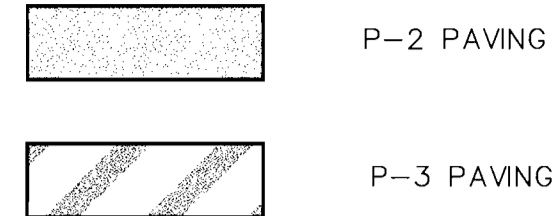


SHEET INDEX	
NO.	DESCRIPTION
1	SITE DEVELOPMENT PLAN
2	DRAINAGE AREA MAP AND DETAILS
3	SEDIMENT CONTROL PLAN, NOTES AND DETAILS
4	LANDSCAPE PLAN

THE CONSTRUCTION OF THE PROPOSED 8" WATER, FH, 3" BLOWOFF AND THE ABANDONMENT OF THE EX. 3/4" WHC, AND VAULT IS TO BE DONE BY HOWARD COUNTY PERSONNEL UNDER AN ADVANCED DEPOSIT AGREEMENT.

PAVING LEGEND



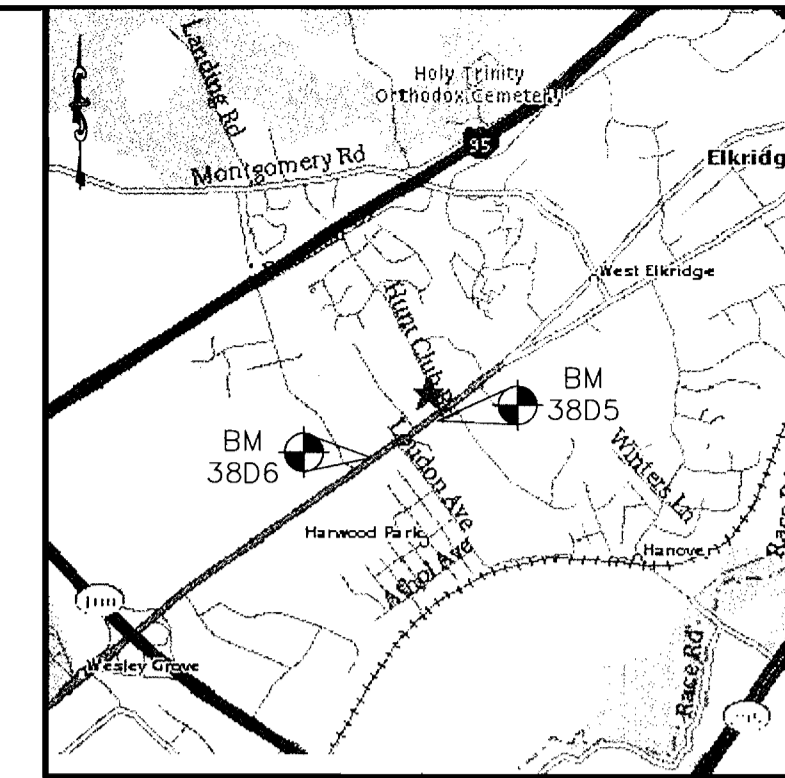
* LIGHT FIXTURE IS TO BE 150 WATT HPS VAPOR PENDANT FIXTURE (CUTOFF) MOUNTED AT 30' ON A BRONZE FIBERGLASS POLE USING A 12' ARM LOCATED NO LESS THAN 4' FROM BACK OF CURB

BM. 38D5 ELEV. 173.75

STANDARD HOWARD COUNTY SURVEY DISC SET ON CONCRETE MONUMENT 5.6' BEHIND CURB AND 38.0' WEST OF FIRE HYDRANT NORTH OF HOWARD LANE.

BM. 38D6 ELEV. 175.27

STANDARD HOWARD COUNTY SURVEY DISC ON CONCRETE MONUMENT SET FLUSH WITH GROUND 6.6' FROM CHAIN LINK FENCE OF ATLANTIC SUPPLY COMPANY AND 44.0' WEST OF LIGHT POLE SOUTH OF HOWARD LANE.



VICINITY MAP

SCALE: 1" = 200'

SITE ANALYSIS

TOTAL AREA OF PARCEL = 0.4520 AC. OF 19,689 SQ. FT.
TOTAL AREA OF THIS SUBMISSION = 0.4520 AC. OR 19,689 SQ. FT.

ZONING: B-2

PROPOSED USE = COMMERCIAL OFFICE

THERE ARE NO EXISTING OR PROPOSED SLOPES 15% OR GREATER EXCEPT AS SHOWN.

THE SOILS TYPES SHOWN ON THESE PLANS ARE OF THE BELTSVILLE SILT LOAM GROUP TYPE" AS SHOWN IN THE "HOWARD COUNTY SOILS SURVEY".

THERE ARE NO EXISTING FLOODPLAINS OR WETLANDS ON THIS SITE.
ALL EXISTING VEGETATION ON SITE IS IN THE FORM OF LAWN.

OPEN SPACE (GREEN AREA) TO REMAIN ON SITE = 9,832 SQ. FT. OR 49.9% OF GROSS AREA.

BUILDING COVERAGE OF SITE = 2,432 SQ. FT.± OR 12.4% OF GROSS AREA.

TOTAL AREA TO BE DISTURBED = 0.45 ACRES OR 19,689 SQ. FT.

PARKING TABULATION

A. BUILDING AREA INFORMATION	
1ST FLOOR : 2,128 S.F. @ 3.3 SPACES/1000 S.F. =	7.02
2ND FLOOR : 2,432 S.F. @ 3.3 SPACES/1000 S.F. =	8.03
TOTAL	15.05

B. TOTAL NUMBER OF PARKING SPACES REQUIRED =	
16	

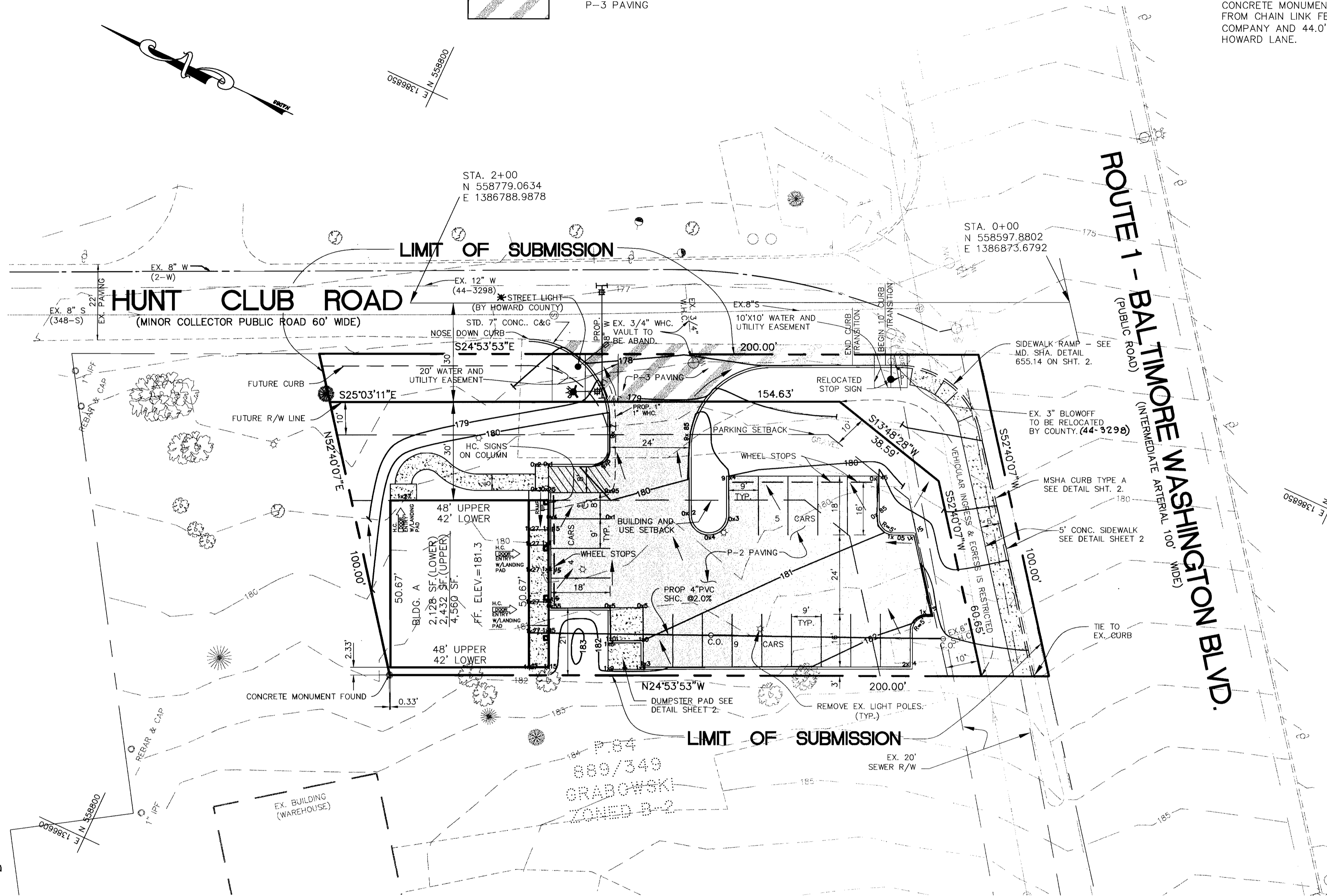
C. TOTAL NUMBER OF PARKING SPACES PROVIDED =	
18	

D. TOTAL HANDICAP SPACES REQUIRED VAN ACCESSIBLE SPACES PROVIDED =	
1	

TOTAL HANDICAP SPACES PROVIDED =	
1	

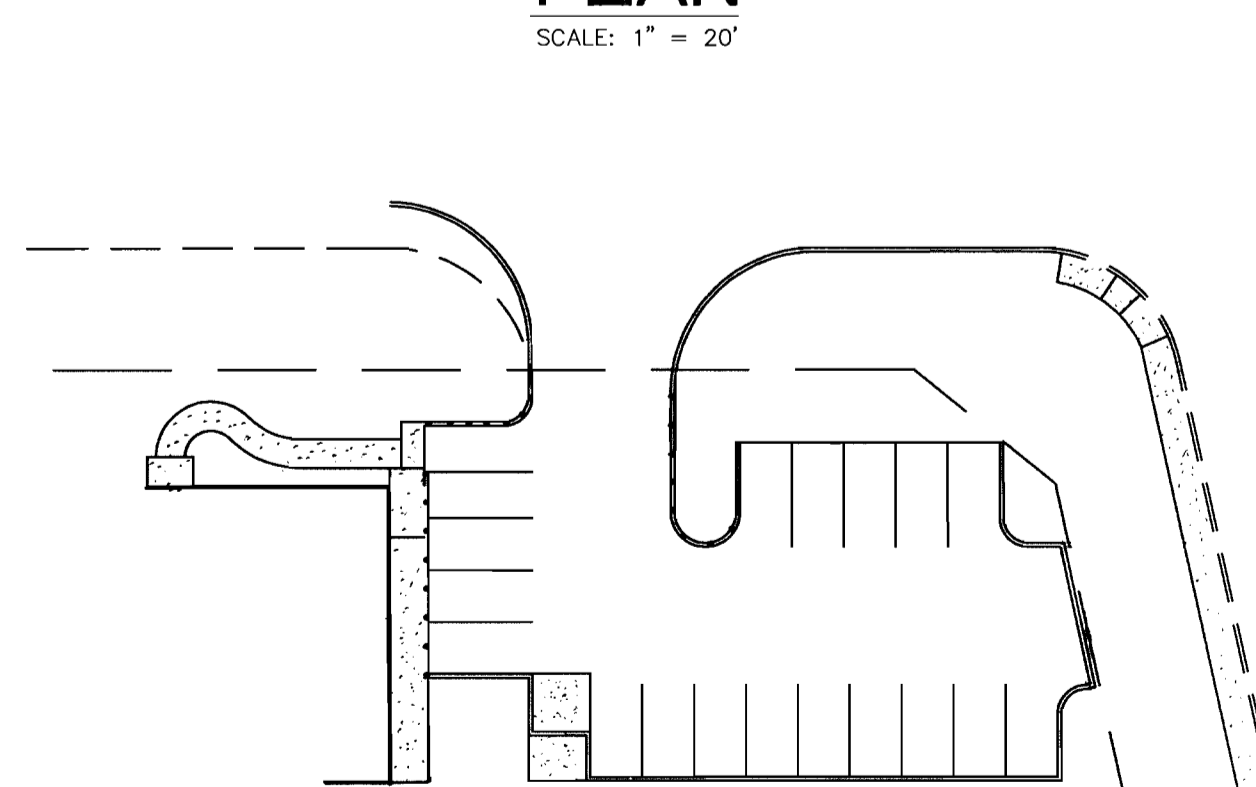
GENERAL NOTES

- ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV I.E.; STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION.
- THE LOCATIONS OF THE UTILITIES SHOWN IS APPROXIMATE ONLY. THE CONTRACTOR SHALL VERIFY THE EXISTENCE, LOCATION AND DEPTH OF ANY UTILITIES AND SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES PRIOR TO BEGINNING WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE ENGINEERING OFFICE, PHOENIX ENGINEERING, INC. AT (410) 247-8833 IN THE EVENT OF ANY DISCREPANCIES IN THE PLANS OR IN THE RELATIONSHIP OF FINISHED GRADES TO EXISTING GRADES, PRIOR TO BEGINNING WORK.
- THE CONTRACTOR SHALL NOTE THAT IN THE CASE OF DISCREPANCY BETWEEN THE SCALED AND FIGURED DIMENSIONS SHOWN ON THESE PLANS, THE FIGURED DIMENSIONS SHALL GOVERN.
- IT SHALL BE DISTINCTLY UNDERSTOOD THAT FAILURE TO MENTION SPECIFICALLY WORK WHICH WOULD NORMALLY BE REQUIRED TO COMPLETE THE PROJECT SHALL NOT RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY TO PERFORM SUCH WORK.
- CONTRACTOR TO NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST FIVE (5) DAYS BEFORE STARTING WORK ON THESE DRAWINGS:
"MISS UTILITY".....(1)(800) 257-7777
BALTIMORE GAS & ELECTRIC COMPANY.....(410) 685-0123
C&P TELEPHONE.....(410) 725-9976
AT&T CABLE LOCATION DIVISION.....(410) 393-3553
HOWARD COUNTY BUREAU OF UTILITIES.....(410) 313-4900
HOWARD COUNTY CONSTRUCTION/INSPECTION DIVISION (24 HOURS NOTICE PRIOR TO COMMENCEMENT OF WORK).....(410) 313-1880
- ALL PIPE ELEVATIONS SHOWN ARE INVERT ELEVATIONS.
- NO PIPE SHALL BE LAID UNTIL LINE OF EXCAVATION HAS BEEN BROUGHT TO SUBGRADE.
- ALL SPOT ELEVATIONS SHOWN ARE TOP OF PROPOSED PAVING OR CONCRETE. WHEN ADJACENT TO CURB, ELEVATION SHOWN IS BOTTOM OF CURB FLOWLINE.
- HANDICAP RAMPS SHALL MEET ADA REQUIREMENTS.
- THE CONTRACTOR SHALL OBTAIN THE NECESSARY BUILDING PERMITS FOR CONSTRUCTION.
- TOPO TAKEN FROM FIELD RUN SURVEY BY C. BROOKE MILLER, INC. DATED AUGUST 1999.
- ALL HORIZONTAL & VERTICAL CONTROLS ARE BASED ON MARYLAND STATE GRID COORDINATES, AS PER H.C. CONTROL POINTS 38D5 AND 38D6 (NAD 83).
- CONTRACTOR SHALL USE DIMENSIONS SHOWN, SCALING OF THESE PLANS IS DISCOURAGED UNLESS DIRECTED BY THE CIVIL ENGINEER.
- ANY DAMAGE TO COUNTY RIGHT-OF-WAY AND PAVING OF PUBLIC ROADS SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTORS EXPENSE IN ACCORDANCE WITH THE HOWARD COUNTY SPECIFICATIONS AND STANDARDS.
- ALL EXTERIOR LIGHTING WILL BE INSTALLED IN COMPLIANCE WITH SECTION 13A OF THE ZONING REGULATIONS.
- THE DEVELOPMENT OF THIS SITE REPRESENTS AN OVERALL DECREASE IN IMPERVIOUS AREA WHEN COMPARED TO PREVIOUS DEVELOPMENT SCHEME, THEREFORE THIS SITE IS EXEMPT FROM STORMWATER MANAGEMENT REGULATIONS. SEE DESIGN MANUAL, VOLUME 1, SECTION 5.1.2.B.6.
- ALL HANDICAP RAMPS WHICH EXCEED A 6" RISE AND A 6' RUN SHALL BE PROVIDED WITH HANDRAILS AS REQUIRED BY THE MD. ACCESSIBILITY CODE.
- THIS PROJECT IS EXEMPT FROM THE REQUIREMENTS FOR FOREST CONSERVATION BECAUSE IT IS A SINGLE LOT/PARCEL LESS THAN 40,000 SQUARE FEET IN SIZE.



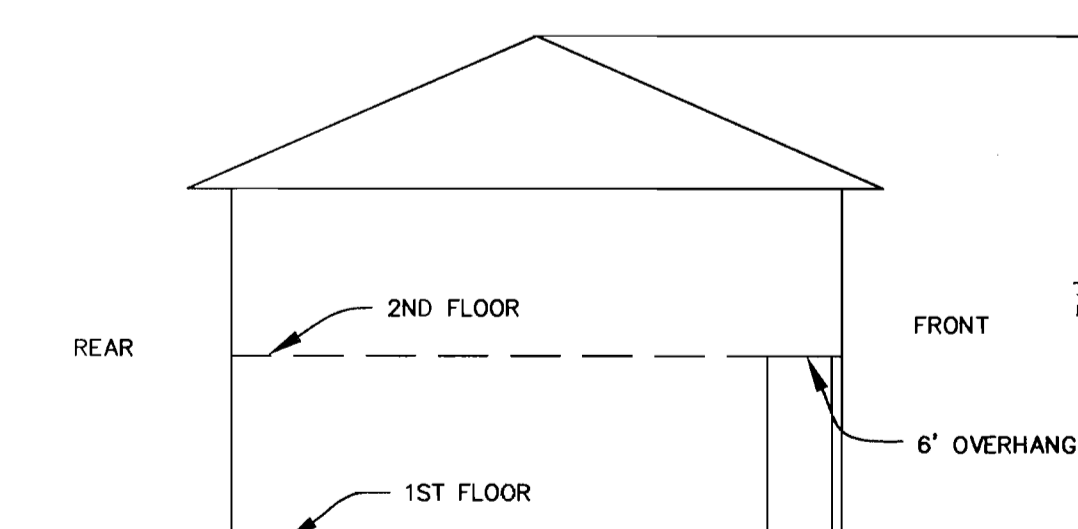
PLAN

SCALE: 1" = 20'



CURB SCHEMATIC

SCALE: 1" = 30'



BUILDING SCHEMATIC

NOT TO SCALE

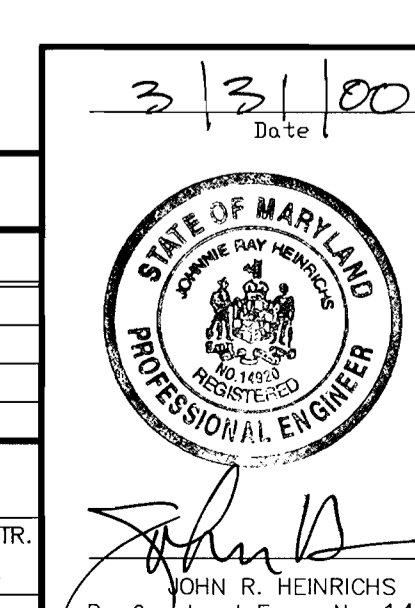
ADDRESS CHART

LOT No.	STREET ADDRESS
PARCEL 85	6170 HUNT CLUB ROAD

SUBDIVISION NAME	SECT./AREA	PARCEL
ELKRIDGE	N/A	85

L/F	BLOCK	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
602/301	74-13	B-2	MAP 38	1ST	6011.02

WATER CODE	SEWER CODE
D08	2150533



APPROVED: DEPARTMENT OF PLANNING AND ZONING	
CHIEF, DEVELOPMENT ENGINEERING DIVISION	8/9/00
Wanda Hanata	8/11/00
CHIEF, DIVISION OF LAND DEVELOPMENT	8/03
Joseph P. Smith	8/17/00

Date	No.	Revision	Description

OWNER/DEVELOPER
STANLEY NASIATKA
7705 WASHINGTON BOULEVARD
JESSUP, MARYLAND 20794
410-799-6978

PHOENIX ENGINEERING, INC.
CONSULTING ENGINEERS
813 MAIDEN CHOICE LANE, SUITE 300
BALTIMORE, MARYLAND 21228
(410) 247-8833 FAX 247-9397

AREA L/F: 602/301 ELKRIDGE HUNT CLUB MEWS PARCEL 85
6170 HUNT CLUB ROAD
TAX MAP NO. 38 ELEC. DIST. No.1 HOWARD COUNTY, MARYLAND

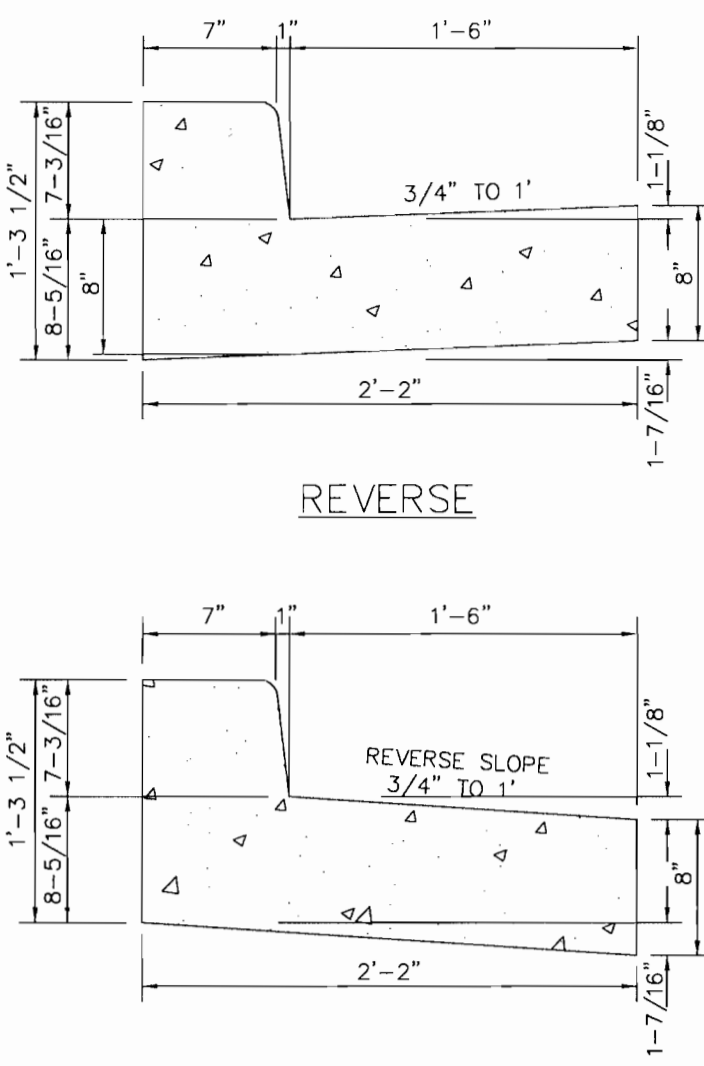
SITE DEVELOPMENT PLAN

Des By	R.J.W.	Scale	1" = 20'	Proj No	99-022
Drn By	D.R.B.	Date	OCTOBER, 1999	DRAWING NO	1 OF 4
Chk By	J.R.H.	SDP	-00-76		

HANDICAP PARKING SPACES MAY NOT EXCEED 2.0% SLOPE IN ANY DIRECTION. TURNING/LANDING PADS ON HANDICAP RAMPS MAY NOT EXCEED 2.0%. A 5' X 5' LANDING/TURNING PAD IS REQUIRED IMMEDIATELY OUTSIDE OF ALL HANDICAP ENTRANCES TO BUILDING. THESE REGULATIONS WILL BE ENFORCED AND VERIFIED BY LOCAL COUNTY INSPECTORS.

BY LAW

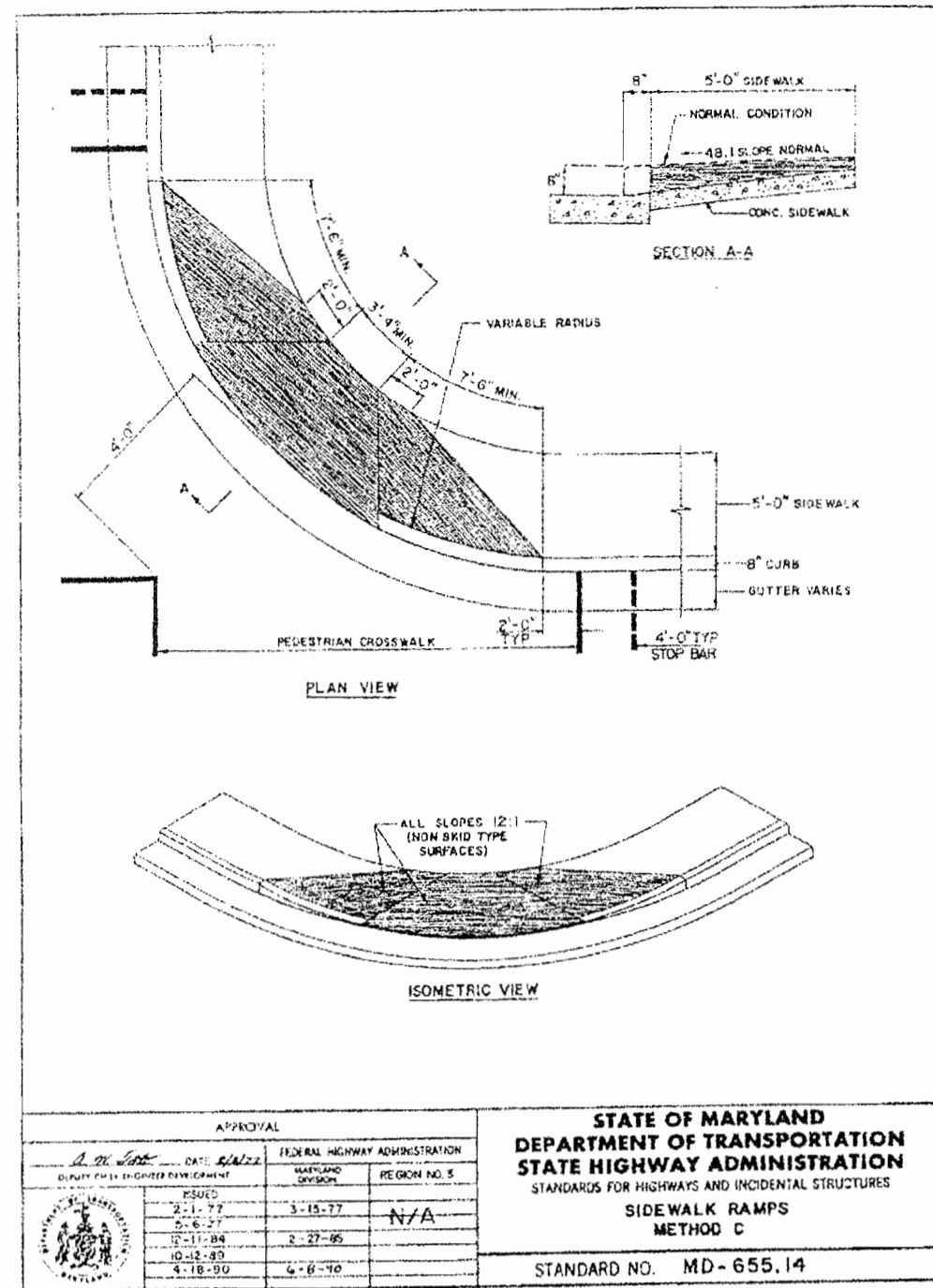
SDP-00-76



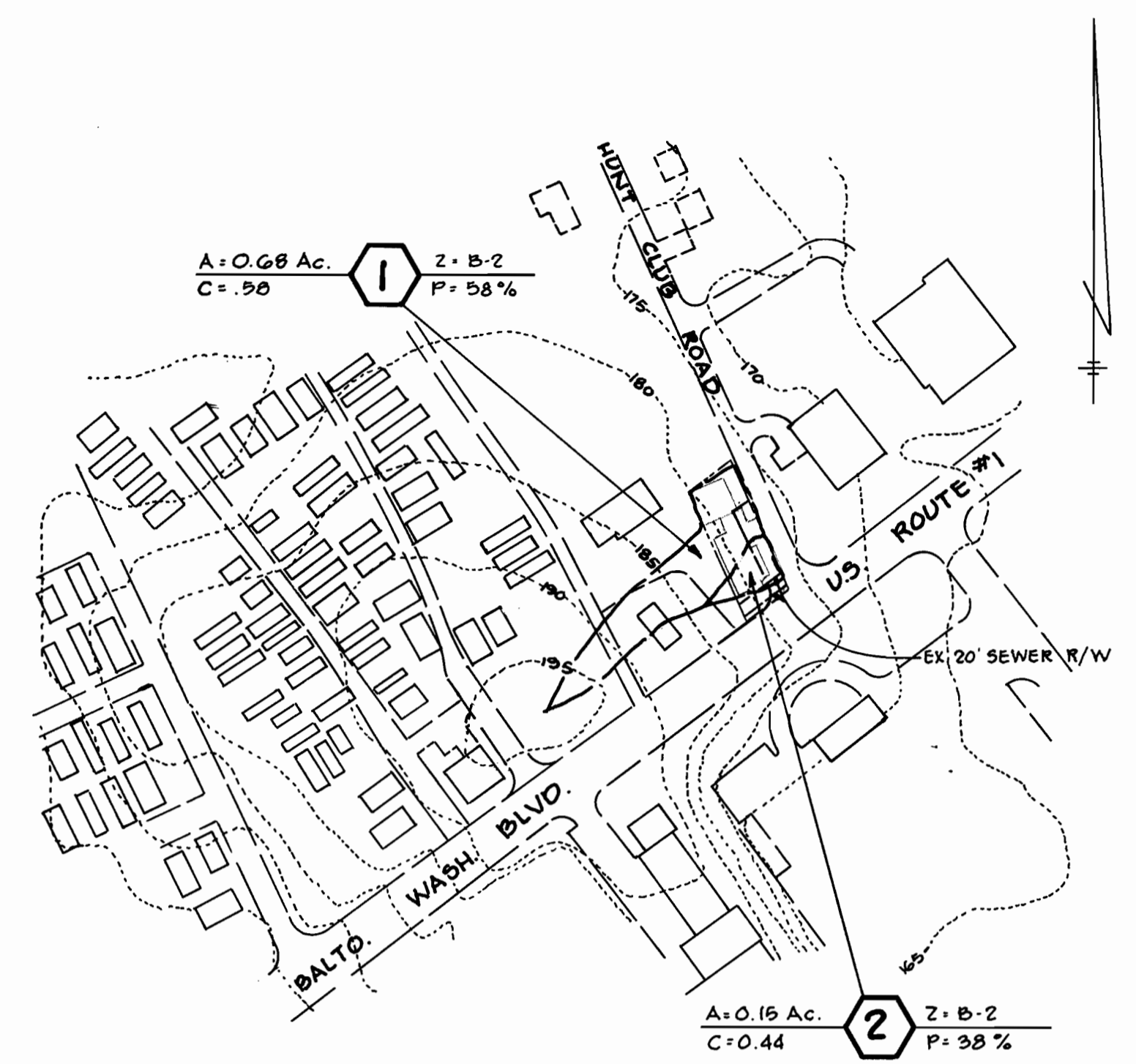
REVERSE

REVERSE SLOPE 3/4" TO 1"

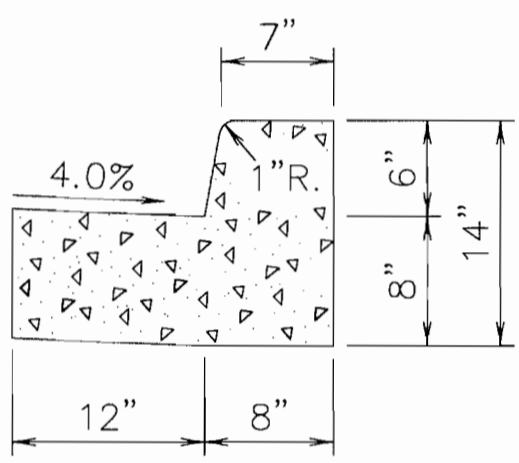
STANDARD 7' COMBINATION CURB AND GUTTER
NOT TO SCALE



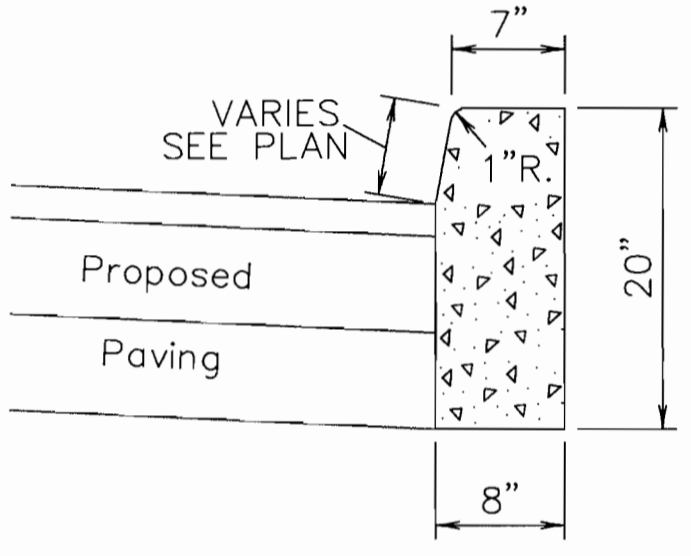
APPROVAL		STATE OF MARYLAND DEPARTMENT OF TRANSPORTATION STANDARD HIGHWAY ADMINISTRATION STANDARDS FOR HIGHWAYS AND INCIDENTAL STRUCTURES SIDEWALK RAMP METHOD C	
DESIGNED BY	DATE	REVISION	REASON
1. 11/17/99	11/17/99	1. 11/17/99	1. 11/17/99
2. 11/17/99	11/17/99	2. 11/17/99	2. 11/17/99
3. 11/17/99	11/17/99	3. 11/17/99	3. 11/17/99
4. 11/17/99	11/17/99	4. 11/17/99	4. 11/17/99
5. 11/17/99	11/17/99	5. 11/17/99	5. 11/17/99
STANDARD NO. MD-655.14			



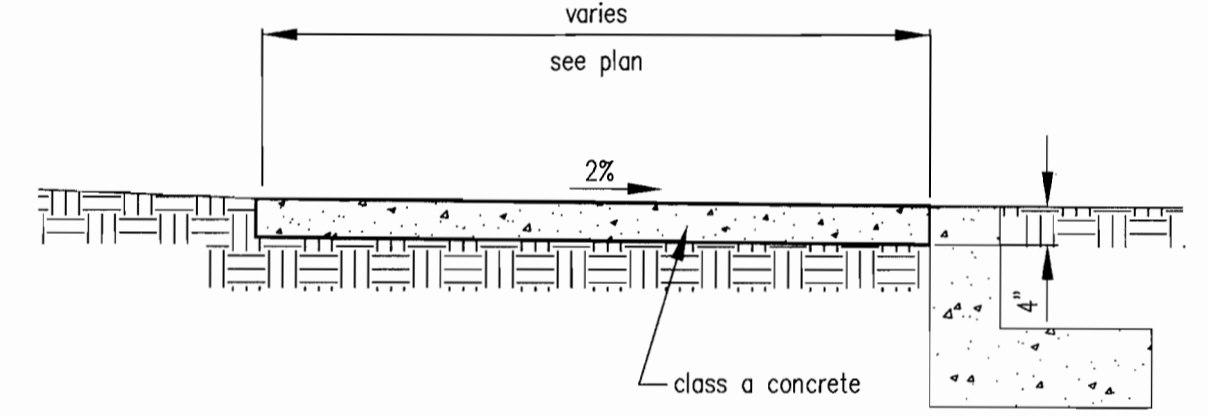
DRAINAGE AREA MAP
SCALE: 1" = 200'



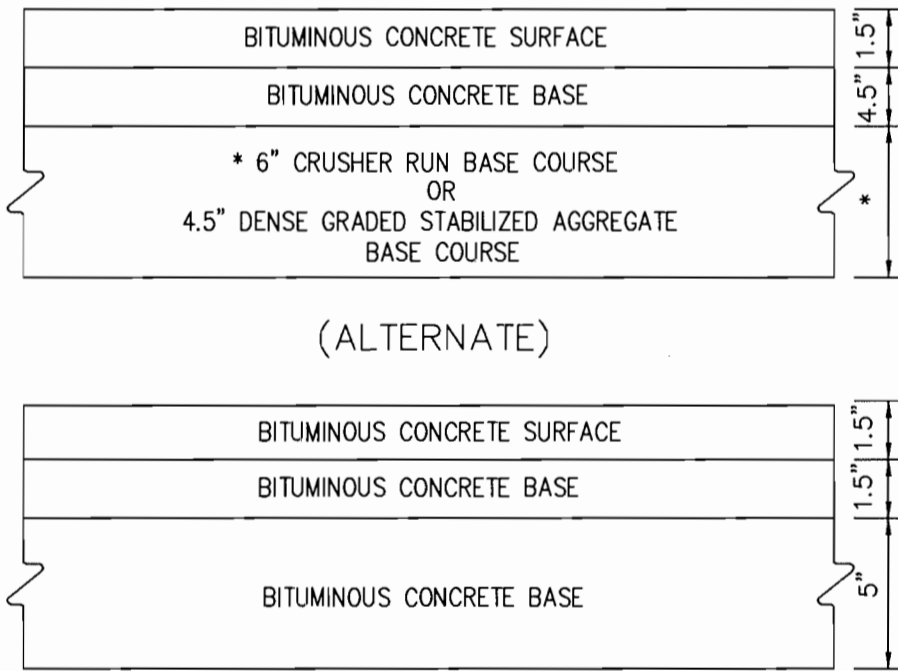
S.H.A. TYPE "A" COMBINATION CURB AND GUTTER
NOT TO SCALE



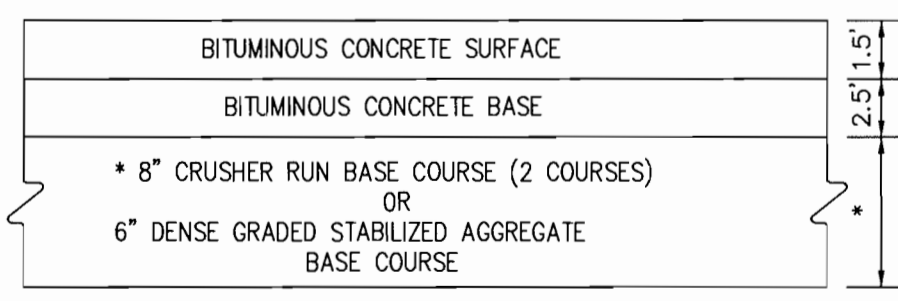
BARRIER CURB
NOT TO SCALE



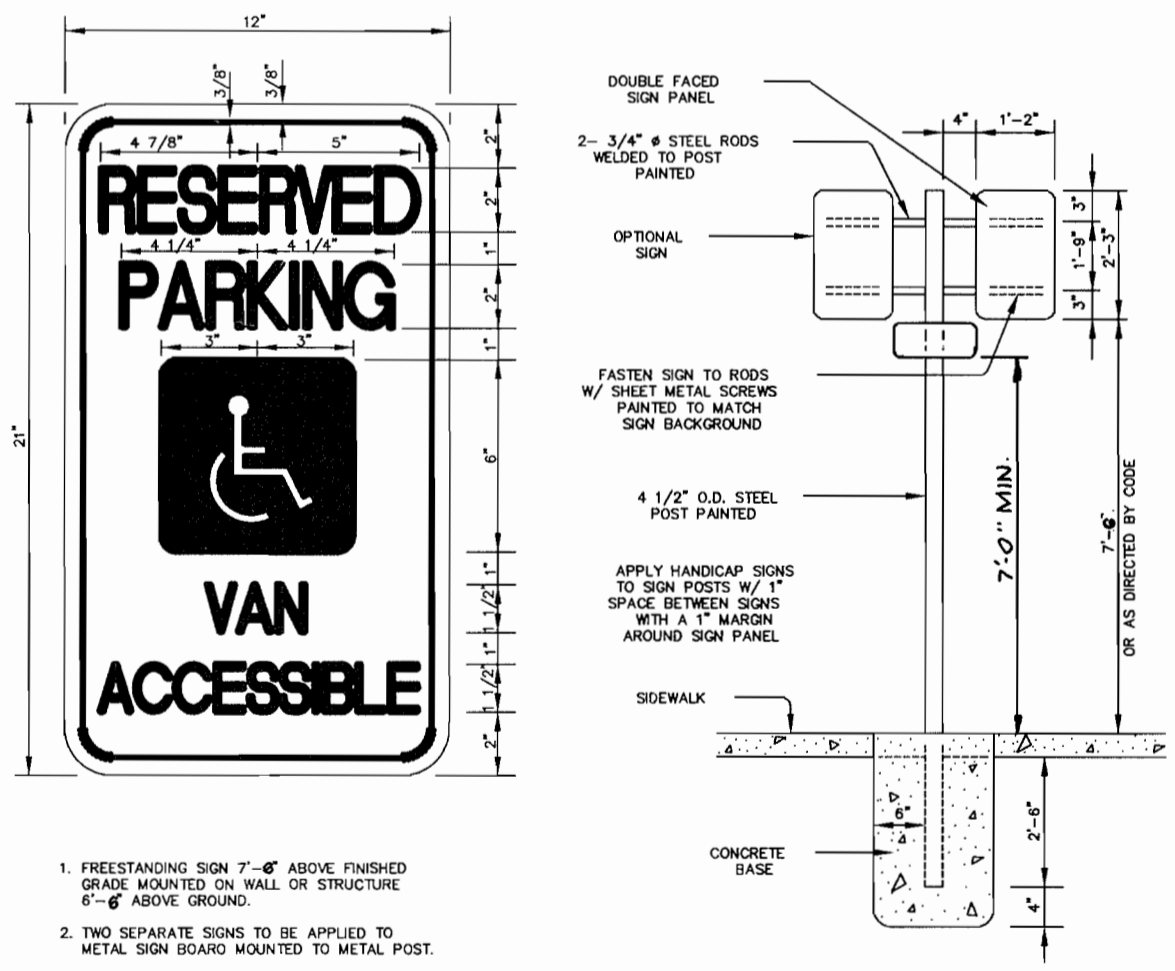
SIDEWALK DETAIL
NOT TO SCALE



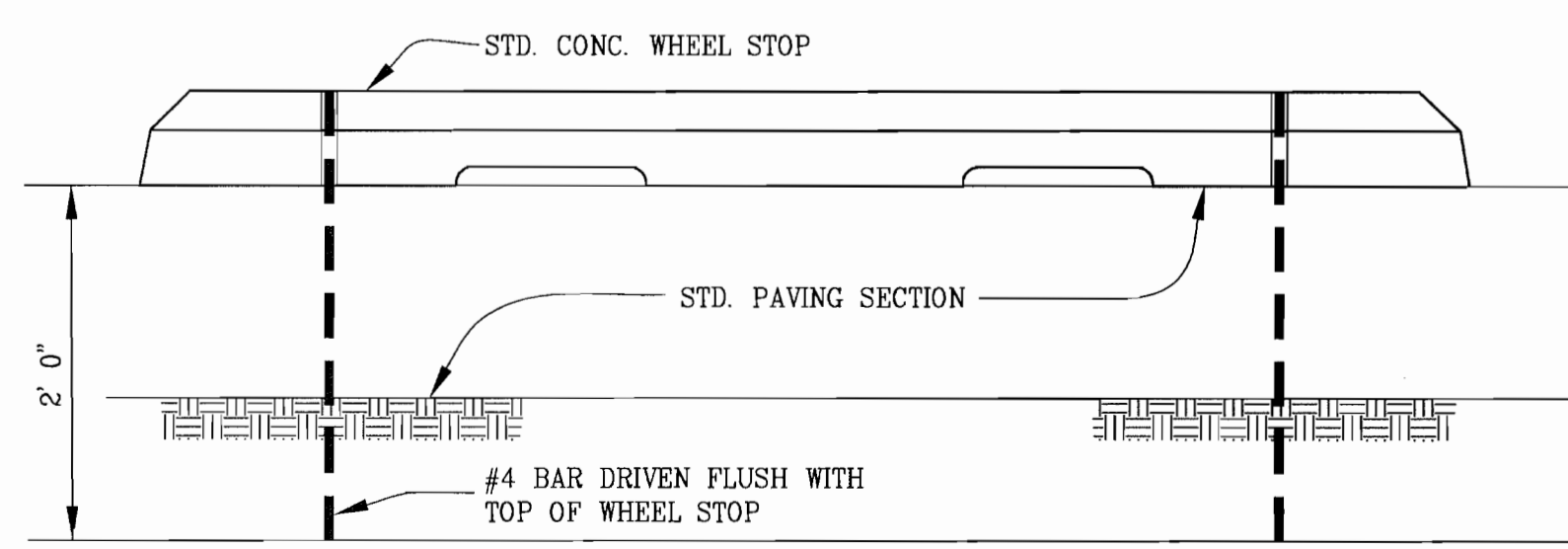
P-3 PAVING
NOT TO SCALE



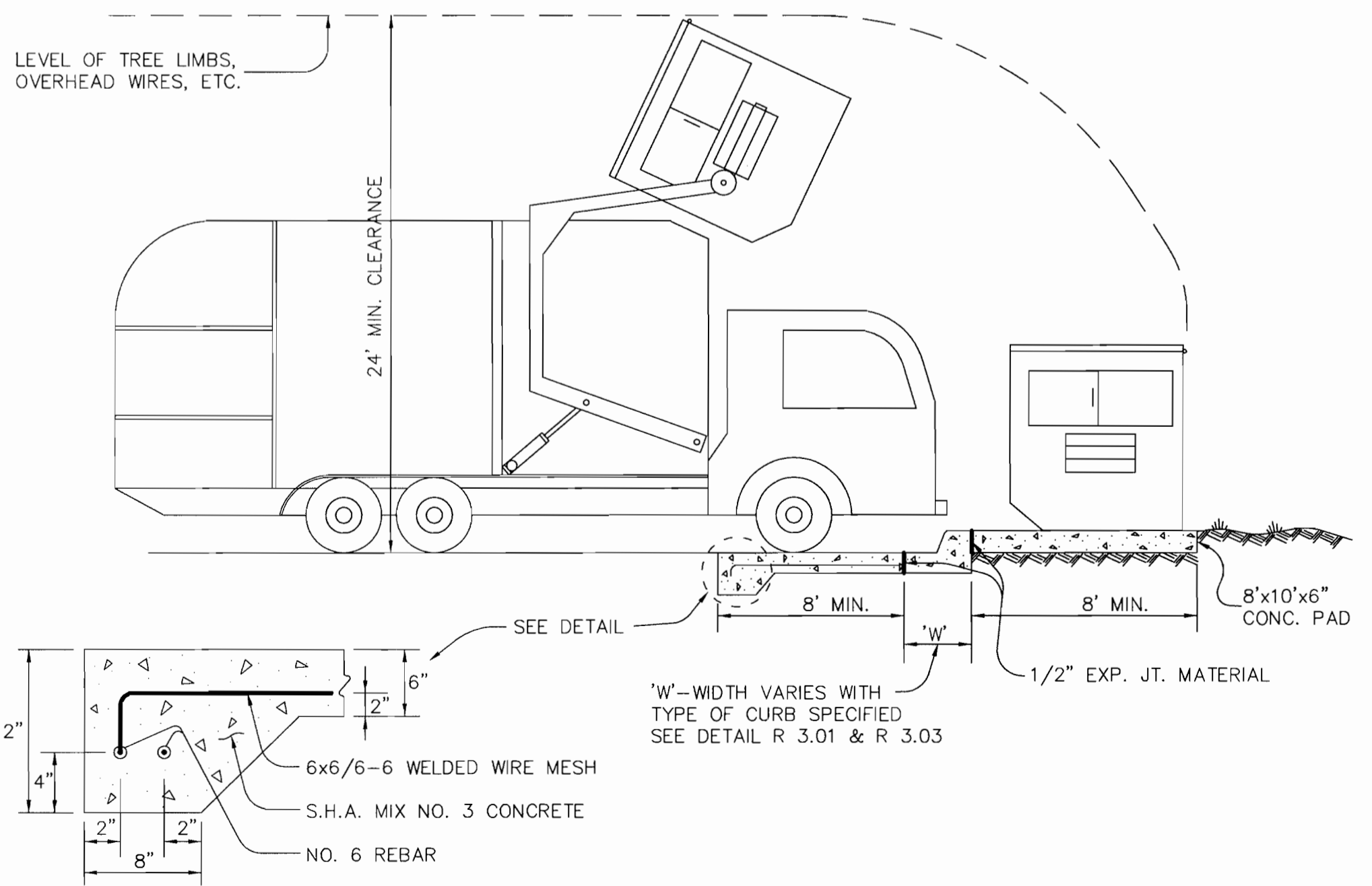
P-2 PAVING
NOT TO SCALE



HANDICAP SIGN DETAIL
NOT TO SCALE



WHEEL STOP
NOT TO SCALE



SOLID WASTE SERVICE PAD
NOT TO SCALE

APPROVED: DEPARTMENT OF PLANNING AND ZONING			
DATE	9/4/00		
DATE	8/11/00		
DATE	8/19/00		
Date	No	Revision	Description

OWNER/DEVELOPER
STANLEY NASIATKA
7705 WASHINGTON BOULEVARD
JESSUP, MARYLAND 20794

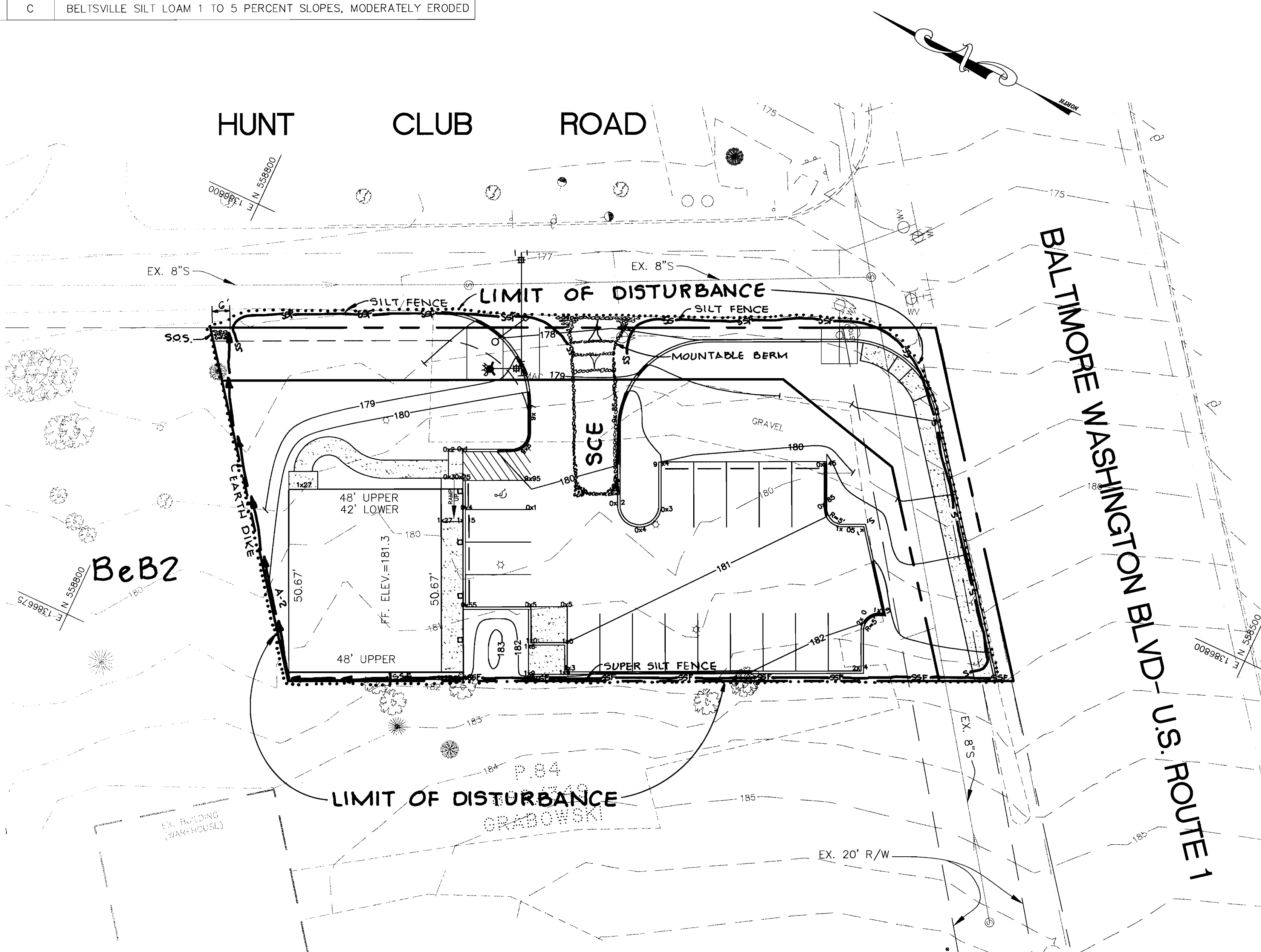
PHOENIX ENGINEERING, INC.
CONSULTING ENGINEERS
813 MAIDEN CHOICE LANE, SUITE 300
BALTIMORE, MARYLAND 21228
(410) 247-8833 FAX 247-9397

12-29-99
Date
STATE OF MARYLAND
PROFESSIONAL ENGINEER
JOHN R. HEINRICHS
Professional Engr. No. 14920

AREA	L/F: 602/301	CENSUS TRACT No. 6011.02	
ELKRIDGE		PARCEL 85	
TAX MAP NO. 38	ELEC. DIST. No. 1	HOWARD COUNTY, MARYLAND	
TITLE DRAINAGE AREA MAP AND DETAILS			
Des By	R.J.W.	Scale AS SHOWN	Proj No 99-022
Dm By	R.H.D.	Date AUGUST, 1999	DRAWING NO
Chk By	J.R.H.	SDP -00-76	2 OF 4

6:190199-022(0)01HUNT.dwg Thu Dec 16 14:08:37 1999

SYMBOL	TYPE	DESCRIPTION
BeB2	C	BELTSVILLE SILT LOAM 1 TO 5 PERCENT SLOPES, MODERATELY ERODED



SEDIMENT CONTROL PLAN

SCALE: 1" = 20'

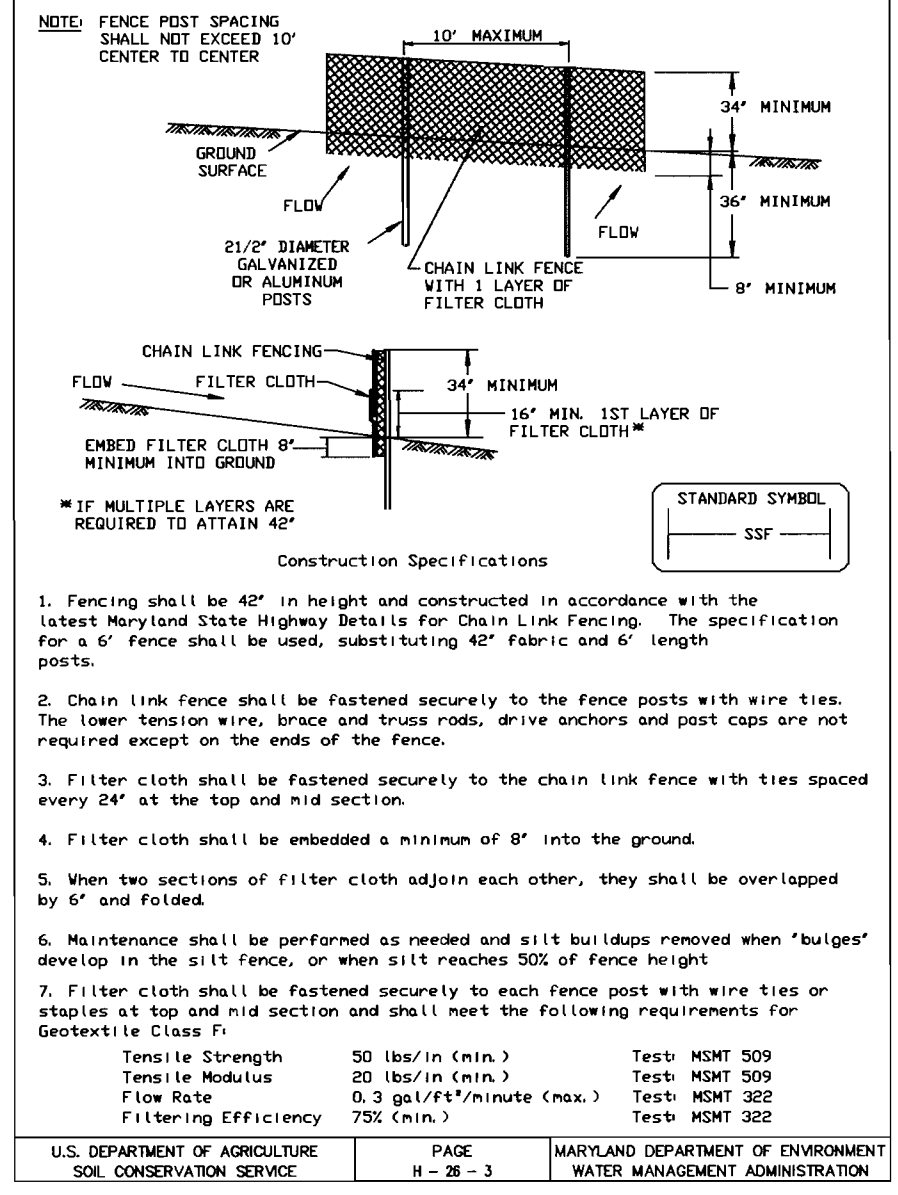
SEDIMENT CONTROL NOTES

- A MINIMUM OF 24 HOURS NOTICE MUST BE GIVEN TO THE HOWARD COUNTY OFFICE OF INSPECTION AND PERMITS PRIOR TO THE START OF ANY CONSTRUCTION. (313-1855)
- ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
- FOLLOWING INITIAL SOIL DISTURBANCE OR REDISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN: A) 7 CALENDAR DAYS FOR ALL PERMETER SEDIMENT CONTROL STRUCTURES, DIKES, PERMETER SLOPES AND ALL SLOPES GREATER THAN 3:1; B) 14 DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
- ALL SEDIMENT TRAPS/BASINS SHOWN MUST BE FENCED AND WARNING SIGNS POSTED AROUND THEIR PERMETER IN ACCORDANCE WITH VOL. 1, CHAPTER 7, OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
- ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDINGS, SOIL, TEMPORARY SEEDING AND MULCHING (SEC. C) TEMPORARY STABILIZATION WITH MULCH ALONG SHALL ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GERMINATION AND ESTABLISHMENT OF GRASSES.
- ALL SEDIMENT CONTROL STRUCTURES ARE TO REMAIN IN PLACE AND ARE TO BE MAINTAINED IN OPERA CONDITION UNTIL PERMISSION FOR THEIR REMOVAL HAS BEEN OBTAINED FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
- SITE ANALYSIS:

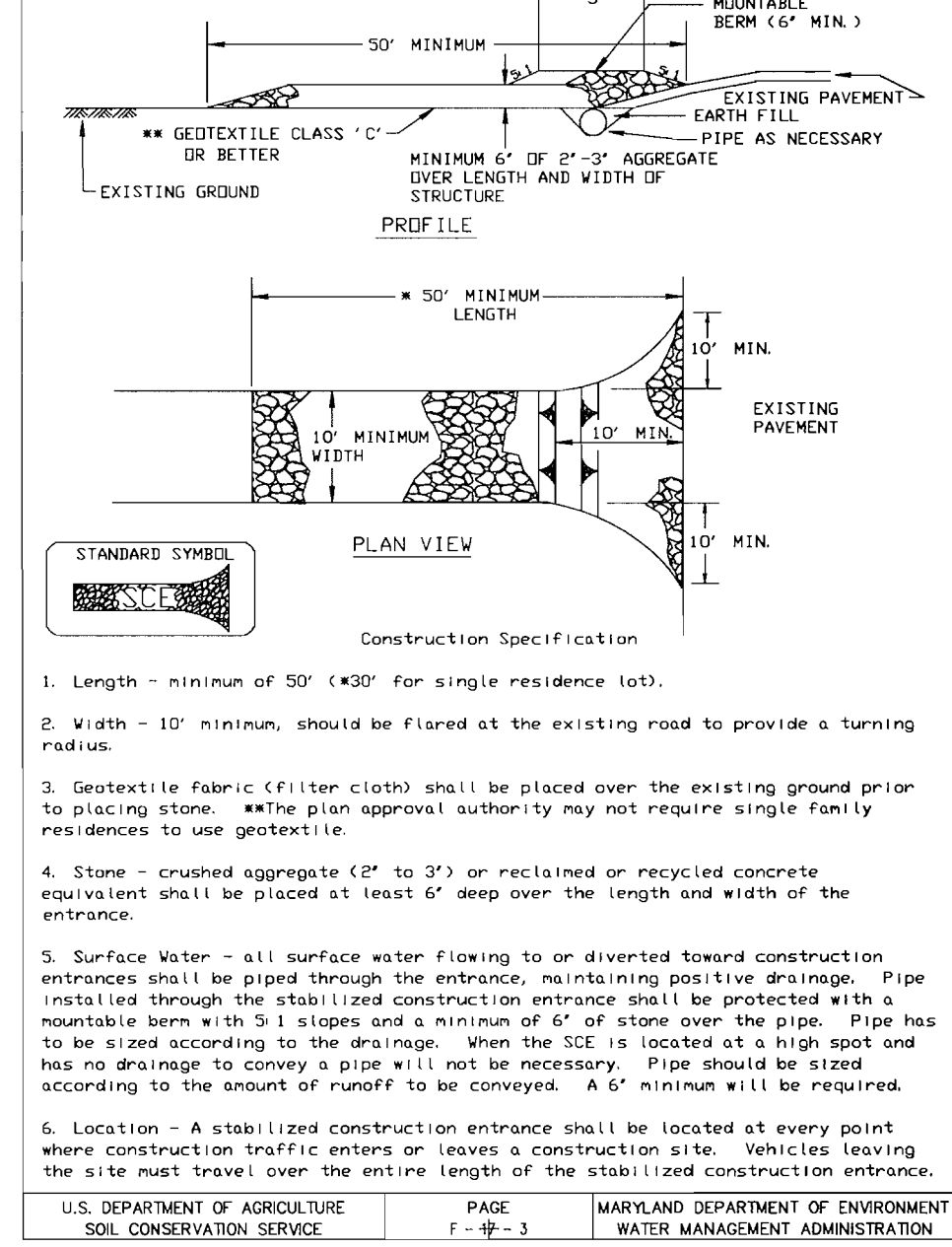
TOTAL AREA OF SITE	0.452 ACRES
AREA TO BE ROOFED OR PAVED	0.45 ACRES
AREA TO BE VEGETATIVELY STABILIZED	0.23 ACRES
TOTAL CUT	94 CU. YDS.
TOTAL FILL	378 CU. YDS.

 OFFSITE WASTE/BORROW AREA LOCATION TO BE DETERMINED
- ANY SEDIMENT CONTROL PRACTICE WHICH IS DISTURBED BY GRADING ACTIVITY FOR PLACEMENT OF UTILITIES MUST BE REPAIRED ON THE SAME DAY OF DISTURBANCE.
- ADDITIONAL SEDIMENT CONTROLS MUST BE PROVIDED, IF DETERMINED NECESSARY BY THE HOWARD COUNTY DPW SEDIMENT CONTROL INSPECTOR.
- ON ALL SITES WITH DISTURBED AREAS IN EXCESS OF 2 ACRES, APPROVAL OF THE INSPECTION AGENCY SHALL BE REQUESTED UPON COMPLETION OF INSTALLATION OF PERMETER 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.
- TRENCHES FOR THE CONSTRUCTION OF UTILITIES IS LIMITED TO THREE PIPE LENGTHS OR THAT WHICH SHALL BE BACK-FILLED AND STABILIZED WITHIN ONE WORKING DAY, WHICHEVER IS SHORTER.

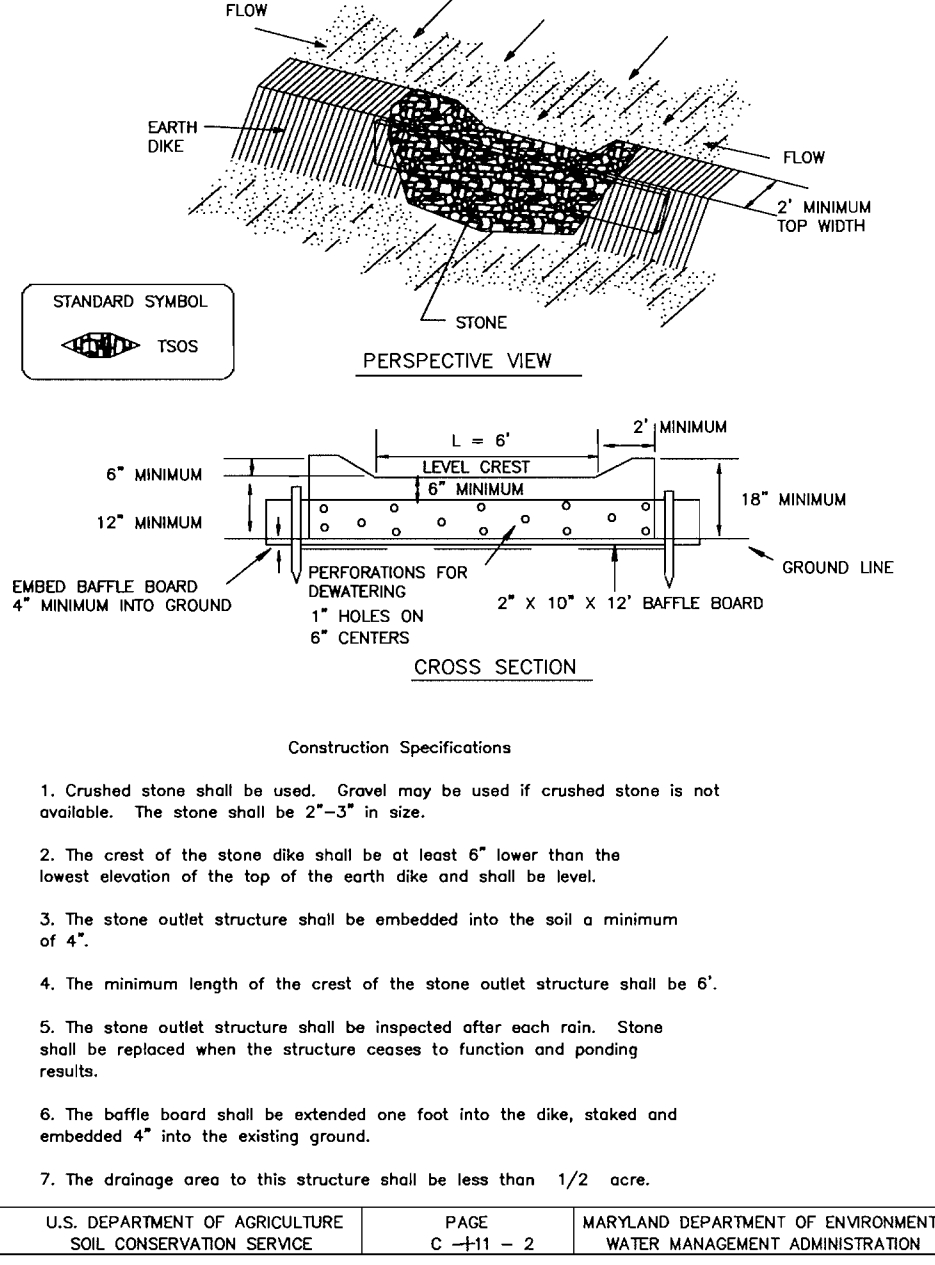
DETAIL 33 - SUPER SILT FENCE



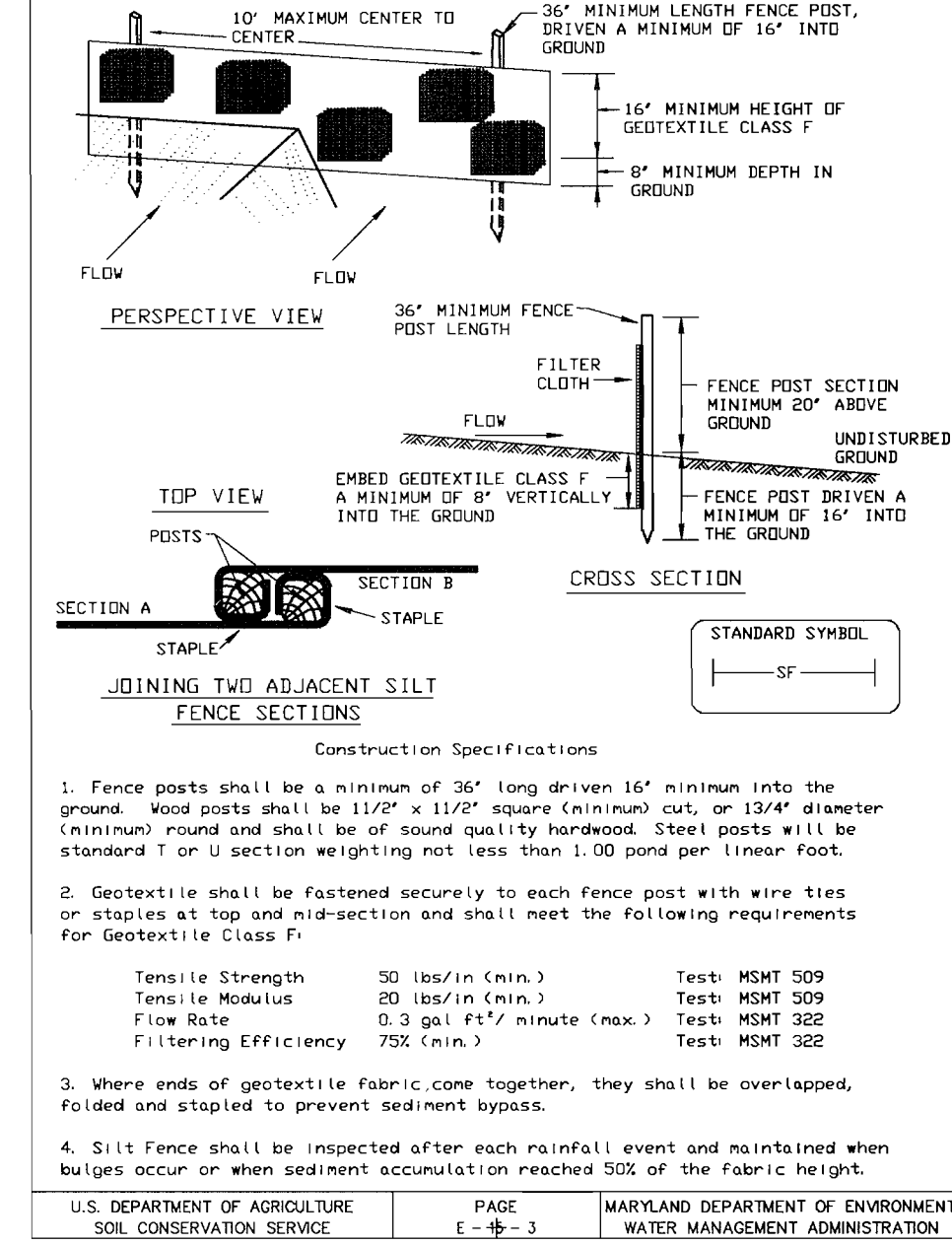
DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE



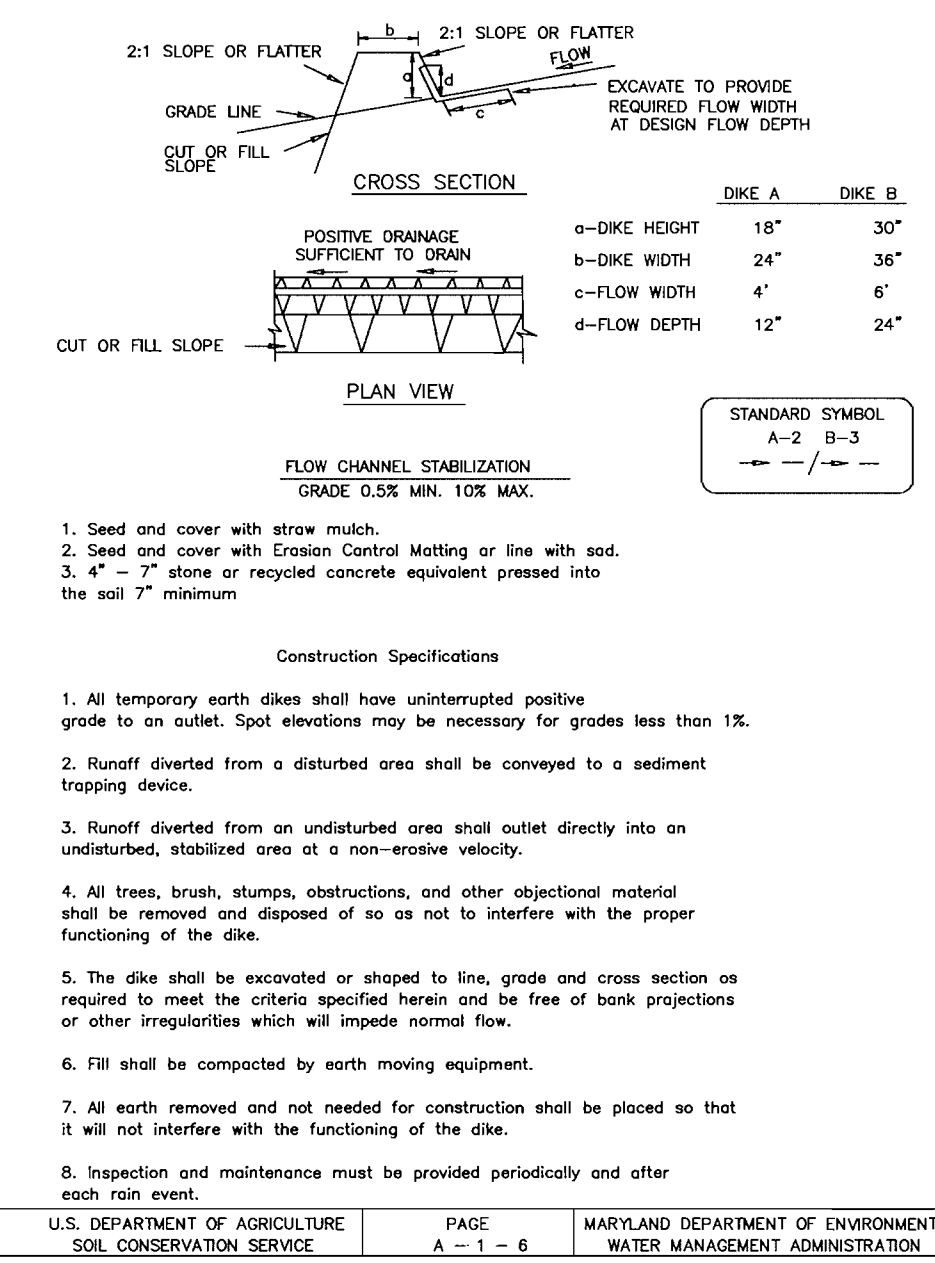
DETAIL 19 - STONE OUTLET STRUCTURE



DETAIL 22 - SILT FENCE



DETAIL 1 - EARTH DIKE



PERMANENT SEEDING NOTES

APPLY TO GRADED OR CLEARED AREAS NOT SUBJECT TO IMMEDIATE FURTHER DISTURBANCE WHERE A PERMANENT LONG-LIVED VEGETATIVE COVER IS NEEDED.

SEEDBED PREPARATION: LOOSEN UPPER THREE INCHES OF SOIL BY RAKING, DISKING OR OTHER ACCEPTABLE MEANS BEFORE SEEDING, IF NOT PREVIOUSLY LOOSENED.

SOIL AMENDMENTS: IN LIEU OF SOIL TEST RECOMMENDATIONS, USE ONE OF THE FOLLOWING SCHEDULES:

- PREFERRED - APPLY 2 TONS PER ACRE DOLOMITIC LIMESTONE (92 LBS/1000 SQUARE FT) AND 600 LBS PER ACRE 10-10-10 FERTILIZER (14 LBS/1000 SQ FT) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL. AT TIME OF SEEDING, APPLY 400 LBS PER ACRE 30-0-0 UREA/TOM FERTILIZER (8 LBS/1000 SQ FT).
- ACCEPTABLE - APPLY 2 TONS PER ACRE DOLOMITIC LIMESTONE (92 LBS/1000 SQ FT) AND 1000 LBS PER ACRE 10-10-10 FERTILIZER (23 LBS/1000 SQ FT) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL.

SEEDING - FOR THE PERIODS MARCH 1 THRU APRIL 30, AND AUGUST 1 THRU OCTOBER 15, SEED WITH 60 LBS PER ACRE (1.4 LBS/1000 SQ FT) OF KENTUCKY 31 TALL FESCUE. FOR THE PERIOD MAY 1 THRU JULY 31, SEED WITH 60 LBS KENTUCKY 31 TALL FESCUE PER ACRE AND 2 LBS PER ACRE (0.5 LBS/1000 SQ FT) OF WEDDING LOVEGRASS. DURING THE PERIOD OF OCTOBER 16 THRU FEBRUARY 28, PROTECT SITE BY OPTION (1) 2 TONS PER ACRE OF WELL ANCHORED STRAW MULCH AND SEED AS SOON AS POSSIBLE IN THE SPRING. OPTION (2) USE SOIL. OPTION (3) SEED WITH 60 LBS/ACRE KENTUCKY 31 TALL FESCUE AND MULCH WITH 2 TONS/ACRE WELL ANCHORED STRAW.

MULCHING - APPLY 1 1/2 TO 2 TONS PER ACRE (70 TO 90 LBS/1000 SQ FT) OF UNROTTED SMALL GRASS STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 216 GALLONS PER ACRE (5 GAL/1000 SQ FT) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES 8 FEET OR HIGHER, USE 348 GALLONS PER ACRE (8 GAL/1000 SQ FT) FOR ANCHORING.

MAINTENANCE - INSPECT ALL SEEDING AREAS AND MAKE NEEDED REPAIRS, REPLACEMENTS AND RESEEDINGS.

TEMPORARY SEEDING NOTES

APPLY TO GRADED OR CLEARED AREAS LIKELY TO BE REDISTURBED WHERE A SHORT-TERM VEGETATIVE COVER IS NEEDED.

SEEDBED PREPARATION: LOOSEN UPPER THREE INCHES OF SOIL BY RAKING, DISKING OR OTHER ACCEPTABLE MEANS BEFORE SEEDING, IF NOT PREVIOUSLY LOOSENED.

SOIL AMENDMENTS: APPLY 600 LBS PER ACRE 10-10-10 FERTILIZER (14 LBS/1000 SQ FT).

SEEDING - FOR PERIODS MARCH 1 THRU APRIL 30 AND FROM AUGUST 1 THRU NOVEMBER 15, SEED WITH 2 1/2 BUSHEL PER ACRE OF ANNUAL RYE (32 LBS/1000 SQ FT). FOR THE PERIOD MAY 1 THRU AUGUST 14, SEED WITH 3 LBS PER ACRE OF WEDDING LOVEGRASS (0.7 LBS/1000 SQ FT). FOR THE PERIOD NOVEMBER 16 THRU FEBRUARY 28, PROTECT SITE BY APPLYING 2 TONS PER ACRE OF WELL ANCHORED STRAW MULCH AND SEED AS SOON AS POSSIBLE IN THE SPRING, OR USE SOIL.

MULCHING: APPLY 1 1/2 TO 2 TONS PER ACRE (70 TO 90 LBS/1000 SQ FT) OF UNROTTED SMALL GRASS STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 216 GAL PER ACRE (5 GAL/1000 SQ FT) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES 8 FT OR HIGHER, USE 348 GAL PER ACRE (8 GAL/1000 SQ FT) FOR ANCHORING.

REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.

SEQUENCE OF CONSTRUCTION

DAY	ACTIVITY
(1 DAY)	DAY 1 OBTAIN A GRADING PERMIT.
(2 DAYS)	DAY 2-3 CONSTRUCT STABILIZED CONSTRUCTION ENTRANCE.
(4 DAYS)	DAY 4-8 CLEAR AND GRUB AREA FOR AND INSTALL REMAINING SEDIMENT CONTROL DEVICES.
(4 DAYS)	DAY 9-13 GRADE SITE MAINTAINING POSITIVE DRAINAGE AT ALL TIMES AND STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE TEMPORARY SEEDING NOTES.
(25 DAYS)	DAY 14-19 INSTALL ALL UTILITIES INCLUDING WATER, SEWER AND ELECTRIC, ETC...
(1 DAY)	DAY 20-21 STABILIZE ALL DISTURBED AREAS AS PER TEMPORARY SEEDING NOTES.
(30 DAYS)	DAY 22-52 CONSTRUCT BUILDING, CURBS AND PAVING.
(4 DAYS)	DAY 53-57 FINISH GRADING ON SITE AND STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEEDING NOTES.
(3 DAYS)	DAY 58-60 WHEN ALL DISTURBED AREAS HAVE BEEN STABILIZED AND UPON APPROVAL OF THE SEDIMENT CONTROL INSPECTOR REMOVE ALL SEDIMENT CONTROL DEVICES AND STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEEDING NOTES.

ENGINEER'S CERTIFICATE

"I/WE CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY SOIL CONSERVATION DISTRICT."

John R. Henrichs 12-29-99 DATE
 ENGINEER JOHN R. HENRICHS, VICE PRESIDENT P.E. 14920
 PHOENIX ENGINEERING, INC.

DEVELOPER'S CERTIFICATE

"I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A MARYLAND DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT."

Stanley Nasiatka 12-28-99 DATE
 DEVELOPER STANLEY NASIATKA

REVIEWED FOR HOWARD COUNTY SOIL CONSERVATION DISTRICT AND MEETS TECHNICAL REQUIREMENTS

Cheryl Simmons 8/4/00 DATE
 NATURAL RESOURCES CONSERVATION SERVICES

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

John R. Robertson 8/4/00 DATE
 HOWARD S.C.D.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

8/3/00 DATE
 Chief, DEVELOPMENT ENGINEERING DIVISION

8/11/00 DATE
 Chief, DIVISION OF LAND DEVELOPMENT

8/14/00 DATE
 Director

Date	No	Revision Description

OWNER/DEVELOPER

STANLEY NASIATKA
 7705 WASHINGTON BOULEVARD
 JESSUP, MARYLAND 20794

PHOENIX ENGINEERING, INC.
 CONSULTING ENGINEERS
 813 MAIDEN CHOICE LANE, SUITE 300
 BALTIMORE, MARYLAND 21228
 (410) 247-8833 FAX 247-9397

AREA	L/P:	CENSUS TRACT No.
ELK RIDGE	602/301	99-022
HUNT CLUB MEWS		PARCEL 85
HUNT CLUB ROAD	6170	
TAX MAP No. 38	ELEC. DIST. No. 1	HOWARD COUNTY, MARYLAND

SEDIMENT CONTROL PLAN,
 NOTES AND DETAILS

Des By	R.J.W.	Date	AS SHOWN	Proj No	99-022
Dm By	R.H.D.	Date	AUGUST, 1999	DRAWING NO	3 OF 4
Ck By	J.R.H.	Date	SDP -00-76		

12-29-99

John R. Henrichs
 Professional Engr. No. 14920

**SCHEDULE A
PERIMETER LANDSCAPE EDGE**

CATEGORY	ADJACENT TO ROADWAYS	ADJACENT TO PERIMETER PROPERTIES	LOADING AREA ADJ. TO NON-RESIDENTIAL	PARKING AREA ADJACENT TO ROADWAY
LANDSCAPE TYPE	B (1:50)	A (1:60)	C (1:40)	E (1:40)
LINEAR FEET OF ROADWAY FRONTAGE/PERIMETER	85	280	20	187
CREDIT FOR EXISTING VEGETATION (YES,NO,LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	-	-	-	-
CREDIT FOR WALL, FENCE OR BERM (YES,NO, LINEAR FEET) (DESCRIBE BELOW IF NEEDED)	-	-	-	-
NUMBER OF PLANTS REQUIRED				
SHADE TREES	2	5	1	5
EVERGREEN TREES	2	0	1	0
SHRUBS	0	0		22

**SCHEDULE B
PARKING LOT INTERNAL LANDSCAPING**

NUMBER OF PARKING SPACES	18
NUMBER TREES REQUIRED	1
NUMBER OF TREES PROVIDED	1
SHADE TREES	
OTHER TREES (2:1 SUBSTITUTION)	

Developers/Builders Certificate

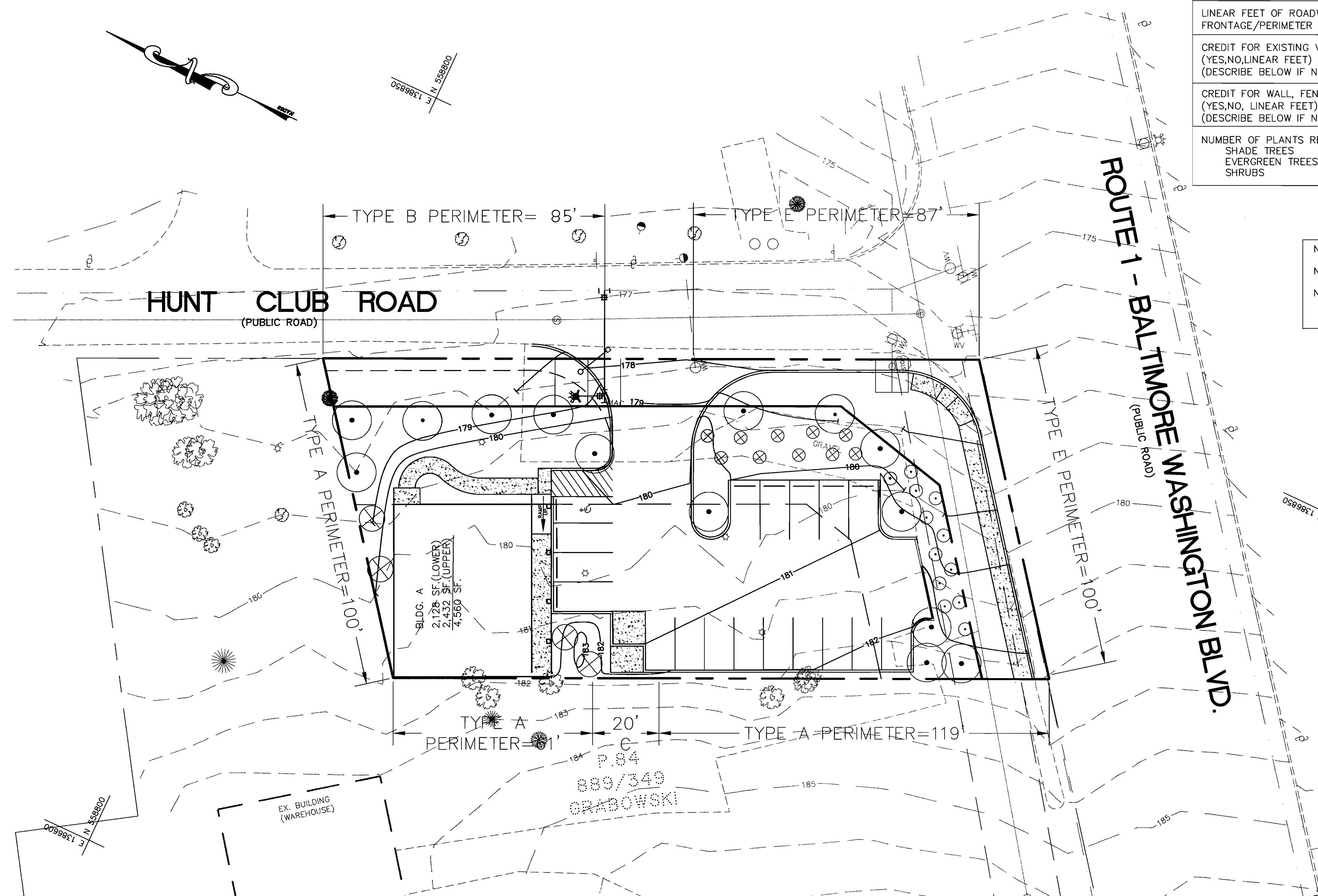
I/We certify that the landscape shown on this plan will be done according to the plan, Section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion a Certification of Landscape Installation, accompanied by an executed one year guarantee of plant materials, will be submitted to the department of planning and zoning.

Stanley Nasiatka 12.28.99
STANLEY NASIATKA Date

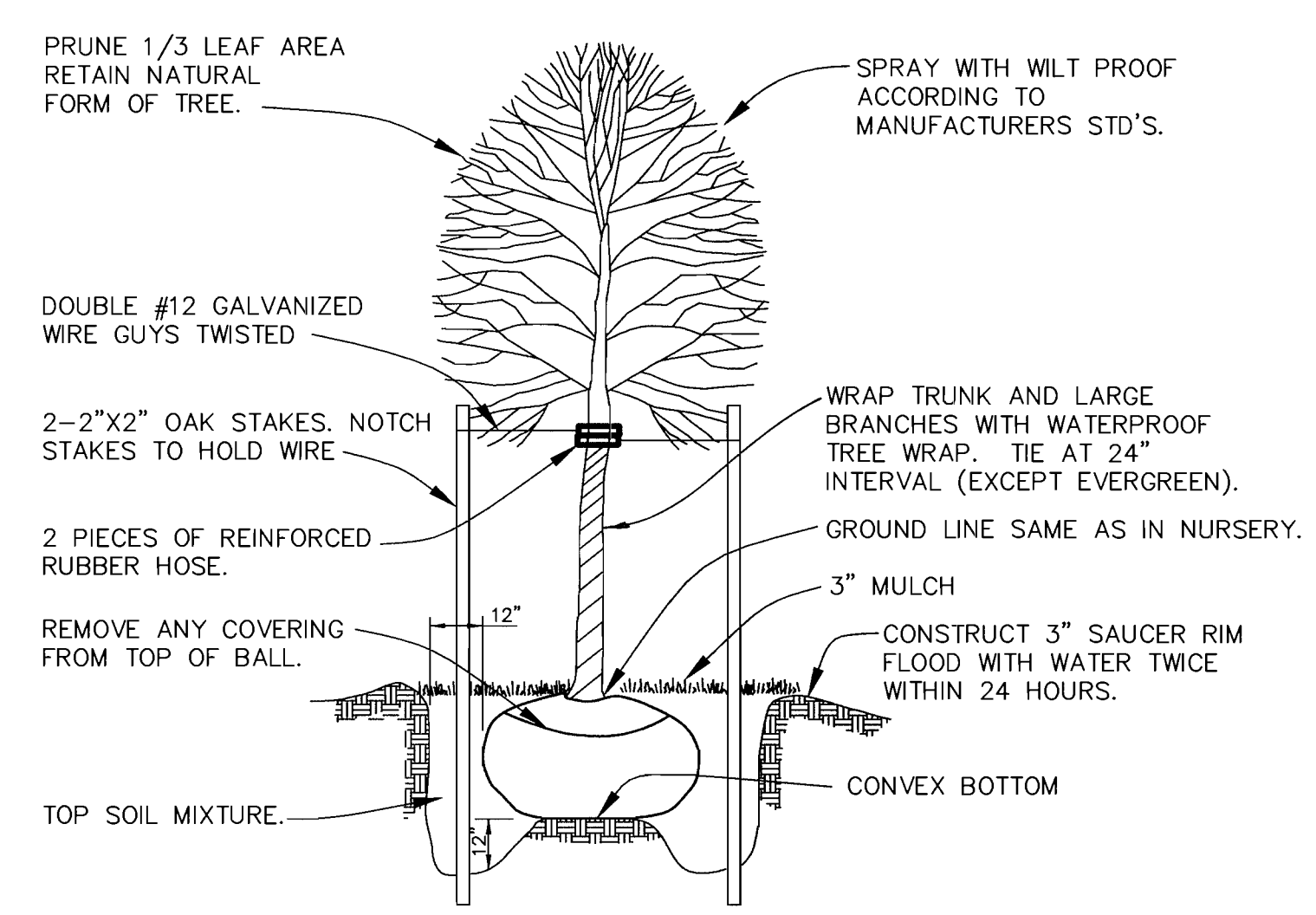
This plan has been prepared in accordance with the provision of Section 16.124 of the Howard County Code and the Landscape Manual.

NOTES

- Financial surety for the required landscaping has been posted as part of the **DLP Grading Permit** in the amount of \$3,310.00. This surety is based on 14 shade trees at \$300.00 each, and 22 shrubs at \$30.00 each, and 3 evergreens at \$150.00 each.
- The owner, tenant, and/or their agents shall be responsible for the maintenance of the required landscaping, including both plant materials and berm, 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.



PLANT SCHEDULE			
SYMBOL	QUANTITY	NAME	SIZE
●	14	SHADE TREES ACER RUBRUM RED MAPLE	2 1/2" CAL B+B
⊗	4	EVERGREEN TREE PINUS STROBUS WHITE PINE	5'-6" HGT. B+B
○	12	SHRUBS VIBURNUM DENTATUM ARROWWOOD VIBURNUM	2 1/2"-3" HGT.
⊗	10	SHRUBS EUONYMUS KIAUTSCHOVICUS "MANHATTAN" MANHATTAN EUONYMUS	2 1/2"-3" HGT.



TREE PLANTING DETAIL
NO SCALE

APPROVED: DEPARTMENT OF PLANNING AND ZONING	
CHEF, DEVELOPMENT ENGINEERING DIVISION	8/6/00 DATE
CHEF, DIVISION OF LAND DEVELOPMENT	8/11/00 DATE
DIRECTOR	8/14/00 DATE

Date	No	Revision Description

OWNER/DEVELOPER
STANLEY NASIATKA
7705 WASHINGTON BOULEVARD
JESSUP, MARYLAND 20794

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813 MAIDEN CHOICE LANE, SUITE 300
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(410) 247-8833 FAX 247-9397

12.29.99 Date
JOHN R. HEINRICHS
Professional Engr. No. 14920

AREA L/F: 602/301	CENSUS TRACT No. 6011.02	
ELK RIDGE	HUNT CLUB MEWS PARCEL 85	
TAX MAP NO. 38	ELEC. DIST. No.1	
6170 HUNT CLUB ROAD HOWARD COUNTY, MARYLAND		
TITLE LANDSCAPE PLAN		
Des By R.J.W.	Scale 1" = 20'	Proj No 99-022
Drn By D.R.B.	Date OCTOBER, 1999	DRAWING NO
Chk By J.R.H.	SDP -00-76	4 OF 4

6: 099\99-022\LA01\hunt.dwg Fr: 24 11: 15: 11 2000