUFFER	SB SB
EXISTING WETLAND	W W
WETLAND BUFFER	WB WB
SOIL BOUNDARY	---
EXISTING OVERHEAD WIRES	OH
EXISTING PASSED PERCOLATION TEST HOLE	B-1 600
EXISTING FAILED PERCOLATION TEST HOLE	600
EX. MODERATE SLOPES 15% TO 25%	[Pattern]
EX. STEEP SLOPES >25%	[Pattern]
EX. SEWAGE DISPOSAL AREA	[Pattern]
EX. WELL	(W)
EXISTING 100-YEAR FLOODPLAIN	---
AREA OF 100-YEAR FLOODPLAIN	[Pattern]



**EXISTING CONDITIONS PLAN**  
**MACHADO PROPERTY - LOTS 1 & 2**  
 13325 FORSYTHE ROAD  
 ZONING: RC-DEO

TAX MAP 4 GRID 21  
 3RD ELECTION DISTRICT  
 PARCEL 65  
 HOWARD COUNTY, MARYLAND

**OWNER/DEVELOPER**  
 ISABEL MACHADO  
 13325 FORSYTHE ROAD  
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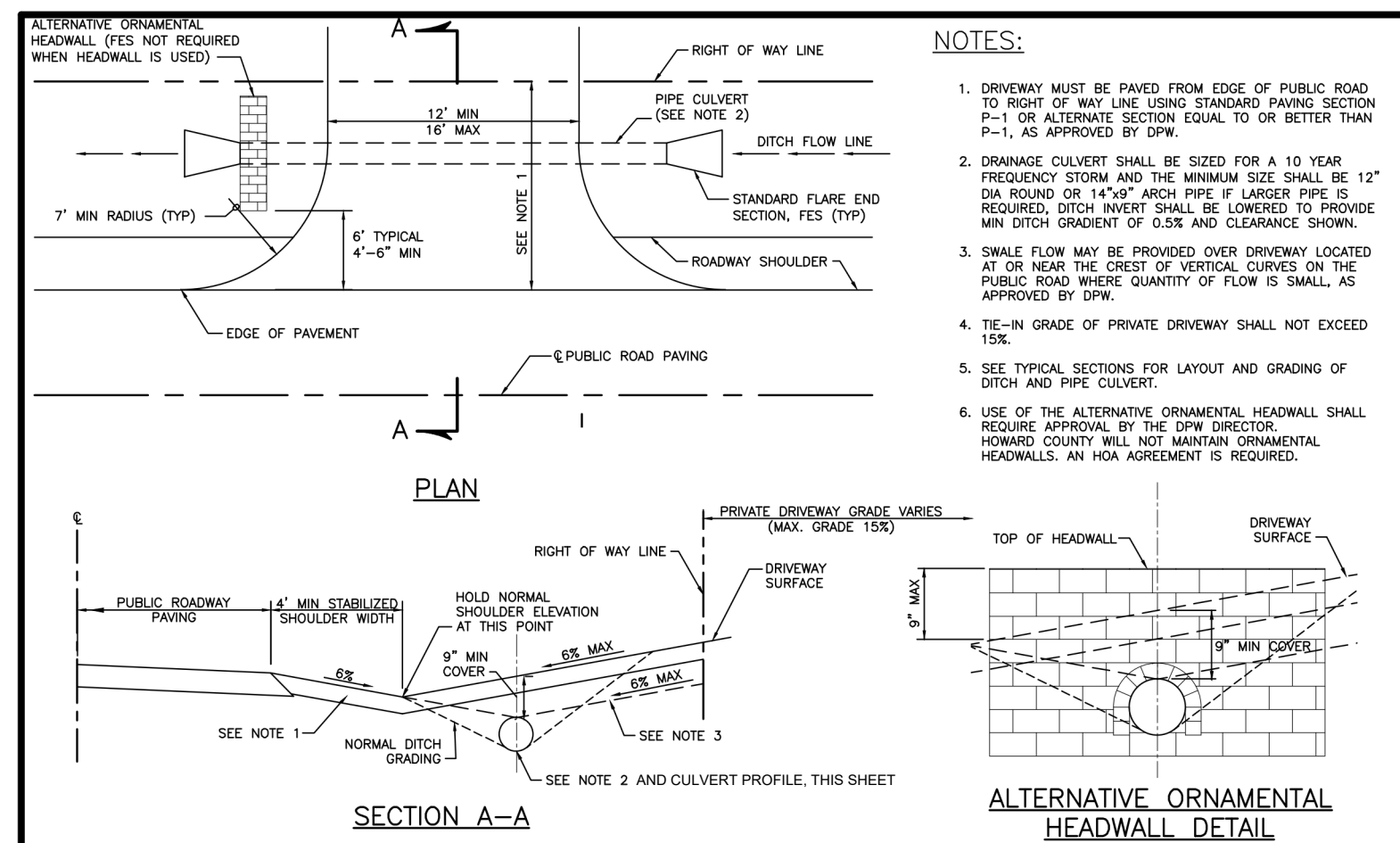
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 Woodbine, Maryland 21797  
 Phone: 443.325.5076  
 Fax: 410.696.2022  
 Email: info@sillengineering.com  
 Civil Engineering for Land Development

DESIGN BY: PS  
 DRAWN BY: TB  
 CHECKED BY: PS  
 SCALE: AS SHOWN  
 DATE: APRIL 6, 2023  
 PROJECT #: 20-022  
 SHEET #: 2 of 8

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. 32025, EXPIRATION DATE JUNE 20, 2023

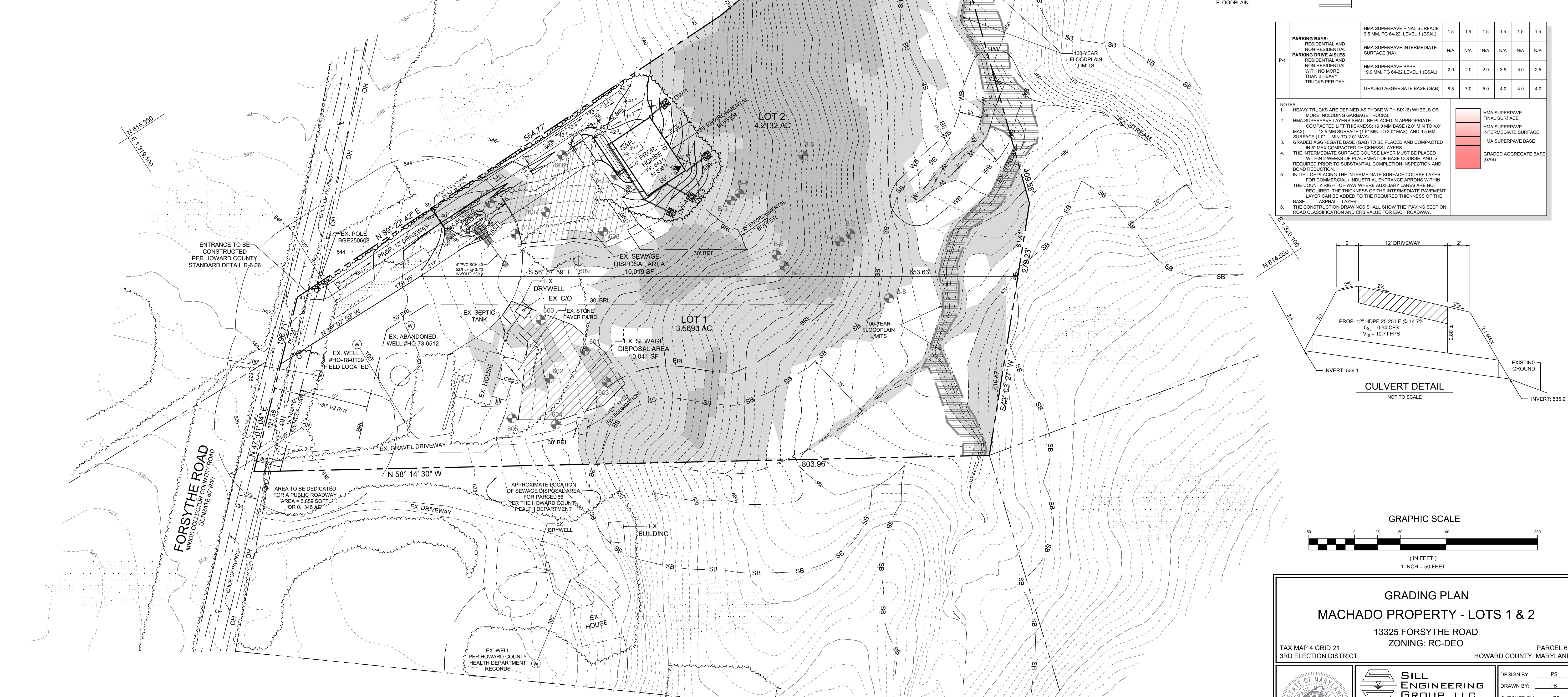
APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING			
NO.	DESCRIPTION	DATE	

PLAN VIEW  
 SCALE: 1"=50'



- NOTES:**
1. DRIVEWAY MUST BE GRADED FROM EDGE OF PUBLIC ROAD TO RIGHT OF WAY LINE USING STANDARD PAVING SECTION P-1 OR ALTERNATE SECTION EQUAL TO OR BETTER THAN P-1, AS APPROVED BY DPW.
  2. DRAINAGE CULVERT SHALL BE SIZED FOR A 10 YEAR FREQUENCY STORM AND THE MINIMUM SIZE SHALL BE 12" DIA ROUND OR 14" DIA ARCH PIPE IF LARGER PIPE IS REQUIRED. DITCH INVERT SHALL BE LOWERED TO PROVIDE MIN DITCH GRADIENT OF 0.5% AND CLEARANCE SHOWN.
  3. SINGLE FLOW MAY BE PROVIDED OVER DRIVEWAY LOCATED AT OR NEAR THE CREST OF VERTICAL CURVES ON THE PUBLIC ROAD WHERE QUANTITY OF FLOW IS SMALL, AS APPROVED BY DPW.
  4. TIE-IN GRADE OF PRIVATE DRIVEWAY SHALL NOT EXCEED 15%.
  5. SEE TYPICAL SECTIONS FOR LAYOUT AND GRADING OF DITCH AND PIPE CULVERT.
  6. USE OF THE ALTERNATIVE ORNAMENTAL HEADWALL SHALL REQUIRE APPROVAL BY THE DPW DIRECTOR. HOWARD COUNTY WILL NOT MAINTAIN ORNAMENTAL HEADWALLS. AN HMA AGREEMENT IS REQUIRED.

<p>REVISIONS</p> <p>DATE</p> <p>DESCRIPTION</p>	<p>Howard County, Maryland Department of Public Works</p> <p>Approved: <i>Thomas E. Smith</i> Chief, Bureau of Engineering</p>	<p>RESIDENTIAL DRIVEWAY ENTRANCE Open Section Detail</p>	<p>Detail R-6.06</p>
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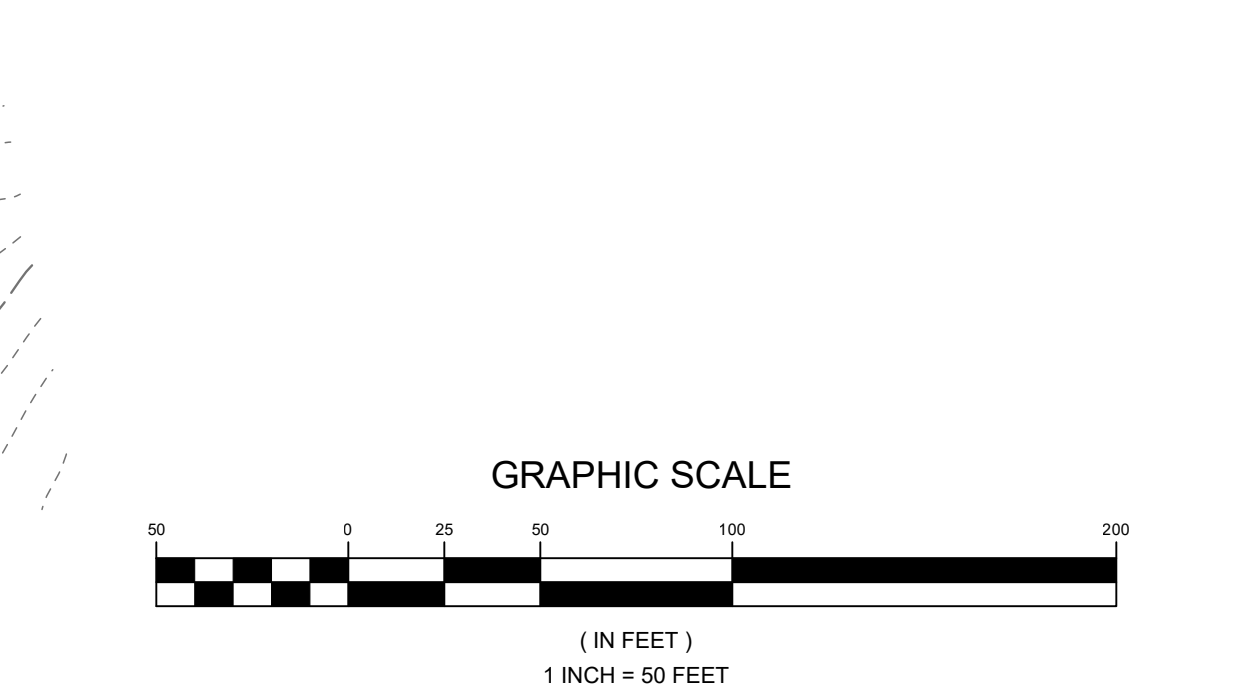
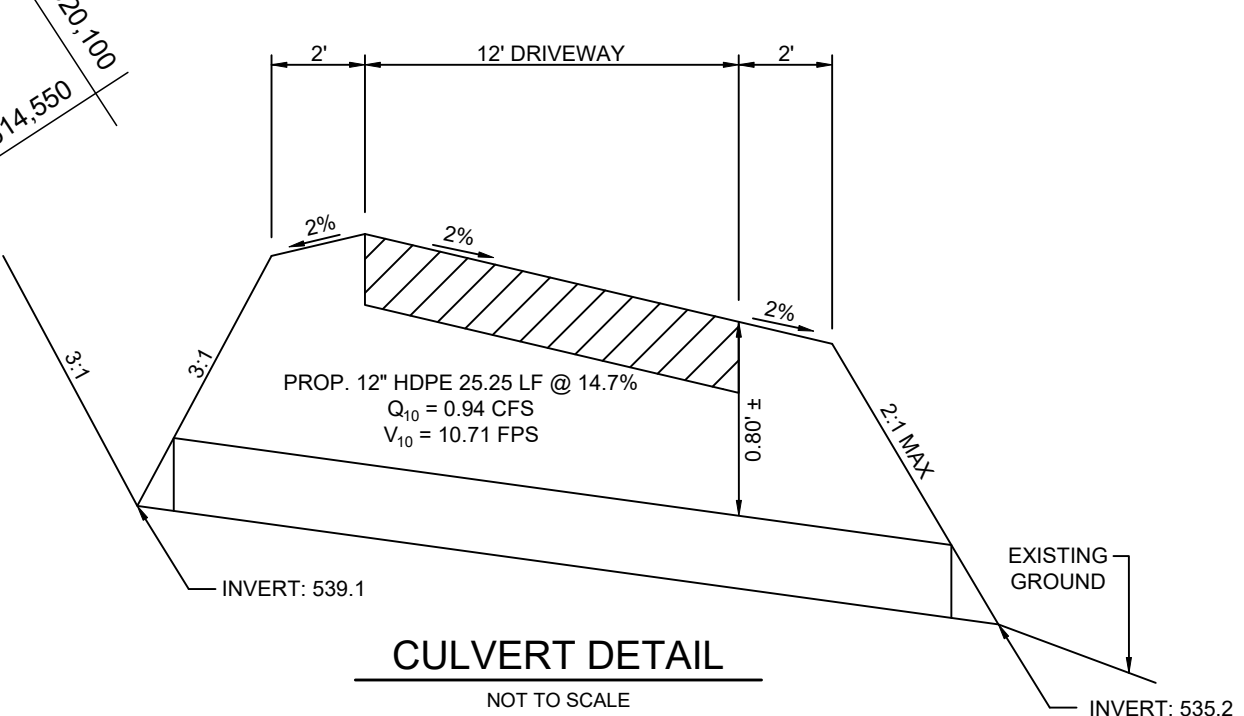


**LEGEND**

EXISTING CONTOUR GIS	---	382	PROPERTY BOUNDARY	---
EXISTING CONTOUR FIELD RUN	---	382	INTERNAL LOT LINE	---
PROPOSED CONTOUR	---	382	EXISTING SEWAGE DISPOSAL AREA	[Hatched Box]
PROPOSED SPOT ELEVATION	+	82.53	PROPOSED WELL BOX	[Dotted Box]
DIRECTION OF FLOW	→		EXISTING PASSED PERCOLATION TEST HOLE	[Circle with B-1]
EXISTING TREELINE	---		EXISTING FAILED PERCOLATION TEST HOLE	[Circle with 600]
PROPOSED TREELINE	---		EX. MODERATE SLOPES 15% TO 25%	[Light Gray Box]
EXISTING STREAM	---		EX. STEEP SLOPES >25%	[Dark Gray Box]
STREAM BUFFER	SB	SB	EX. WELL	[Circle with W]
EXISTING WETLAND	W	W	FUTURE WELL	[Circle with FW]
WETLAND BUFFER	WB	WB	PROPOSED 12" CULVERT	[Line with dashes]
SOIL BOUNDARY	---			
EXISTING OVERHEAD WIRES	OH			
EXISTING 100-YEAR FLOODPLAIN	---			
AREA OF 100-YEAR FLOODPLAIN	[Hatched Box]			

P-1	PARKING BAYS: RESIDENTIAL AND NON-RESIDENTIAL PARKING DRIVEABLES: RESIDENTIAL AND NON-RESIDENTIAL WITH NO MORE THAN 2 HEAVY TRUCKS PER DAY	HMA SUPERPAVE FINAL SURFACE 9.5 MM, PG 64-22, LEVEL 1 (ESAL)					
		1.5	1.5	1.5	1.5	1.5	1.5
		N/A	N/A	N/A	N/A	N/A	N/A
		2.0	2.0	2.0	3.5	3.0	2.5
		8.5	7.0	5.0	4.0	4.0	4.0

- NOTES:**
1. HEAVY TRUCKS ARE DEFINED AS THOSE WITH SIX (6) WHEELS OR MORE, INCLUDING GARBAGE TRUCKS.
  2. HMA SUPERPAVE LAYERS SHALL BE PLACED IN APPROPRIATE COMPACTED LIFT THICKNESS: 19.0 MM BASE (2.0" MIN TO 4.0" MAX), 12.5 MM SURFACE (1.5" MIN TO 3.0" MAX), AND 9.5 MM SURFACE (1.0" MIN TO 2.0" MAX).
  3. GRADED AGGREGATE BASE (GAB) TO BE PLACED AND COMPACTED IN 6" MAX COMPACTED THICKNESS LAYERS.
  4. THE INTERMEDIATE SURFACE COURSE LAYER MUST BE PLACED WITHIN 2 WEEKS OF PLACEMENT OF BASE COURSE, AND IS REQUIRED PRIOR TO SUBSTANTIAL COMPLETION INSPECTION AND BOND REDUCTION.
  5. IN LIEU OF PLACING THE INTERMEDIATE SURFACE COURSE LAYER FOR COMMERCIAL, INDUSTRIAL ENTRANCE APPROXS WITHIN THE COUNTY RIGHT-OF-WAY WHERE AUXILIARY LANES ARE NOT REQUIRED, THE THICKNESS OF THE INTERMEDIATE PAVEMENT LAYER CAN BE ADDED TO THE REQUIRED THICKNESS OF THE BASE ASPHALT LAYER.
  6. THE CONSTRUCTION DRAWINGS SHALL SHOW THE PAVING SECTION, ROAD CLASSIFICATION AND CRB VALUE FOR EACH ROADWAY.



<p>APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING</p> <p>Developed by: <i>Paul Marino</i></p> <p>DATE: 4/27/2023</p> <p>CHEF ENGINEERING DIVISION</p> <p>DATE: 4/26/2023</p> <p>CHIEF DIVISION OF LAND DEVELOPMENT</p>	<p>NO.</p> <p>DESCRIPTION</p> <p>DATE</p>
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**OWNER/DEVELOPER**

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(443)-812-5881

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Fax: 410.696.2022  
Email: info@sillengineering.com  
Civil Engineering for Land Development

DESIGN BY: PS  
DRAWN BY: TB  
CHECKED BY: PS  
SCALE: AS SHOWN  
DATE: APRIL 6, 2023  
PROJECT #: 20-022  
SHEET #: 3 of 8

**GRADING PLAN**

**MACHADO PROPERTY - LOTS 1 & 2**

13325 FORSYTHE ROAD  
ZONING: RC-DEO

TAX MAP 4 GRID 21  
3RD ELECTION DISTRICT

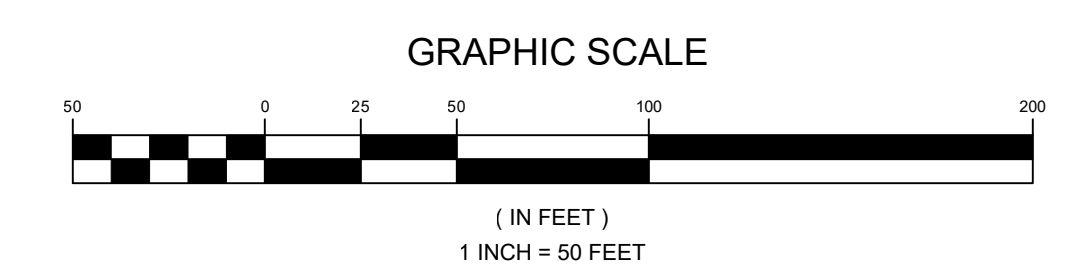
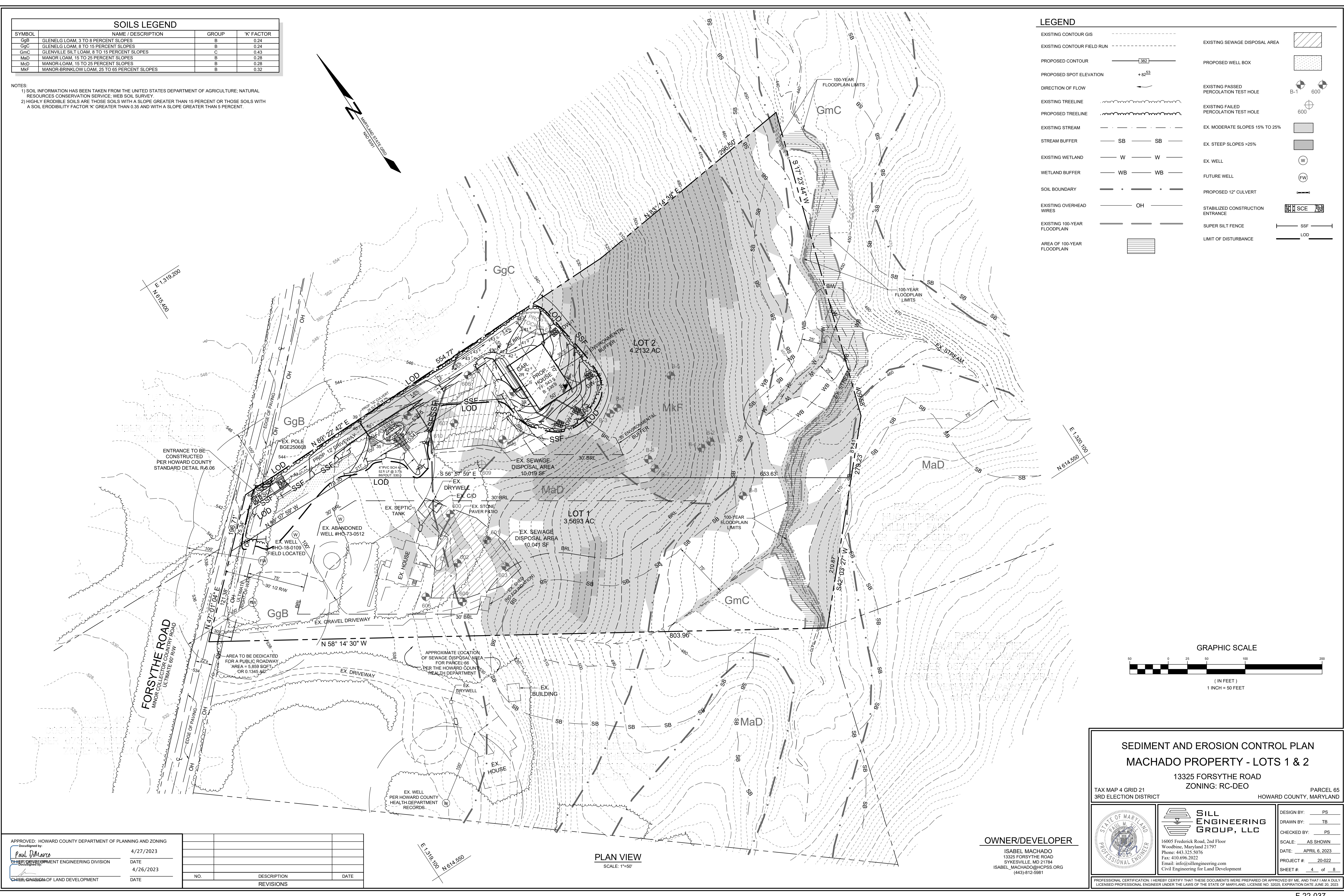
PARCEL 65  
HOWARD COUNTY, MARYLAND

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. 33025, EXPIRATION DATE JUNE 20, 2023.

SOILS LEGEND			
SYMBOL	NAME / DESCRIPTION	GROUP	'K' FACTOR
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	B	0.24
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	0.24
GmC	GLENVILLE SILT LOAM, 8 TO 15 PERCENT SLOPES	C	0.43
MaD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
McD	MANOR-LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
MkF	MANOR-BRINKLOW LOAM, 25 TO 65 PERCENT SLOPES	B	0.32

NOTES:  
 1) SOIL INFORMATION HAS BEEN TAKEN FROM THE UNITED STATES DEPARTMENT OF AGRICULTURE, NATURAL RESOURCES CONSERVATION SERVICE, WEB SOIL SURVEY.  
 2) HIGHLY ERODIBLE SOILS ARE THOSE SOILS WITH A SLOPE GREATER THAN 15 PERCENT OR THOSE SOILS WITH A SOIL ERODIBILITY FACTOR 'K' GREATER THAN 0.35 AND WITH A SLOPE GREATER THAN 5 PERCENT.

LEGEND	
EXISTING CONTOUR GIS	EXISTING SEWAGE DISPOSAL AREA
EXISTING CONTOUR FIELD RUN	PROPOSED WELL BOX
PROPOSED CONTOUR	EXISTING PASSED PERCOLATION TEST HOLE
PROPOSED SPOT ELEVATION	EXISTING FAILED PERCOLATION TEST HOLE
DIRECTION OF FLOW	EX. MODERATE SLOPES 15% TO 25%
EXISTING TREELINE	EX. STEEP SLOPES >25%
PROPOSED TREELINE	EX. WELL
EXISTING STREAM	FUTURE WELL
STREAM BUFFER	PROPOSED 12" CULVERT
EXISTING WETLAND	STABILIZED CONSTRUCTION ENTRANCE
WETLAND BUFFER	SUPER SILT FENCE
SOIL BOUNDARY	LIMIT OF DISTURBANCE
EXISTING OVERHEAD WIRES	
EXISTING 100-YEAR FLOODPLAIN	
AREA OF 100-YEAR FLOODPLAIN	



APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING			
NO.	DESCRIPTION	DATE	

**OWNER/DEVELOPER**  
 ISABEL MACHADO  
 13325 FORSYTHE ROAD  
 SYKESVILLE, MD 21784  
 ISABEL\_MACHADO@HCPSS.ORG  
 (443)-812-5881

**SEDIMENT AND EROSION CONTROL PLAN**  
**MACHADO PROPERTY - LOTS 1 & 2**

13325 FORSYTHE ROAD  
 ZONING: RC-DEO

TAX MAP 4 GRID 21  
 3RD ELECTION DISTRICT

PARCEL 65  
 HOWARD COUNTY, MARYLAND

	DESIGN BY: PS	DRAWN BY: TB
	CHECKED BY: PS	SCALE: AS SHOWN
	DATE: APRIL 6, 2023	PROJECT #: 20-022
	SHEET #: 4 of 8	
	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. 32025, EXPIRATION DATE JUNE 20, 2023.	

SOILS LEGEND			
SYMBOL	NAME / DESCRIPTION	GROUP	'K' FACTOR
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	B	0.24
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	0.24
GmC	GLENVILLE SILT LOAM, 8 TO 15 PERCENT SLOPES	C	0.43
MaD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
MdD	MANOR LOAM, 15 TO 25 PERCENT SLOPES	B	0.28
MkF	MANOR-BRINKLOW LOAM, 25 TO 65 PERCENT SLOPES	B	0.32

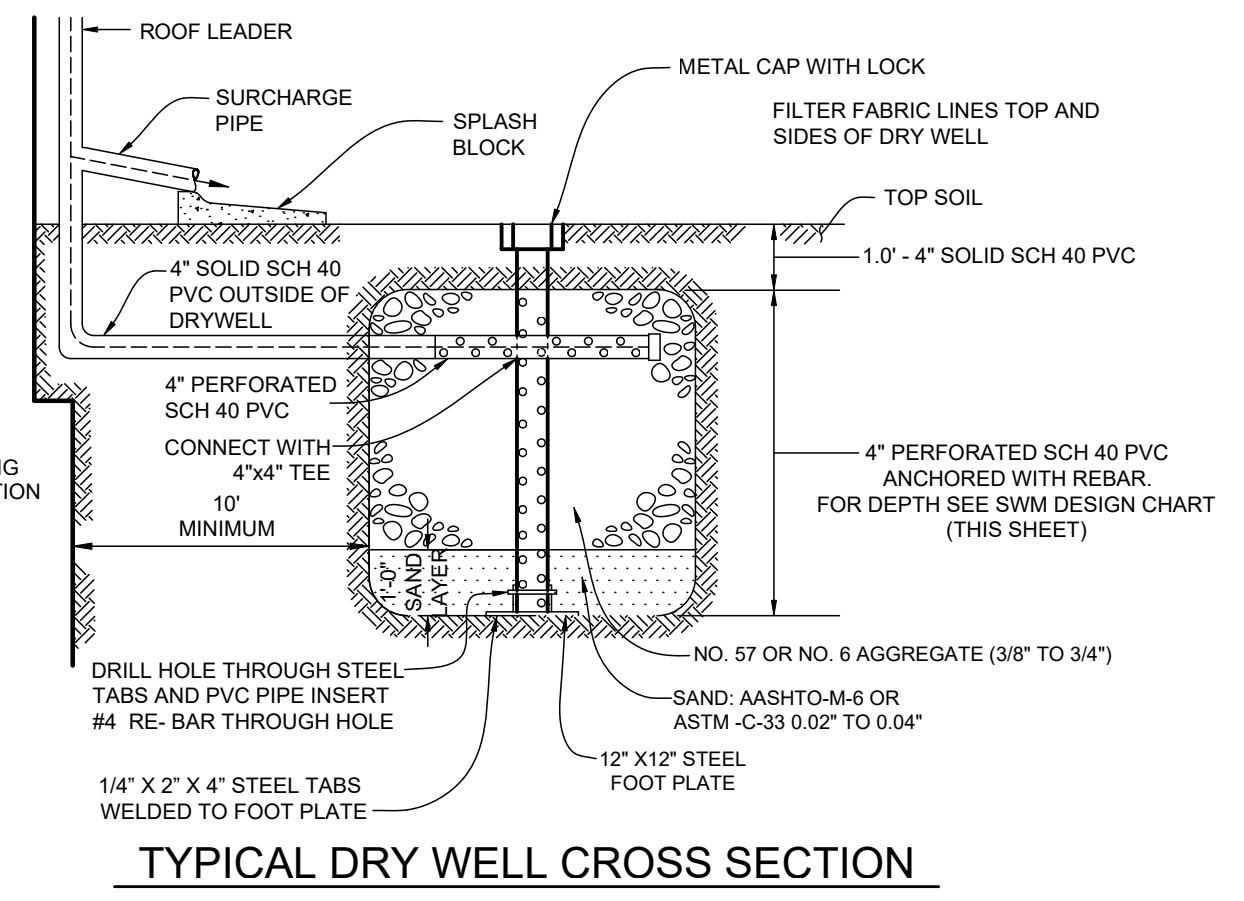
NOTES:  
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STORMWATER MANAGEMENT SUMMARY				
FACILITY	ESDv REQUIRED	ESDv PROVIDED	REQUIRED Pe	TREATED Pe
MICRO-BIORETENTION #1	270 CF	404 CF	1.6"	2.39"
DRY WELL 1	113 CF	171 CF	1.6"	2.47"
DRY WELL 2	113 CF	171 CF	1.6"	2.47"
DRY WELL 3	113 CF	190 CF	1.6"	2.65"
DRY WELL 4	113 CF	190 CF	1.6"	2.74"
NON-ROOFTOP DISCONNECT #1	-	205 CF	1.0"	1.0"
NON-ROOFTOP DISCONNECT #2	-	170 CF	1.0"	1.0"
TOTAL	722 CF *	1,501 CF	1.6"	2.1"

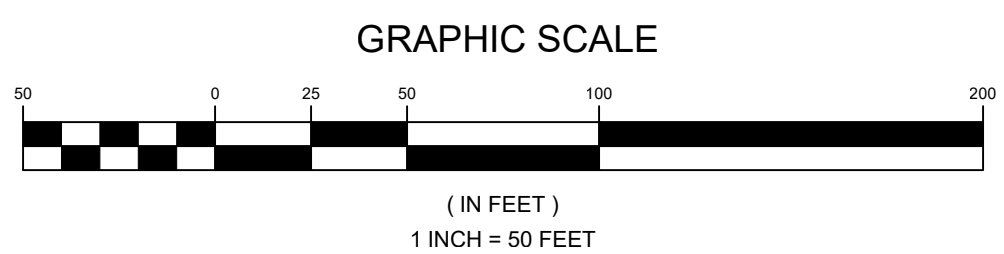
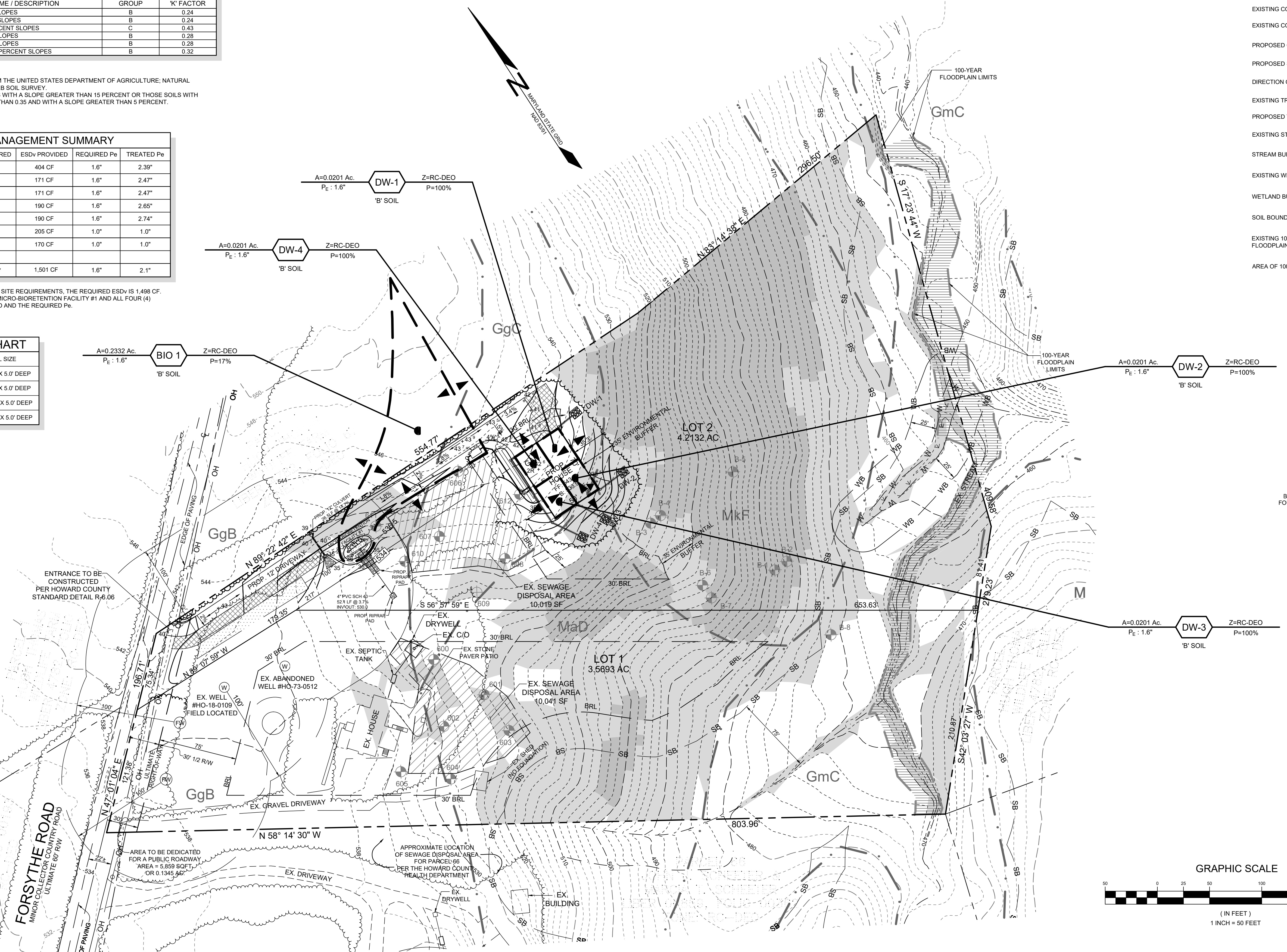
NOTE: PER THE ENVIRONMENTAL SITE DESIGN, SITE REQUIREMENTS, THE REQUIRED ESDv IS 1,498 CF. ADDITIONAL VOLUME HAS BEEN PROVIDED IN MICRO-BIORETENTION FACILITY #1 AND ALL FOUR (4) DRYWELLS TO MEET BOTH THE ESDv PROVIDED AND THE REQUIRED Pe.

DRYWELL (M-5) SIZE CHART		
LOT	DRYWELL #	WELL SIZE
2	DW 1	9.5' X 9.0' X 5.0' DEEP
2	DW 2	9.5' X 9.0' X 5.0' DEEP
2	DW 3	10.0' X 9.5' X 5.0' DEEP
2	DW 4	10.0' X 9.5' X 5.0' DEEP

LEGEND	
EXISTING CONTOUR GIS	EXISTING SEWAGE DISPOSAL AREA
EXISTING CONTOUR FIELD RUN	PROPOSED WELL BOX
PROPOSED CONTOUR	EXISTING PASSED PERCOLATION TEST HOLE
PROPOSED SPOT ELEVATION	EXISTING FAILED PERCOLATION TEST HOLE
DIRECTION OF FLOW	EX. MODERATE SLOPES 15% TO 25%
EXISTING TREELINE	EX. STEEP SLOPES >25%
PROPOSED TREELINE	EX. WELL
EXISTING STREAM	EX. WELL
STREAM BUFFER	FUTURE WELL
EXISTING WETLAND	DRAINAGE DIVIDE
WETLAND BUFFER	NON-ROOFTOP DISCONNECT AREA
SOIL BOUNDARY	
EXISTING 100-YEAR FLOODPLAIN	
AREA OF 100-YEAR FLOODPLAIN	



NOTES:  
 1. MANUFACTURED SAND IS NOT ACCEPTABLE IN DRYWELLS.  
 2. ALL PIPES SHOULD BE SCH 40 PVC 4" MIN.  
 3. DRYWELLS MUST BE A MINIMUM OF:  
 - 10' FROM BUILDING FOUNDATION  
 - 30' FROM SEPTIC FIELD  
 - 100' FROM WELL LOCATION AND SHOULD BE LOCATED TO MINIMIZE ANY BASEMENT SEEPAGE.  
 4. TRENCH MAY NOT BE INSTALLED IN FILL.



DRAINAGE AREA MAP  
SCALE: 1"=50'

**OPERATION AND MAINTENANCE SCHEDULE FOR PRIVATELY OWNED AND MAINTAINED DRYWELLS (M-5)**

- THE MONITORING WELLS AND STRUCTURES SHALL BE INSPECTED ON A QUARTERLY BASIS AND AFTER EVERY LARGE STORM EVENT.
- WATER LEVELS AND SEDIMENT BUILD UP IN THE MONITORING WELLS SHALL BE RECORDED OVER A PERIOD OF SEVERAL DAYS TO INSURE TRENCH DRAINAGE.
- A LOG BOOK SHALL BE MAINTAINED TO DETERMINE THE RATE AT WHICH THE FACILITY DRAINS.
- WHEN THE FACILITY BECOMES CLOGGED SO THAT IT DOES NOT DRAIN DOWN WITHIN THE 72 HOURS TIME PERIOD, CORRECTIVE ACTION SHALL BE TAKEN.
- THE MAINTENANCE LOG BOOK SHALL BE AVAILABLE TO HOWARD COUNTY FOR INSPECTION TO INSURE COMPLIANCE WITH OPERATION AND MAINTENANCE CRITERIA.
- ONCE THE PERFORMANCE CHARACTERISTICS OF THE INFILTRATION FACILITY HAVE BEEN VERIFIED, THE MONITORING SCHEDULE CAN BE REDUCED TO AN ANNUAL BASIS UNLESS THE PERFORMANCE DATA INDICATES THAT A MORE FREQUENT SCHEDULE IS REQUIRED.

**OPERATION AND MAINTENANCE SCHEDULE FOR ROOFTOP (N-1) AND NON-ROOFTOP (N-2) DISCONNECTS**

MAINTENANCE OF AREAS RECEIVING DISCONNECTED RUNOFF IS GENERALLY NO DIFFERENT THAN THAT REQUIRED FOR THE OTHER LAWN OR LANDSCAPED AREAS. THE AREAS RECEIVING RUNOFF SHOULD BE PROTECTED FROM FUTURE COMPACTION (E.G. BY PLANTING TREES OR SHRUBS ALONG THE PERIMETER).

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING			
DocuSigned by: <b>Paul Marino</b>	4/27/2023		
CHEIEF DEVELOPMENT ENGINEERING DIVISION	DATE		
	4/26/2023		
CHEIEF DIVISION OF LAND DEVELOPMENT	NO.	DESCRIPTION	DATE
		REVISIONS	

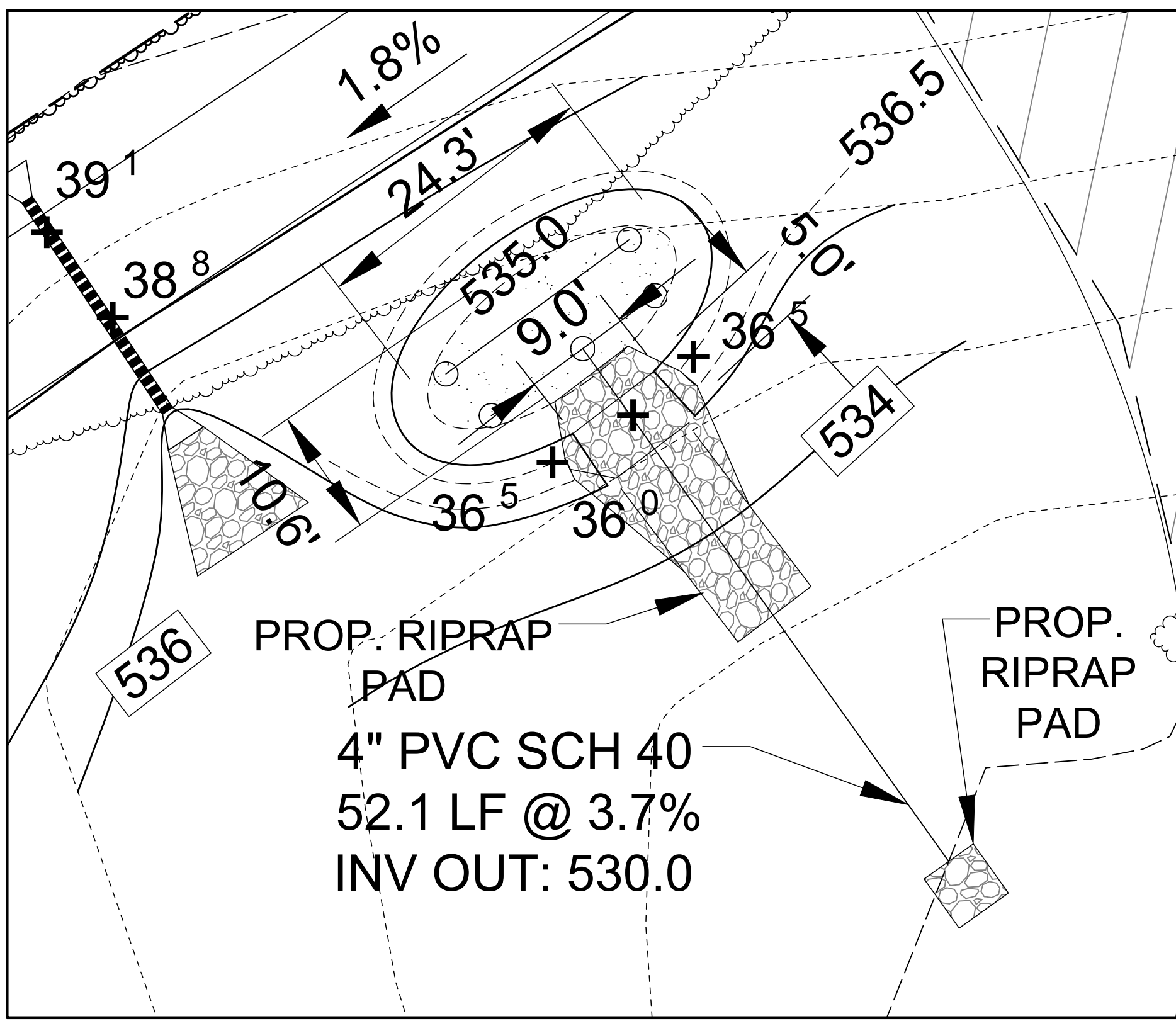
**OWNER/DEVELOPER**  
 ISABEL MACHADO  
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**STORMWATER MANAGEMENT DRAINAGE AREA MAP, NOTES & DETAILS**  
**MACHADO PROPERTY - LOTS 1 & 2**  
 13325 FORSYTHE ROAD  
 ZONING: RC-DEO  
 TAX MAP 4 GRID 21  
 3RD ELECTION DISTRICT  
 PARCEL 65  
 HOWARD COUNTY, MARYLAND

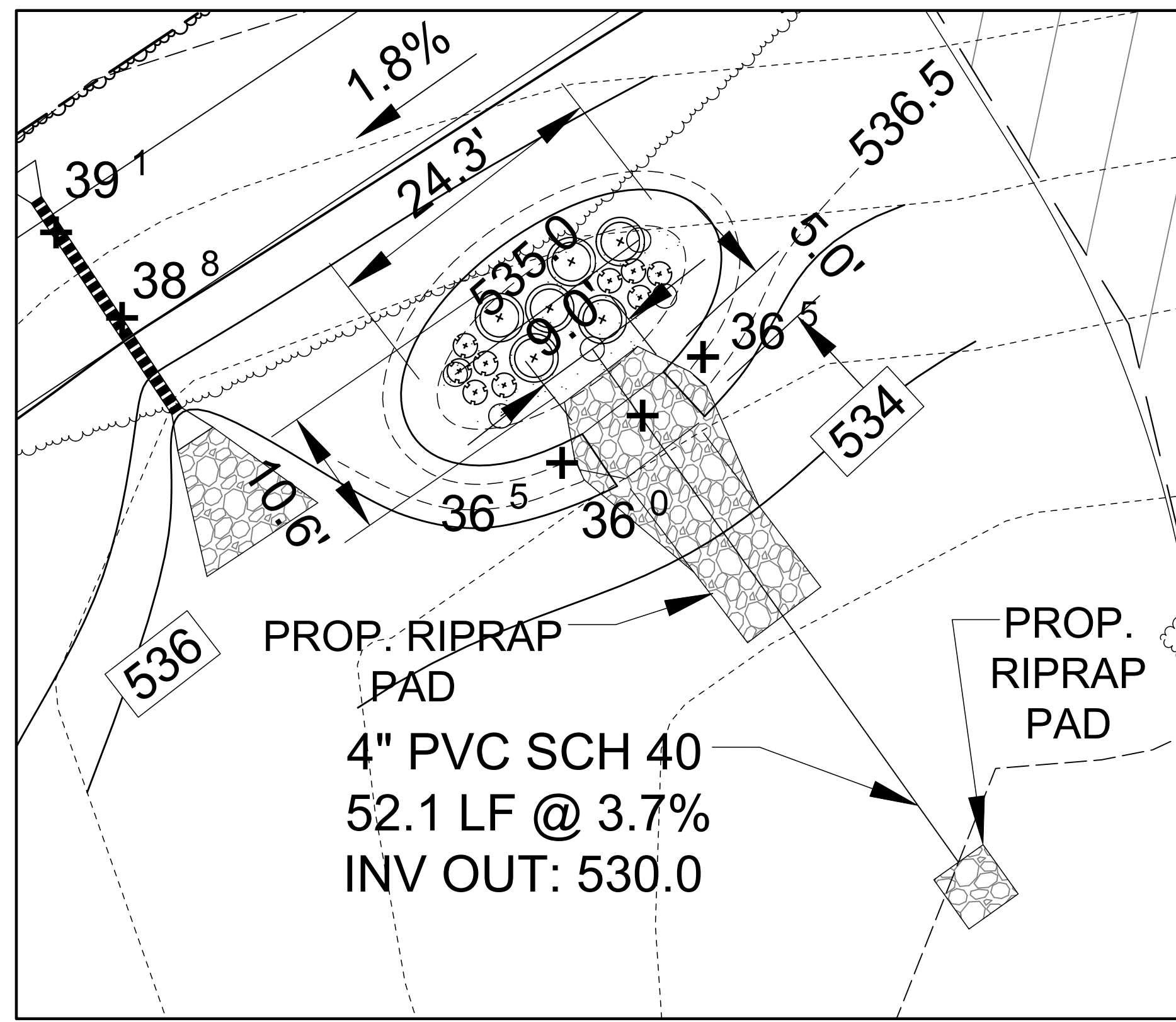
	<b>SILL ENGINEERING GROUP, LLC</b> 16005 Frederick Road, 2nd Floor Woodbine, Maryland 21797 Phone: 443.325.5076 Fax: 410.696.2022 Email: info@sillengineering.com Civil Engineering for Land Development	DESIGN BY: PS DRAWN BY: TB CHECKED BY: PS SCALE: AS SHOWN DATE: APRIL 6, 2023 PROJECT #: 20-022 SHEET #: 5 of 8
	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. 32025, EXPIRATION DATE JUNE 20, 2023.	

### MATERIALS SPECIFICATIONS FOR MICRO-BIORETENTION, RAIN GARDEN & LANDSCAPE INFILTRATION

PLANTINGS	SPECIFICATION	SIZE	NOTES
PLANTING SOIL (2'-4" TO 4" DEEP)	LOAMY SAND (60% - 65%) & COMPOST (35%-40%) OR SANDY LOAM (30%), COARSE SAND (30%) & COMPOST (40%)	N/A	PLANTINGS ARE SITE-SPECIFIC. SEE PLANT LIST THIS SHEET
ORGANIC CONTENT	MIN. 10% BY DRY WEIGHT (ASTM-D-2974)		
PEA GRAVEL DIAPHRAGM	PEA GRAVEL: ASTM-D-448	NO. 8 OR NO. 9 (1/2" TO 3/8")	AGED 6 MONTHS, MINIMUM. NO PINE OR WOOD CHIPS
CURTAIN DRAIN (IF REQUIRED)	ORNAMENTAL STONE: WASHED COBBLES	STONE: 2" TO 5"	
GEOTEXTILE		N/A	PE TYPE 1 NONWOVEN
UNDERDRAIN GRAVEL	AASHTO M-43	NO. 57 OR NO. 6 AGGREGATE (3/8" TO 3/4")	
UNDERDRAIN PIPING	F 758, TYPE PS 28 OR AASHTO M-278	4" TO 6" RIGID SCHEDULE 40 PVC OR SDR35	SLOTTED OR PERFORATED PIPE, 3/8" PERF. @ 6" ON CENTER, 4 HOLES PER ROW; MINIMUM OF 3" OF GRAVEL OVER PIPES; NOT NECESSARY UNDERGATH PIPES. PERFORATED PIPE SHALL BE WRAPPED WITH 1/4" GALVANIZED HARDWARE CLOTH.
POURED IN PLACE CONCRETE (IF REQUIRED)	MSHA MX NO. 3, F <sub>c</sub> = 3500 PSI @ 28 DAYS, NORMAL WEIGHT, AIR-ENTRAINED, REINFORCING TO MEET ASTM-M15-80	N/A	ON-SITE TESTING OF POURED-IN-PLACE CONCRETE REQUIRED: 28 DAY STRENGTH AND SLUMP TEST; ALL CONCRETE DESIGN (CAST-IN-PLACE OR PRE-CAST) NOT USING PREVIOUSLY APPROVED STATE OR LOCAL STANDARDS REQUIRES DESIGN DRAWINGS SEALED AND APPROVED BY A PROFESSIONAL STRUCTURAL ENGINEER LICENSED IN THE STATE OF MARYLAND. DESIGN TO INCLUDE MEETING ACI CODE 350-R/88; VERTICAL LOADING (H-10 OR H-20); ALLOWABLE HORIZONTAL LOADING (BASED ON SOIL PRESSURES); AND ANALYSIS OF POTENTIAL CRACKING.
SAND	AASHTO-M-6 OR ASTM-C-33	0.02" TO 0.04"	SAND SUBSTITUTIONS SUCH AS DIABASE AND GRAYSTONE (AASHTO) #10 ARE NOT ACCEPTABLE. NO CALCIUM CARBONATED OR DOLOMITIC SAND SUBSTITUTIONS ARE ACCEPTABLE. NO "ROCK DUST" CAN BE USED FOR SAND.



PLAN VIEW MICRO-BIORETENTION FACILITY #1  
SCALE: 1"=10'



LANDSCAPE PLAN VIEW MICRO-BIORETENTION FACILITY #1  
SCALE: 1"=10'

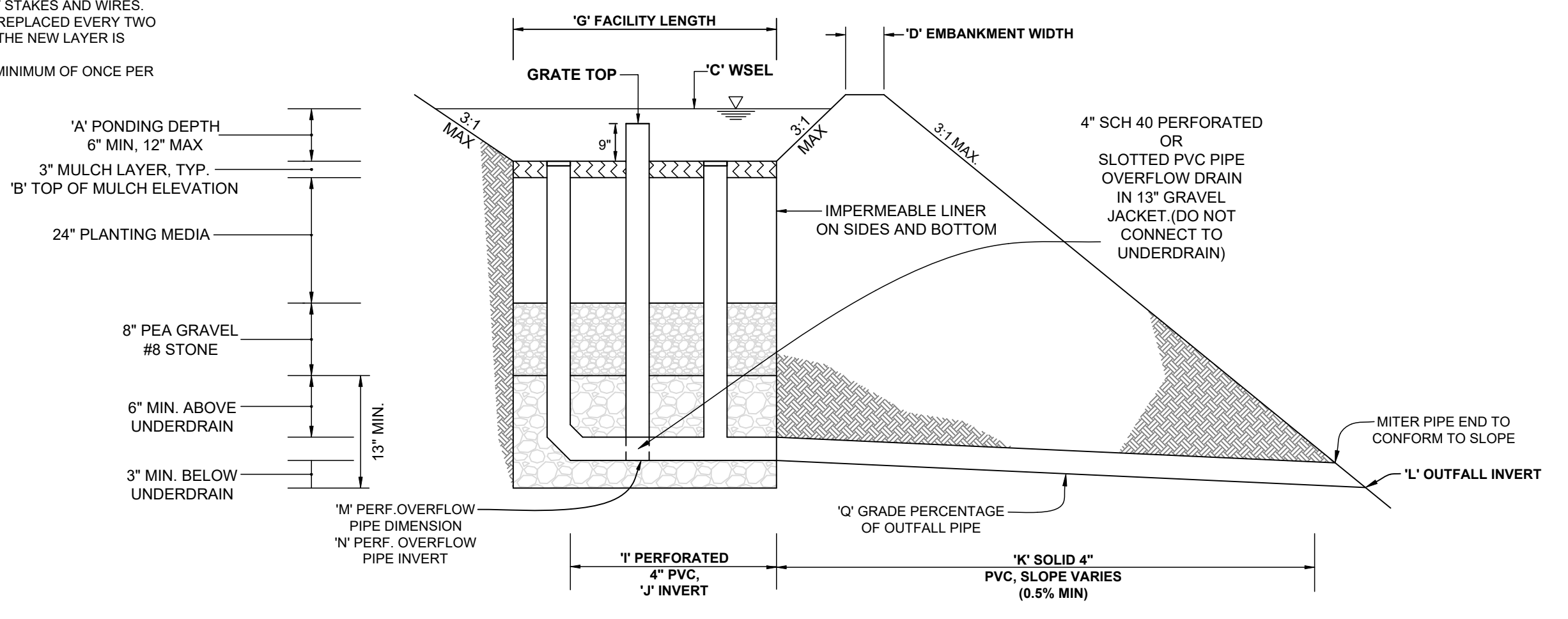
### OPERATION AND MAINTENANCE SCHEDULE FOR PRIVATELY OWNED AND MAINTAINED MICRO-BIORETENTION FACILITIES (M-6)

- THE OWNER SHALL MAINTAIN THE PLANT MATERIAL, MULCH LAYER AND SOIL LAYER ANNUALLY. MAINTENANCE OF MULCH AND SOIL IS LIMITED TO CORRECTING AREAS OF EROSION OR WASH OUT. ANY MULCH REPLACEMENT SHALL BE DONE IN THE SPRING. PLANT MATERIAL SHALL BE CHECKED FOR DISEASE AND INSECT INFESTATION AND MAINTENANCE WILL ADDRESS DEAD MATERIAL AND PRUNING. ACCEPTABLE REPLACEMENT PLANT MATERIAL IS LIMITED TO THE FOLLOWING: 2000 MARYLAND STORMWATER DESIGN MANUAL, VOLUME II, TABLE A.4.1 AND 2.
- THE OWNER SHALL PERFORM A PLANT INSPECTION IN THE SPRING AND IN THE FALL OF EACH YEAR. DURING THE INSPECTION, THE OWNER SHALL REMOVE DEAD OR DISEASED VEGETATION CONSIDERED BEYOND TREATMENT, REPLACE DEAD PLANT MATERIAL WITH ACCEPTABLE REPLACEMENT PLANT MATERIAL, TREAT DISEASED TREES AND SHRUBS, AND REPLACE ALL DEFICIENT STAKES AND WIRES.
- THE OWNER SHALL INSPECT THE MULCH EACH SPRING. THE MULCH SHALL BE REPLACED EVERY TWO TO THREE YEARS. THE PREVIOUS MULCH LAYER SHALL BE REMOVED BEFORE THE NEW LAYER IS APPLIED.
- THE OWNER SHALL CORRECT SOIL EROSION ON AN AS NEEDED BASIS, WITH A MINIMUM OF ONCE PER MONTH AND AFTER EACH HEAVY STORM.

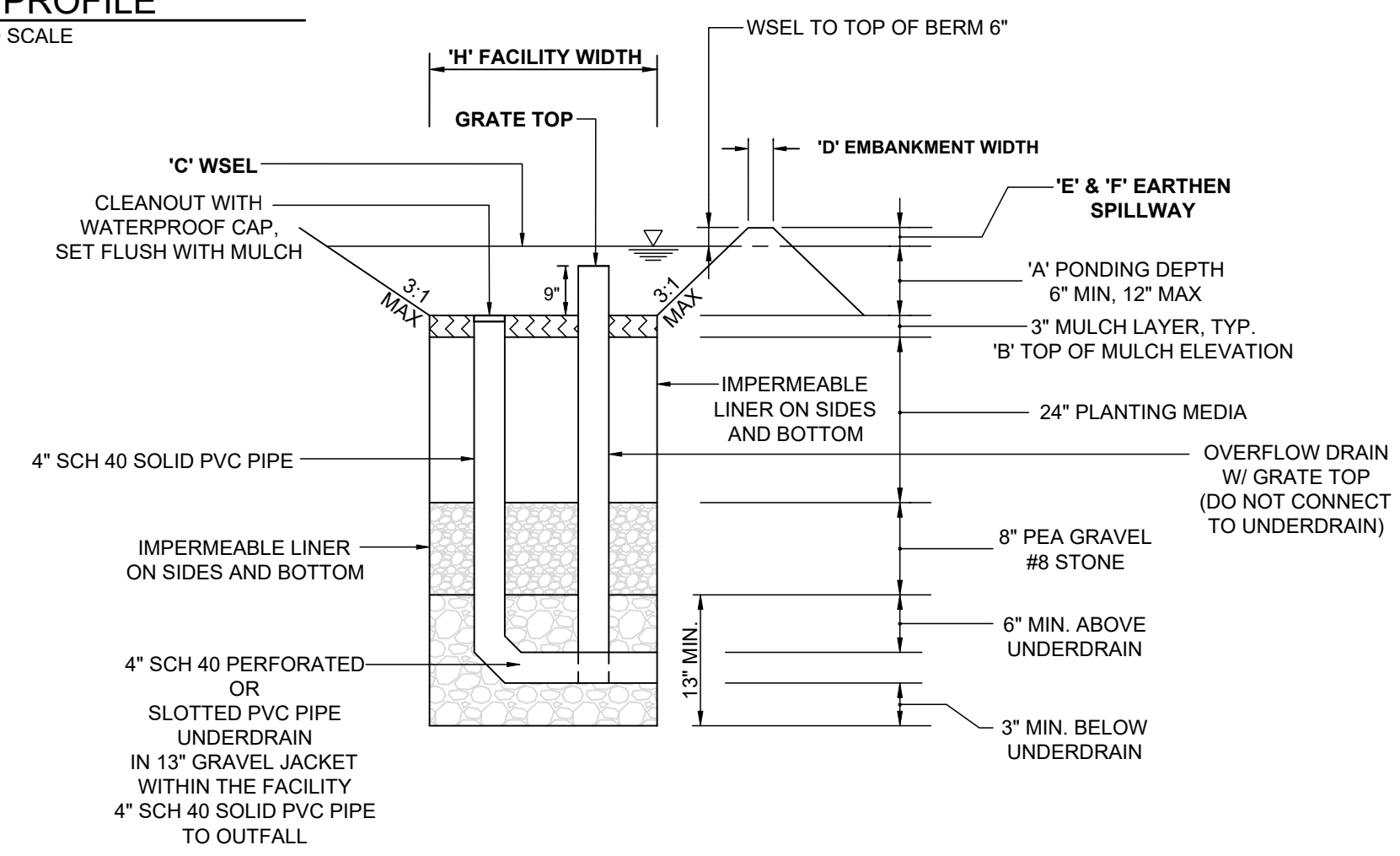
### BIORETENTION ELEVATIONS AND DIMENSIONS

DESCRIPTION	BIO 1
'A' PONDING DEPTH	1.0'
'B' TOP OF MULCH	535.00
'C' WSEL	536.00
'D' EMBANKMENT WIDTH	2.0'
'E' SPILLWAY WIDTH	9.0'
'F' SPILLWAY LENGTH	5.0'
'G' FACILITY LENGTH	24.4'
'H' FACILITY WIDTH (AVERAGE)	10.6'
'I' PERF. UNDERDRAIN PIPE DIMENSION	8.0'
'J' UNDERDRAIN PIPE INVERT	531.92
'K' SOLID UNDERDRAIN DIMENSION	52.1'
'L' OUTFALL INVERT	530.0
'M' PERF. OVERFLOW PIPE DIMENSION	20.8'
'N' OVERFLOW PIPE INVERT	531.92
'O' GRAVEL STORAGE DEPTH	N/A*
'P' BOTTOM ELEVATION OF FACILITY	531.75
'Q' GRADE % OF OUTFALL PIPE	3.7%

\* IMPERMEABLE LINER, NO STORAGE



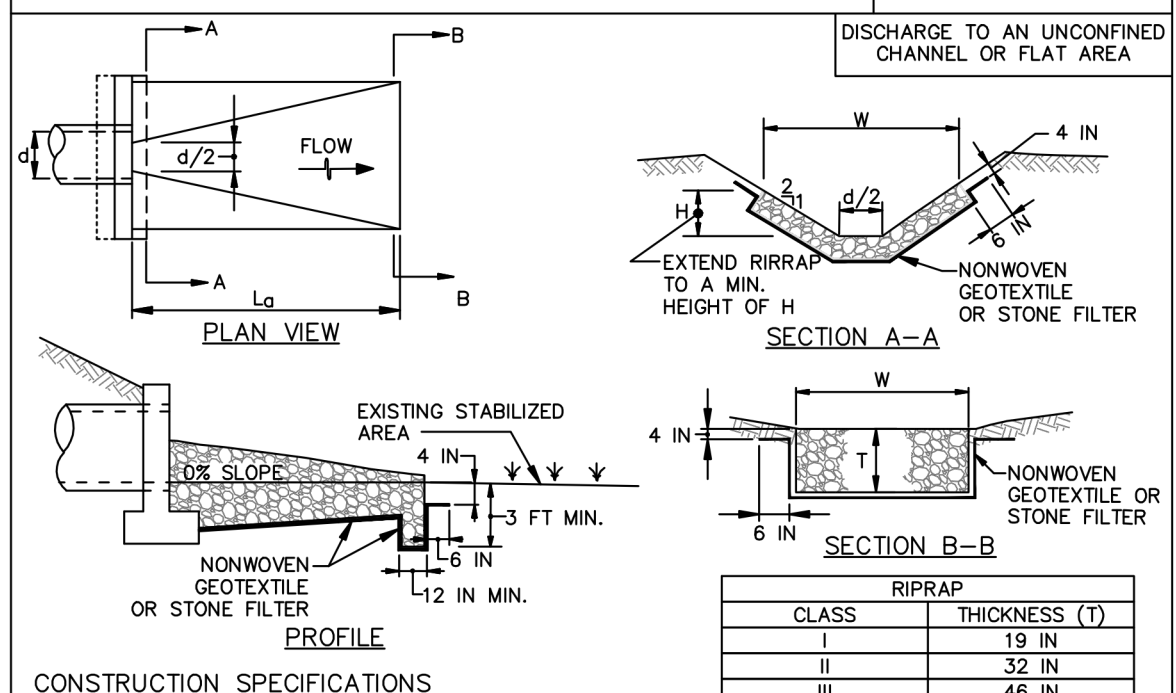
BIORETENTION FACILITY TYPICAL PROFILE  
NOT TO SCALE



BIORETENTION FACILITY TYPICAL SECTION  
NOT TO SCALE

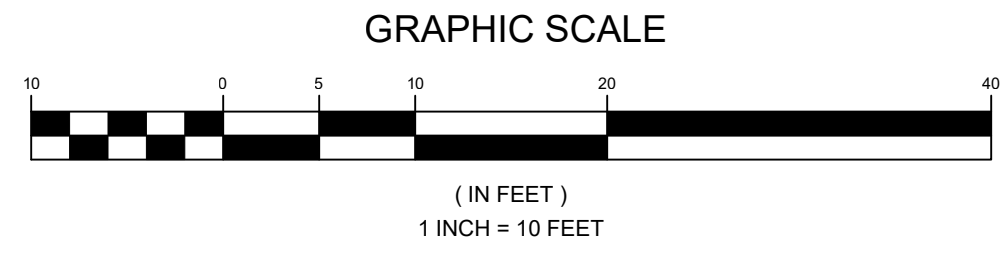
- NOTES:
- FOR ADDITIONAL INFORMATION, SEE THE MICRO-BIORETENTION FACILITY DETAIL D-9.03 IN THE 2000 MARYLAND STORMWATER DESIGN MANUAL, VOLUMES I AND II.
  - SEE CHART, THIS SHEET, FOR ELEVATIONS AND DISTANCES
  - BIO 1 TO HAVE AN IMPERMEABLE LINER
  - ALL PERFORATED 3D PVC PIPE WILL BE WRAPPED IN 1-INCH WIRE MESH FABRIC

### DETAIL D-4-1-C ROCK OUTLET PROTECTION III



- CONSTRUCTION SPECIFICATIONS
- RIPRAP AND STONE MUST CONFORM TO THE SPECIFIED CLASS.
  - USE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS, AND PROTECT FROM PUNCTURING, CUTTING, OR TEARING. REPAIR ANY DAMAGE OTHER THAN AN OCCASIONAL SMALL HOLE BY PLACING ANOTHER PIECE OF GEOTEXTILE OVER THE DAMAGED PART OR BY COMPLETELY REPLACING THE GEOTEXTILE. PROVIDE A MINIMUM OF ONE FOOT OVERLAP FOR ALL REPAIRS AND FOR JOINING TWO PIECES OF GEOTEXTILE TOGETHER.
  - PREPARE THE SUBGRADE FOR GEOTEXTILE OR STONE FILTER (3/4 TO 1 1/2 INCH MINIMUM STONE FOR 6 INCH MINIMUM DEPTH) AND RIPRAP TO THE REQUIRED LINES AND GRADES. COMPACT ANY FILL REQUIRED IN THE SUBGRADE TO A DENSITY OF APPROXIMATELY THAT OF THE SURROUNDING UNDISTURBED MATERIAL.
  - EXTEND GEOTEXTILE AT LEAST 6 INCHES BEYOND EDGES OF RIPRAP AND EMBED AT LEAST 4 INCHES AT SIDES OF RIPRAP.
  - CONSTRUCT RIPRAP OUTLET TO FULL COURSE THICKNESS IN ONE OPERATION AND IN SUCH A MANNER AS TO AVOID DISPLACEMENT OF UNDERLYING MATERIALS. PLACE STONE FOR RIPRAP OUTLET IN A MANNER THAT WILL ENSURE THAT IT IS REASONABLY HOMOGENEOUS WITH THE SMALLER STONES AND SPALLS FILLING THE VOIDS BETWEEN THE LARGER STONES. PLACE RIPRAP IN A MANNER TO PREVENT DAMAGE TO THE FILTER BLANKET OR GEOTEXTILE. HAND PLACE TO THE EXTENT NECESSARY.
  - WHERE NO ENDWALL IS USED, CONSTRUCT THE UPSTREAM END OF THE APRON SO THAT THE WIDTH IS TWO TIMES THE DIAMETER OF THE OUTLET PIPE, AND EXTEND THE STONE UNDER THE OUTLET BY A MINIMUM OF 18 INCHES.
  - CONSTRUCT APRON WITH 0% SLOPE ALONG ITS LENGTH AND WITHOUT OBSTRUCTIONS. PLACE STONE SO THAT IT BLENDS IN WITH EXISTING GROUND.
  - MAINTAIN LINE, GRADE, AND CROSS SECTION. KEEP OUTLET FREE OF EROSION. REMOVE ACCUMULATED SEDIMENT AND DEBRIS. AFTER HIGH FLOWS INSPECT FOR SCOUR AND RIPRAP DISLODGED RIPRAP. MAKE NECESSARY REPAIRS IMMEDIATELY.

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL  
U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011 MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION D.22



### OWNER/DEVELOPER

ISABEL MACHADO  
13325 FORSYTHE ROAD  
SYKESVILLE, MD 21784  
ISABEL\_MACHADO@HCPSS.ORG  
(443)-812-5981

### STORMWATER MANAGEMENT PLAN, NOTES & DETAILS MACHADO PROPERTY - LOTS 1 & 2

13325 FORSYTHE ROAD  
ZONING: RC-DEO  
TAX MAP 4 GRID 21 3RD ELECTION DISTRICT  
PARCEL 65 HOWARD COUNTY, MARYLAND

	<b>SILL ENGINEERING GROUP, LLC</b> 16005 Frederick Road, 2nd Floor Woodbine, Maryland 21797 Phone: 443.325.5076 Fax: 410.696.2022 Email: info@sillengineering.com Civil Engineering for Land Development	DESIGN BY: PS DRAWN BY: TB CHECKED BY: PS SCALE: AS SHOWN DATE: APRIL 6, 2023 PROJECT #: 20-022 SHEET #: 6 of 8
	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. 32025, EXPIRATION DATE JUNE 20, 2023.	

NO.	DESCRIPTION	DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
 4/27/2023  
 Paul Marco  
 CHIEF ENGINEERING DIVISION  
 DATE 4/26/2023  
 CHIEF DIVISION OF LAND DEVELOPMENT

SOILS LEGEND			
SYMBOL	NAME / DESCRIPTION	GROUP	'K' FACTOR
GgB	GLENELG LOAM, 3 TO 8 PERCENT SLOPES	B	0.24
GgC	GLENELG LOAM, 8 TO 15 PERCENT SLOPES	B	0.24
GmC	GLENVILLE SILT LOAM, 8 TO 15 PERCENT SLOPES	C	0.43
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MkF	MANOR-BRINKLOW LOAM, 25 TO 65 PERCENT SLOPES	B	0.32

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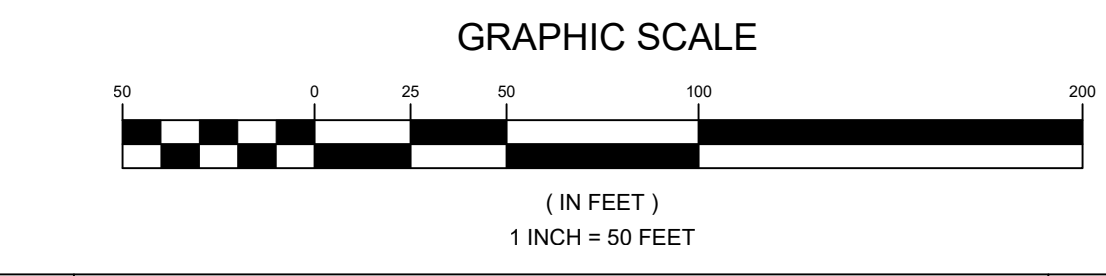
LEGEND	
EXISTING CONTOUR GIS	EXISTING CONTOUR FIELD RUN
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DIRECTION OF FLOW	EXISTING PASSED PERCOLATION TEST HOLE
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EXISTING STREAM	EX. STEEP SLOPES >25%
STREAM BUFFER	EX. WELL
EXISTING WETLAND	EX. WELL
WETLAND BUFFER	FUTURE WELL
SOIL BOUNDARY	PROPOSED 12" CULVERT
EXISTING OVERHEAD WIRES	AREA OF 100-YEAR FLOODPLAIN
EXISTING 100-YEAR FLOODPLAIN	LANDSCAPE PERIMETER INDICATOR

SCHEDULE A PERIMETER LANDSCAPE EDGE				
CATEGORY	ADJACENT TO ROADWAYS	ADJACENT TO PERIMETER PROPERTIES		
PERIMETER FRONTAGE DESIGNATION	1	2	3	4
LINEAR FEET OF ROADWAY	196.71(NONE)	851.27(A)	688.81(A)	803.96(A)
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	-	YES	YES	YES
REMAINING PERIMETER LENGTH (YES, NO, LINEAR FEET)	-	851.27	688.81	803.96
CREDIT FOR WALL, FENCE OR BERM (YES, NO, LINEAR FEET)	-	0.0	0.0	0.0
REMAINING PERIMETER LENGTH	-	NO	NO	NO
NUMBER OF PLANTS REQUIRED	-	1:60=15	1:60=12	1:60=14
SHRUBS	-	-	-	-
SHADE TREES	-	1:60=15	1:60=12	1:60=14
EVERGREEN TREES	-	-	-	-
NUMBER OF PLANTS PROVIDED	-	SEE NOTE 1	-	-
SHADE TREES	-	1:60=0	1:60=0	1:60=0
EVERGREEN TREES	-	-	-	-
SHRUBS	-	-	-	-

NOTE:  
 1. WE REQUEST FOR AN ALTERNATIVE COMPLIANCE TO THE LANDSCAPE MANUAL TO USE A PORTION OF THE WOODLANDS ON THE ADJACENT PROPERTY FOR THE REQUIRED LANDSCAPING PLANTINGS. THE PROPERTY, THE HUGG THOMAS WILDLIFE FARM, IS A WILDLIFE MANAGEMENT AREA MANAGED BY THE MARYLAND DEPARTMENT OF NATURAL RESOURCES WILDLIFE AND HERITAGE SERVICE WHO MISSION IS TO CONSERVE AND ENHANCE DIVERSE WILDLIFE POPULATIONS AND ASSOCIATED HABITATS.

**LANDSCAPE PLAN NOTES**

- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISION OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. BECAUSE CREDIT IS BEING TAKEN FOR THE EXISTING VEGETATION ALONG THE PERIMETERS, NO FINANCIAL SURETY WILL NEED TO BE POSTED.
- AT THE TIME OF INSTALLMENT, ALL SHRUBS AND OTHER PLANTINGS HEREWITH LISTED AND APPROVED FOR THIS SITE, SHALL BE OF THE PROPER HEIGHT REQUIREMENTS IN ACCORDANCE WITH THE HOWARD COUNTY LANDSCAPING MANUAL. IN ADDITION, NO SUBSTITUTIONS OR RELOCATION OF REQUIRED PLANTINGS MAY BE MADE WITHOUT PRIOR REVIEW AND APPROVAL FROM THE DEPARTMENT OF PLANNING AND ZONING. ANY DEVIATION FROM THIS APPROVED LANDSCAPE PLAN MAY RESULT IN DENIAL OR DELAY IN THE RELEASE OF LANDSCAPE SURETY UNTIL SUCH TIME AS ALL REQUIRED MATERIALS ARE PLANTED AND/OR REVISIONS ARE MADE TO APPLICABLE PLANS AND CERTIFICATES.
- THE OWNER, TENANT, AND/OR THEIR AGENTS SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE REQUIRED LANDSCAPING, INCLUDING BOTH PLANT MATERIALS AND BERMS, FENCES AND WALLS. ALL PLANT MATERIALS SHALL BE MAINTAINED IN GOOD GROWING CONDITION, AND WHEN NECESSARY, REPLACED WITH NEW MATERIALS TO ENSURE CONTINUED COMPLIANCE WITH APPLICABLE REGULATIONS. ALL OTHER REQUIRED LANDSCAPING SHALL BE PERMANENTLY MAINTAINED IN GOOD CONDITION, AND WHEN NECESSARY, REPAIRED OR REPLACED.



**APPROVED:** HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Designed by: *Paul Amaro* DATE: 4/27/2023

Checked by: *Paul Amaro* DATE: 4/26/2023

Chief, DIVISION OF LAND DEVELOPMENT DATE: April-10-23

**DEVELOPER'S CERTIFICATE**

I CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE ACCORDING TO THE PLAN, SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE HOWARD COUNTY LANDSCAPE MANUAL. I FURTHER CERTIFY THAT UPON COMPLETION, A LETTER OF LANDSCAPE INSTALLATION, ACCOMPANIED BY AN EXECUTED ONE(1) YEAR GUARANTEE OF PLANT MATERIALS, WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

Isabel Machado DATE: April-10-23

Isabel Machado DATE:

**OWNER/DEVELOPER**

ISABEL MACHADO  
 13325 FORSYTHE ROAD  
 SYKESVILLE, MD 21784  
 ISABEL\_MACHADO@HCPSS.ORG  
 (443)-812-5981

**LANDSCAPING PLAN**

**MACHADO PROPERTY - LOTS 1 & 2**

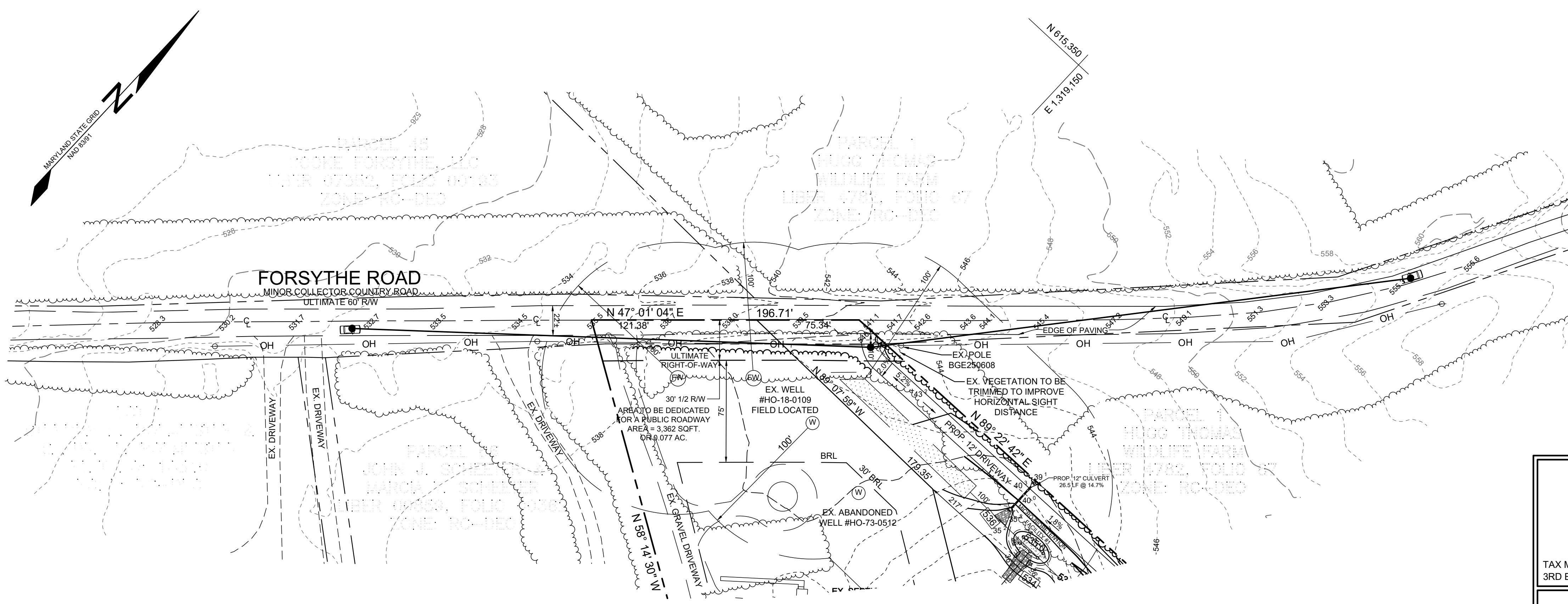
13325 FORSYTHE ROAD  
 ZONING: RC-DEO

TAX MAP 4 GRID 21  
 3RD ELECTION DISTRICT

PARCEL 65  
 HOWARD COUNTY, MARYLAND

DESIGN BY: PS  
 DRAWN BY: TB  
 CHECKED BY: PS  
 SCALE: AS SHOWN  
 DATE: APRIL 6, 2023  
 PROJECT #: 20-022  
 SHEET #: 7 of 8

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. 32025, EXPIRATION DATE JUNE 20, 2023.



- SIGHT DISTANCE DATA**
- THIS DESIGN IS IN ACCORDANCE WITH SECTION 2.5.B.9 OF THE HOWARD COUNTY DESIGN MANUAL, VOLUME III DATED DECEMBER 2017.
  - FORSYTHE ROAD IS CLASSIFIED AS A MINOR COLLECTOR COUNTRY ROAD.
  - THIS SIGHT DISTANCE IS BASED ON THE 95TH PERCENTILE TAKEN FROM A SEVEN DAY, 24 HR. PER-DAY SPEED STUDY, COMPLETED BY MARS GROUP, INC. IN OCTOBER OF 2022. THAT STUDY FOUND A SOUTHBOUND SPEED OF 46.35 MPH AND A NORTHBOUND SPEED OF 47.70 MPH.
  - PER TABLE 2-3 STOPPING SIGHT DISTANCE IN THE HOWARD COUNTY DESIGN MANUAL:
    - STOPPING SIGHT DISTANCE LEFT = 381'
    - SSD =  $(1.47)(47.70)(2.5) + \frac{47.70^2}{30((11.2-32.2) + 0.02)}$
    - STOPPING SIGHT DISTANCE RIGHT = 400'
    - SSD =  $(1.47)(46.35)(2.5) + \frac{46.35^2}{30((11.2-32.2) + 0.02)}$
  - THE ELEVATIONS AND TWO-FOOT CONTOURS SHOWN HEREON ARE BASED ON A FIELD RUN TOPOGRAPHICAL SURVEY PREPARED BY NTT ASSOCIATES, INC. IN JANUARY OF 2021 AND OCTOBER OF 2022.
  - THE EYE HEIGHT OF 3.5' AND AN OBJECT HEIGHT OF 2.0' WAS USED.
  - FORSYTHE ROAD HAS A 30' PRESCRIPTIVE RIGHT-OF-WAY (15' FROM THE CENTERLINE). CONTRACTOR TO TRIM AND MAINTAIN VEGETATION ALONG FORSYTHE ROAD, WITHIN THE PRESCRIPTIVE RIGHT-OF-WAY ON OUR PROPERTY. TRIMMING VEGETATION ON THE ADJACENT PROPERTY, WITHIN THE PRESCRIPTIVE RIGHT-OF-WAY REQUIRES PERMISSION FROM THE PROPERTY OWNER.

**STOPPING SIGHT DISTANCE ANALYSIS**  
**MACHADO PROPERTY - LOTS 1 & 2**  
13325 FORSYTHE ROAD  
ZONING: RC-DEO

TAX MAP 4 GRID 21  
3RD ELECTION DISTRICT

PARCEL 65  
HOWARD COUNTY, MARYLAND

**SILL ENGINEERING GROUP, LLC**  
16005 Frederick Road, 2nd Floor  
Woodbine, Maryland 21797  
Phone: 443.325.5076  
Fax: 410.696.2022  
Email: info@sillengineering.com  
Civil Engineering for Land Development

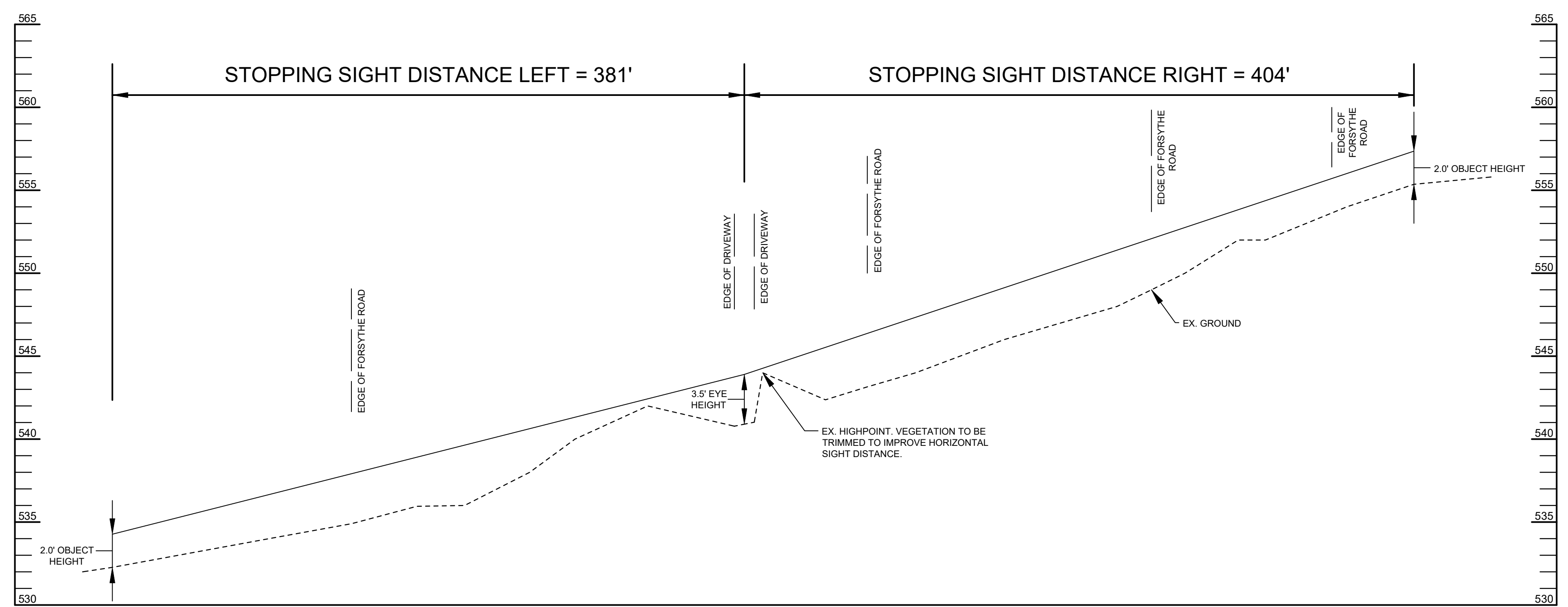
DESIGN BY: PS  
DRAWN BY: TB  
CHECKED BY: PS  
SCALE: AS SHOWN  
DATE: APRIL 6, 2023  
PROJECT #: 20-022  
SHEET #: 8 OF 8

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. 20225, EXPIRATION DATE JUNE 20, 2023

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Decided by:	4/26/2023
Decided by:	DATE
Decided by:	4/27/2023
Decided by:	DATE

NO.	DESCRIPTION	DATE





**Certificate Of Completion**

Envelope Id: 952227E27ECD4D089985E9918EE84F16	Status: Completed
Subject: Complete with DocuSign: F-22-037 - Machado	
Source Envelope:	
Document Pages: 8	Signatures: 16
Certificate Pages: 5	Initials: 0
AutoNav: Enabled	Envelope Originator:
Enveloped Stamping: Enabled	Laura Boone
Time Zone: (UTC-05:00) Eastern Time (US & Canada)	Ellicott City, MD 21043
	leboone@howardcountymd.gov
	IP Address: 167.102.191.18

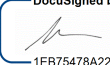
**Record Tracking**

Status: Original 4/26/2023 11:49:24 AM	Holder: Laura Boone leboone@howardcountymd.gov	Location: DocuSign
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**Signer Events**

Anthony Cataldo  
acataldo@howardcountymd.gov  
Division Chief  
Howard County Government  
Security Level: Email, Account Authentication (None)

**Signature**

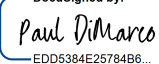
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Viewed: 4/26/2023 12:31:13 PM  
Signed: 4/26/2023 12:32:40 PM

**Electronic Record and Signature Disclosure:**  
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Paul DiMarco  
pdimarco@howardcountymd.gov  
Security Level: Email, Account Authentication (None)

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**In Person Signer Events**

**Signature**

**Timestamp**

**Editor Delivery Events**

**Status**

**Timestamp**

**Agent Delivery Events**

**Status**

**Timestamp**

**Intermediary Delivery Events**

**Status**

**Timestamp**

**Certified Delivery Events**

**Status**

**Timestamp**

**Carbon Copy Events**

**Status**

**Timestamp**

Terry Bromery  
tbromery@howardcountymd.gov  
Security Level: Email, Account Authentication (None)

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Sent: 4/27/2023 8:35:28 AM  
Viewed: 4/27/2023 10:27:01 AM

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Justin Schleicher  
jschleicher@howardcountymd.gov  
Security Level: Email, Account Authentication (None)

**COPIED**

Sent: 4/27/2023 8:35:30 AM  
Viewed: 4/27/2023 9:16:22 AM

Carbon Copy Events	Status	Timestamp
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**Electronic Record and Signature Disclosure:**  
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Lisa Kenney  
lkenney@howardcountymd.gov  
Planning Support Tech II  
Howard County government  
Security Level: Email, Account Authentication  
(None)

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Sent: 4/27/2023 8:35:31 AM  
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**Electronic Record and Signature Disclosure:**  
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Witness Events	Signature	Timestamp
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Notary Events	Signature	Timestamp
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Envelope Summary Events	Status	Timestamps
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Certified Delivered	Security Checked	4/27/2023 8:34:59 AM
Signing Complete	Security Checked	4/27/2023 8:35:24 AM
Completed	Security Checked	4/27/2023 8:35:31 AM

Payment Events	Status	Timestamps
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Electronic Record and Signature Disclosure
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Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through the DocuSign system all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures

electronically from us.

**How to contact Howard County Government:**

You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:

To contact us by email send messages to: [glovelace@howardcountymd.gov](mailto:glovelace@howardcountymd.gov)

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To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at [glovelace@howardcountymd.gov](mailto:glovelace@howardcountymd.gov) and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..

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- ii. send us an e-mail to [glovelace@howardcountymd.gov](mailto:glovelace@howardcountymd.gov) and in the body of such request you must state your e-mail, full name, US Postal Address, and telephone number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

**Required hardware and software**

Operating Systems:	Windows® 2000, Windows® XP, Windows Vista®; Mac OS® X
Browsers:	Final release versions of Internet Explorer® 6.0 or above (Windows only); Mozilla Firefox 2.0 or above (Windows and Mac); Safari™ 3.0 or above (Mac only)
PDF Reader:	Acrobat® or similar software may be required to view and print PDF files
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	Allow per session cookies

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