

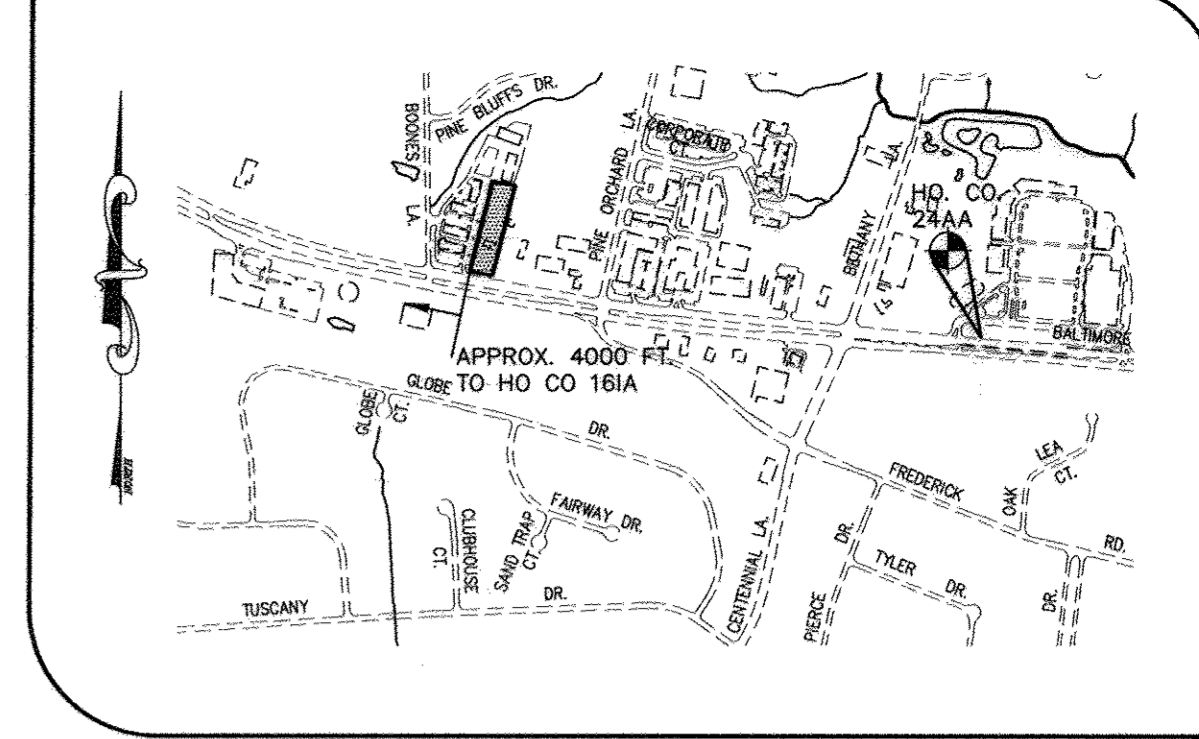
SITE DEVELOPMENT PLANS MULLINIX PROPERTY FIRST ELECTION DISTRICT HOWARD COUNTY, MARYLAND

SHEET INDEX

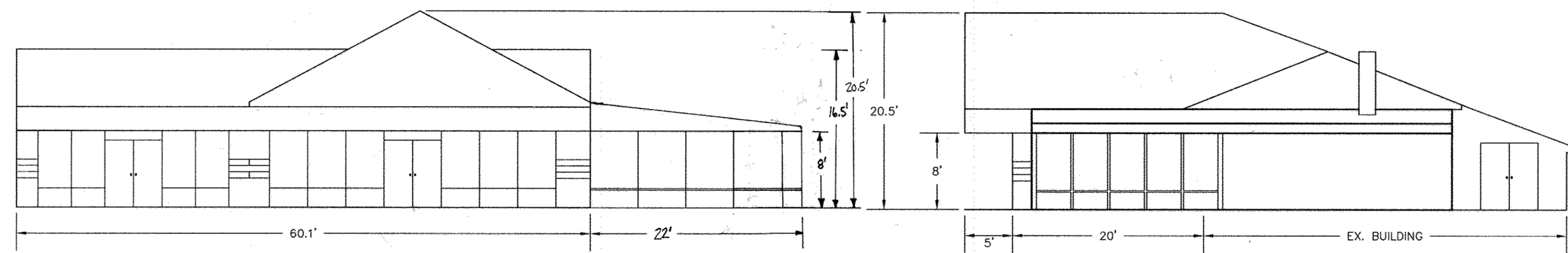
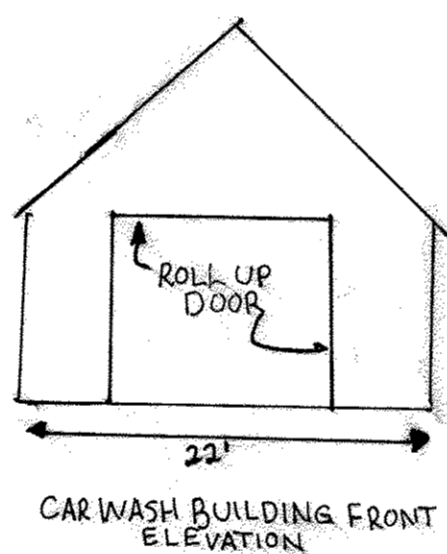
SITE DEVELOPMENT PLAN	1
GRADING AND EROSION & SEDIMENT CONTROL PLAN	2
SEDIMENT CONTROL NOTES & DETAILS	3
LANDSCAPE PLAN	4

GENERAL NOTES:

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY.
- THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/CONSTRUCTION INSPECTIONS DIVISION AT (410) 313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
- THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST FIVE (5) DAYS PRIOR TO ANY EXCAVATION WORK:
 - MISS UTILITY: 1-800-257-7777
 - C&P TELEPHONE COMPANY: (410) 725-9976
 - HOWARD COUNTY BUREAU OF UTILITIES: (410) 313-4900
 - AT&T CABLE LOCATION DIVISION: (410) 393-3533
 - BALTIMORE GAS & ELECTRIC: (410) 685-0123
 - STATE HIGHWAY ADMINISTRATION: (410) 531-5533
 - HOWARD COUNTY DEPT. OF PUBLIC WORKS/CONSTRUCTION INSPECTION DIVISION: (410) 313-1880
- PROJECT BACKGROUND:
LOCATION: SECOND ELECTION DISTRICT, TAX MAP 24, BLOCK 1, PARCEL 7.
ZONING: B-2.
TOTAL TRACT AREA: 1.297 ACRES ±.
DEED REFERENCE: LIBER 5016, FOLIO 240.
PERMIT OR DPZ FILE NOS.: CP-00-189, C00006840.
PROPOSED USE: **EMERGENCY VET SERVICES** (3,954 SQ. FT.) & CAR RENTAL (1,392 SQ. FT.).
BUILDING & ADDITIONS: EX. BUILDING = 2,254 SQ. FT. (FIRST FLOOR).
BUILDING ADDITIONS = 2,192 SQ. FT. (SINGLE STORY) CAR WASH GARAGE 560 SF.
BUILDING COVERAGE OF SITE: 5,066 SQ. FT. (0.11 ACRES) OR 7.1% OF SITE.
PARKING SPACE PROVIDED: 25 (INCLUDES 2 HANDICAP SPACES).
CAR RENTAL: 1,392 SQ. FT. X 2 SPACES PER 1000 SQ. FT. = 3 SPACES.
TOTAL BUILDING AREA = 5,066 SQ. FT. (1)
TOTAL CAR RENTAL = 2,254 SQ. FT. X 5 SPACES PER 1000 SQ. FT. = 16 SPACES.
TOTAL PARKING REQUIRED = 24 SPACES.
NO SERVICE BAYS ON-SITE.
- TOPOGRAPHY SHOWN HEREON IS BASED ON FIELD TOPOGRAPHY PREPARED BY MILDENBERG, BOENDER AND ASSOC., INC. ON JULY 2000.
- COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 161A AND 24AA.
STA. No. 161A N 589,509.406 E 1,346,343.647 EL. 463.674
STA. No. 24C N 587,380.458 E 1,352,603.488 EL. 387.276
- 1 1/2" WATER METER SHALL BE LOCATED INSIDE BUILDING.
- USE HOWARD COUNTY STD. P-1 PAVING SECTION UNLESS OTHERWISE SHOWN.
- WATER AND SEWER ARE PUBLIC, CONTRACT # 24-1462-D.
- STORMWATER MANAGEMENT HAS BEEN PROVIDED THROUGH ON-SITE BEST MANAGEMENT PRACTICES. FUTURE ADDITION HAS BEEN INCLUDED AS IMPERVIOUS AREA IN THE TRSS CALCULATIONS.
- ADEQUATE ROAD FACILITIES TEST EVALUATION PREPARED BY MILDENBERG, BOENDER & ASSOCIATES, INC. IN AUGUST 2000.
- NO WETLANDS, STREAMS, OR FLOODPLAINS EXIST ON-SITE.
- CONTRACTOR TO VERIFY THE LOCATION OF ALL EXISTING UTILITIES ON SITE PRIOR TO COMMENCING CONSTRUCTION.
- THIS PROJECT IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION. A DECLARATION OF INTENT FOR DEVELOPMENT ACTIVITIES ON A SINGLE LOT OF ANY SIZE WHERE TOTAL FOREST CLEARING IS LESS THAN 40,000 SQ. FT. IS BEING FILED ALONG WITH THIS SITE DEVELOPMENT PLAN. (NO FOREST ON THIS SITE)
- PROPERTY IS LOCATED WITHIN THE METROPOLITAN DISTRICT.
- NO STEEP SLOPES EXIST ON-SITE.
- EXISTING WELL AND SEPTIC SYSTEM TO BE PROPERLY ABANDONED IN ACCORDANCE WITH HOWARD COUNTY HEALTH DEPARTMENT REQUIREMENTS UPON CONNECTION TO PUBLIC FACILITIES. DOCUMENTATION OF WELL AND SEPTIC ABANDONMENT IS TO BE SUBMITTED TO THE HEALTH DEPARTMENT UPON COMPLETION OF WORK.
- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL.
- FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING SHALL BE POSTED AS PART OF THE GRADING PERMIT IN THE AMOUNT OF \$7,560.00.
- SOILS DATA BASED ON HOWARD COUNTY SOIL SURVEY DATED 1968, SHEET 15.
- REMOVAL OF EXISTING GRAVEL STORAGE AREA NORTH OF PARKING LOT AND EXISTING SUPER SILT FENCE COVERED UNDER PERMIT NO. G00006640.
- ALL OUTDOOR LIGHTING WILL COMPLY WITH THE REQUIREMENTS OF ZONING SECTION 134.



VICINITY MAP
SCALE: 1"=1000'



FRONT ELEVATION
SCALE: 1" = 10'

EAST ELEVATION
SCALE: 1" = 10'

No.	Radius	Length	Delta	Tangent	Chord	Distance
C1	11384.16	18.87	00°05'42"	9.44	579°49'24"E	18.87

LOT/PARCEL NO.	STREET ADDRESS
PARCEL 7	10270 BALTIMORE NATIONAL PIKE, ELLICOTT, MD 21042

SUBDIVISION NAME	SECTION/AREA	LOT/PARCEL #
MULLINIX PROPERTY	N/A	PARCEL 7
PLOT # OR L/F	BLOCK #	ZONE
5106/240	1	B-2
TAX MAP	ELEC. DIST.	CENSUS TRACT
24	SECOND	6022
WATER CODE	SEWER CODE	
H08	5980000	
PROPOSED IMPROVEMENTS: BUILDING ADDITIONS, ASSOCIATED PARKING, GRADING, AND SEDIMENT CONTROL		

DEVELOPER
GLENN A. MULLINIX
10226 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21042
(410) 465-9411

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

SIGNATURE OF DEVELOPER: *Glenn Mullinix* DATE: 3/12/01
PRINTED NAME OF DEVELOPER: GLENN MULLINIX

ENGINEER'S CERTIFICATE
I CERTIFY THAT THIS PLAN FOR SEDIMENT AND EROSION CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT THE PLAN COMPLIES WITH THE REQUIREMENTS OF THE HOWARD COUNTY CONSERVATION DISTRICT.

SIGNATURE OF ENGINEER: *Jim Myers* DATE: 3/12/01
PRINTED NAME OF ENGINEER: JIM MYERS

REVIEWED FOR HOWARD SCD AND MEETS TECHNICAL REQUIREMENTS.
SDSA - NATURAL RESOURCE CONSERVATION SERVICE DATE: 3/12/01

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

APPROVED: DEPARTMENT OF PLANNING AND ZONING
CHIEF, DEVELOPMENT ENGINEERING DIVISION: *Jim Myers* DATE: 3/27/01
CHIEF, DIVISION OF LAND DEVELOPMENT: *Jeffrey Schwinz* DATE: 4/3/01
DIRECTOR: *Jeffrey Schwinz* DATE: 4/3/01

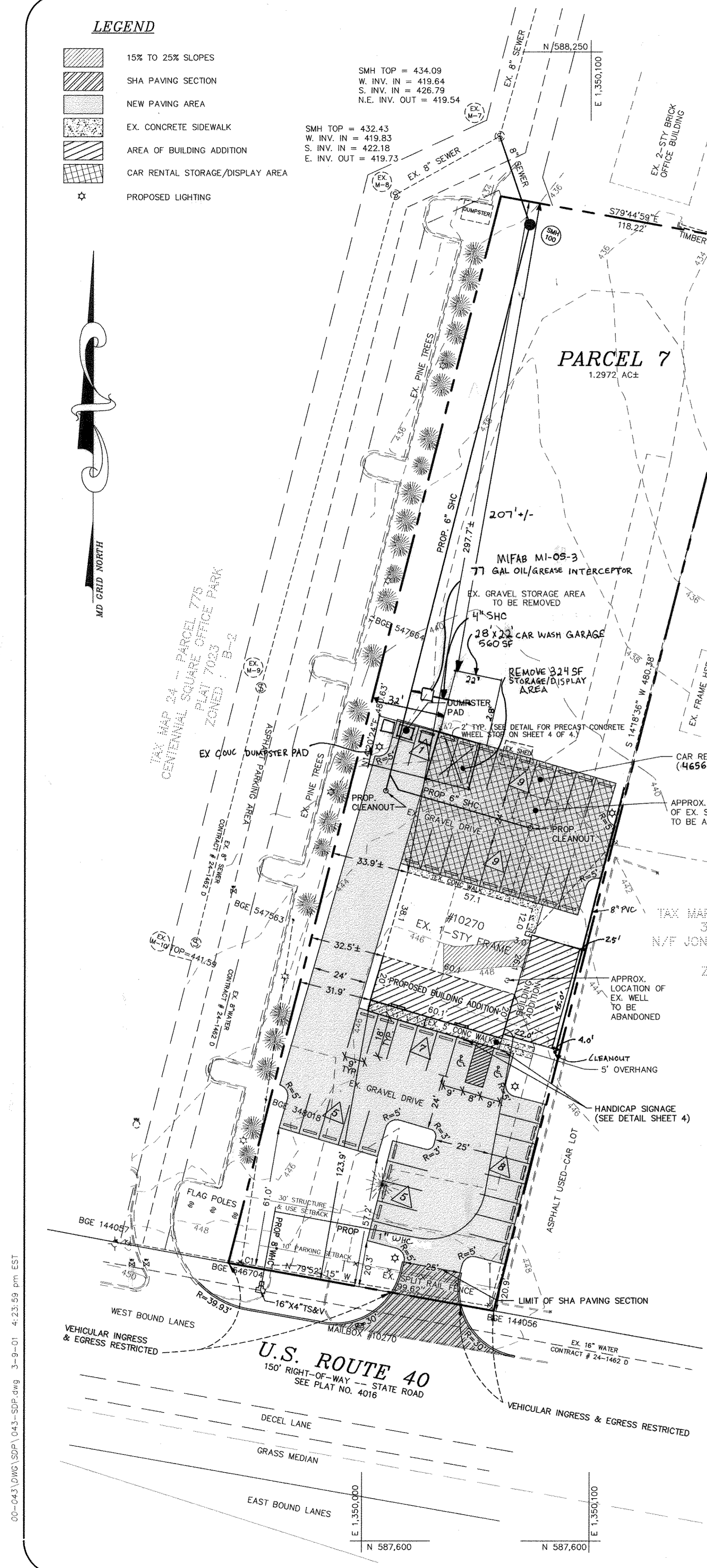
PROJECT: 00-043 AUG 2000
ILLUSTRATION: MPP/SID
SCALE: 1"=90'
DATE: 8/12/01

TO: ADD A 28'x22' STRUCTURE
ADD 7'x45' APPLICATOR TO EXISTING BLDG AND ASSOCIATED PARKING TO EXISTING LOT # 4 - SUP
CHANGING 1/2" VERTICAL TO 1" VERTICAL - SUB
DESCRIPTION: decisions

MULLINIX PROPERTY
TAX MAP 24 - PARCEL 7 - BLOCK 1
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SITE DEVELOPMENT PLAN

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland, 21042
(410) 987-0296 Ext. (301) 621-6581 Wash. (410) 987-0296 Fax

1 OF 4
SDP-01-33



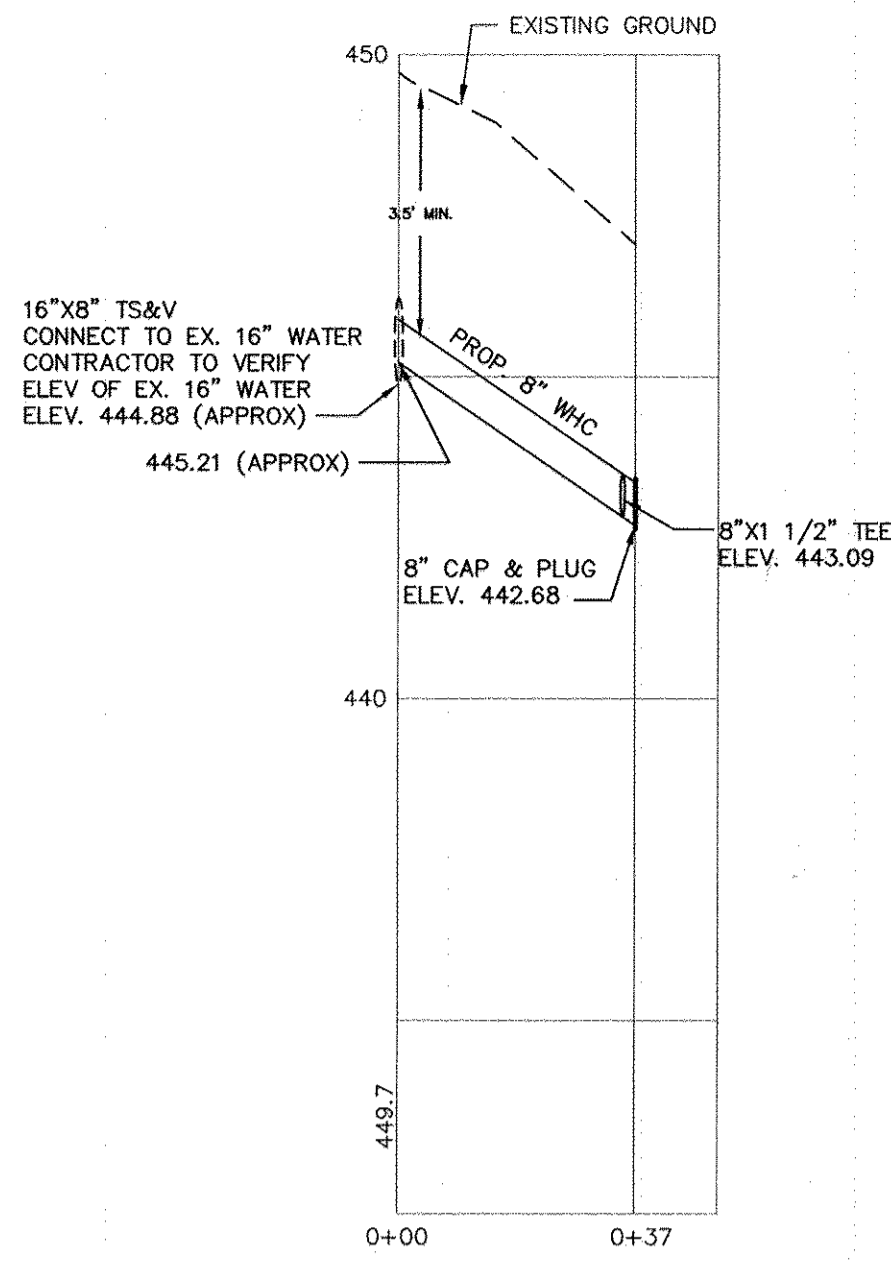
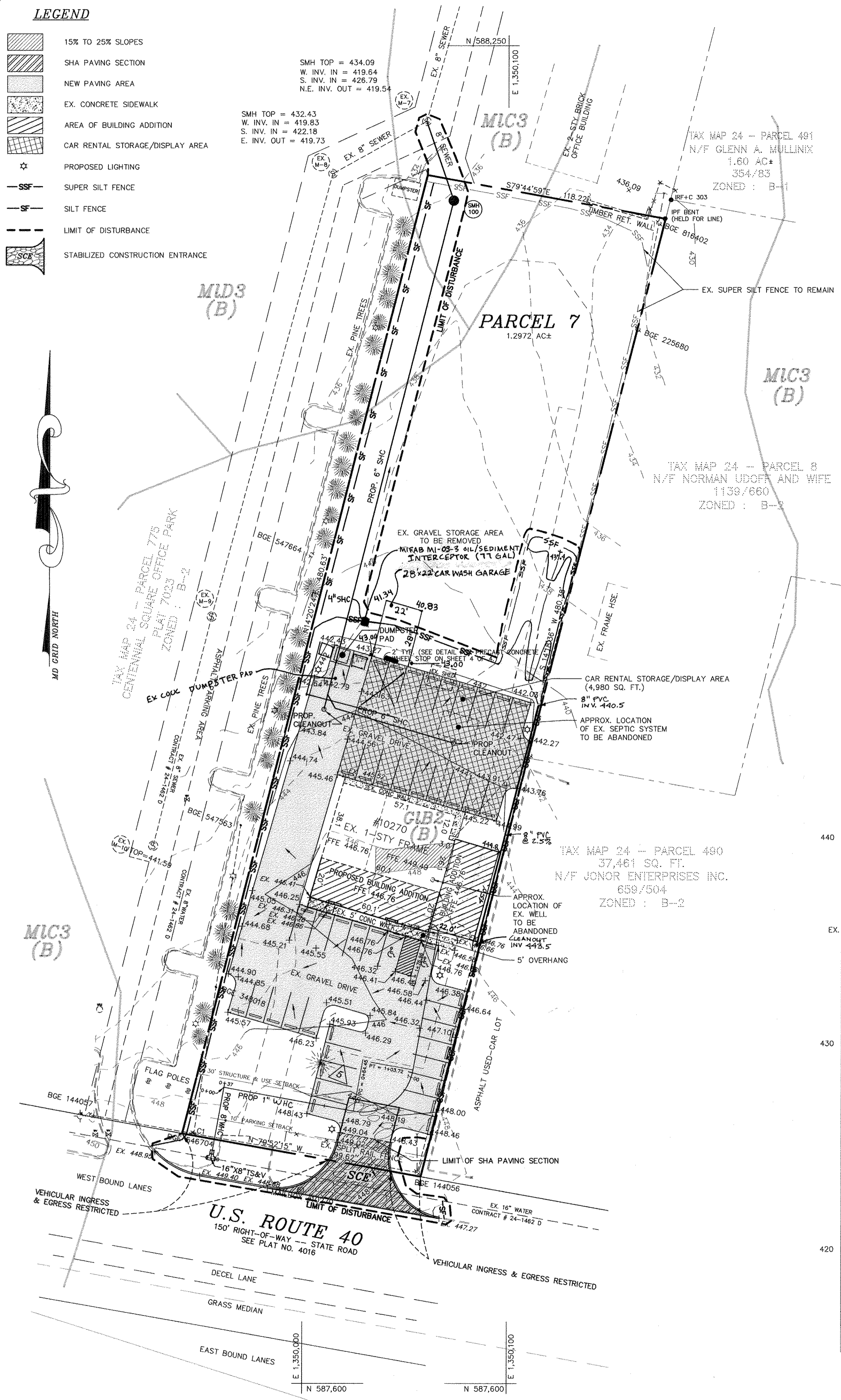
00-043.DWG(SDP) 043-SDP.dwg 3-9-01 4:23:50 pm EST

LEGEND

- 15% TO 25% SLOPES
- SHA PAVING SECTION
- NEW PAVING AREA
- EX. CONCRETE SIDEWALK
- AREA OF BUILDING ADDITION
- CAR RENTAL STORAGE/DISPLAY AREA
- PROPOSED LIGHTING
- SUPER SILT FENCE
- SILT FENCE
- LIMIT OF DISTURBANCE
- STABILIZED CONSTRUCTION ENTRANCE

SMH TOP = 434.09
W. INV. IN = 419.64
S. INV. IN = 426.79
N.E. INV. OUT = 419.54

SMH TOP = 432.43
W. INV. IN = 419.83
S. INV. IN = 422.18
E. INV. OUT = 419.73

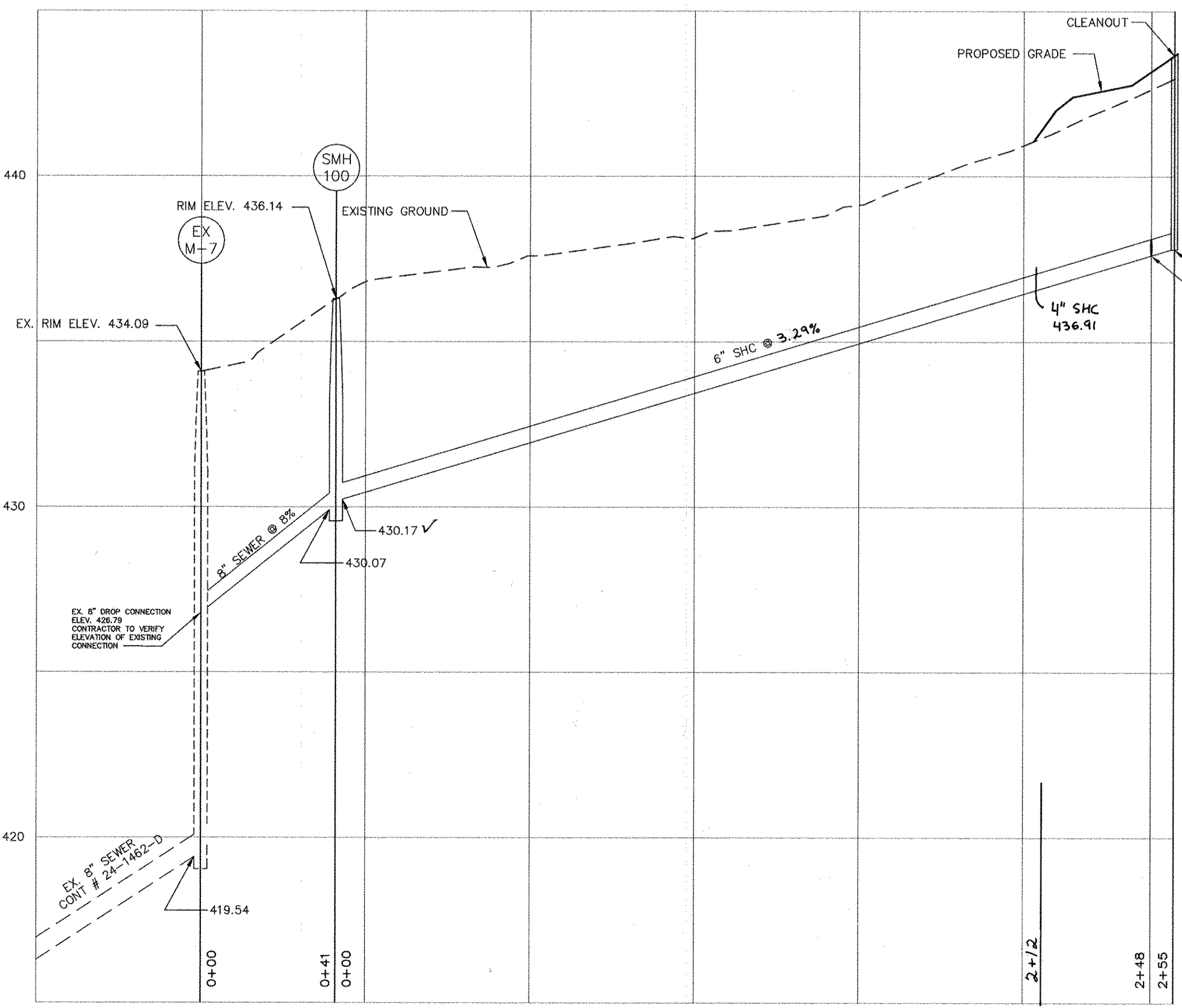


8" WMC FROM 16"X8" TS&V TO 8" CAP
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'

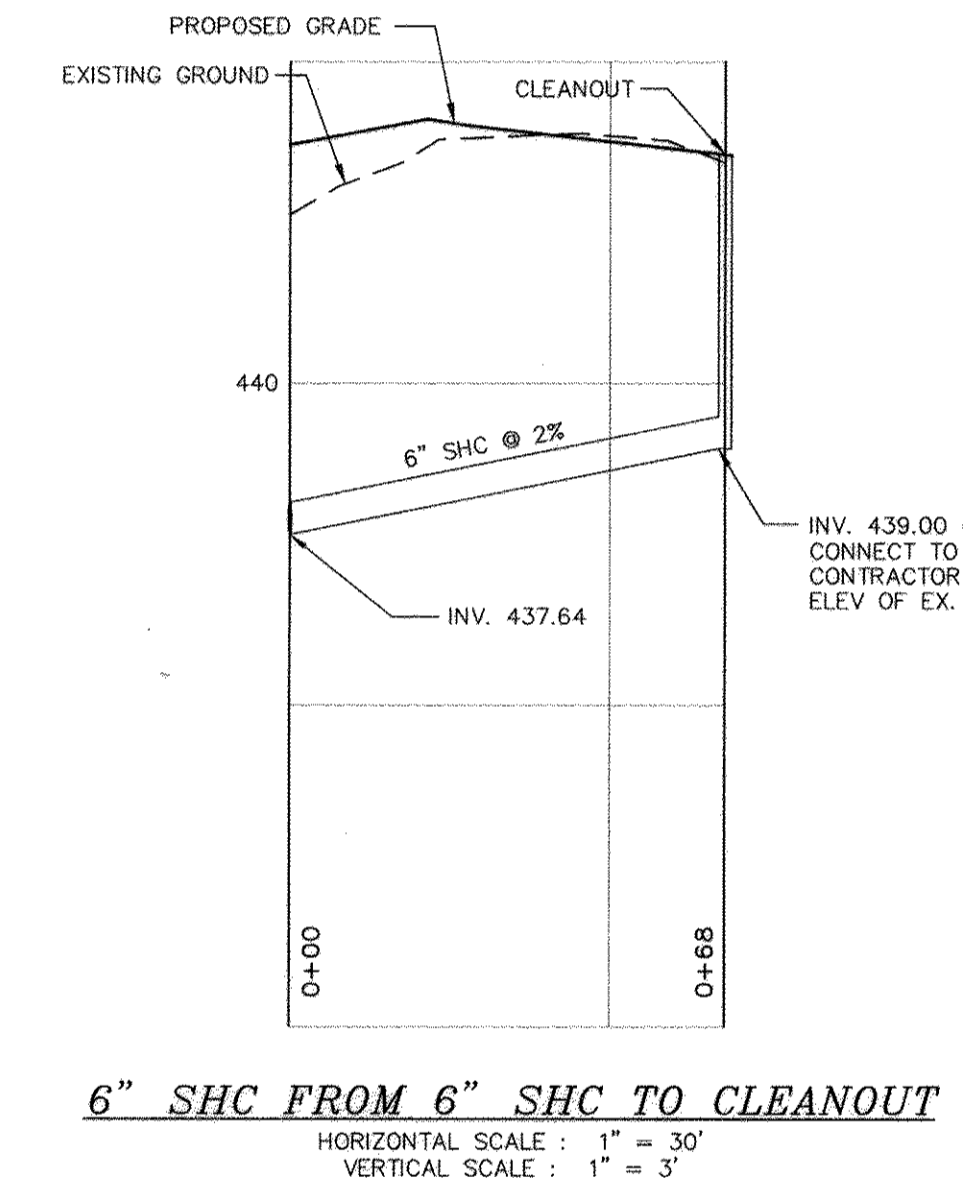
1 1/2" WMC FROM 8" WMC TO PROPOSED BUILDING
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'

SOILS DESCRIPTION

SYMBOL DESCRIPTION
GIB2 GLENELG LOAM, 3% TO 8% SLOPES, MODERATELY ERODED --- TYPE B
MIC3 MANOR LOAM, 8% TO 15% SLOPES, SEVERELY ERODED --- TYPE B
MID3 MANOR LOAM, 15% TO 25% SLOPES, SEVERELY ERODED --- TYPE B



6" SHC FROM EXISTING MH7 TO CLEANOUT
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'



6" SHC FROM 6" SHC TO CLEANOUT
HORIZONTAL SCALE: 1" = 30'
VERTICAL SCALE: 1" = 3'

DEVELOPERS CERTIFICATE

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

SIGNATURE OF DEVELOPER: *Glenn Mullinix* DATE: 3/12/01
PRINTED NAME OF DEVELOPER: GLENN MULLINIX

ENGINEER'S CERTIFICATE

I CERTIFY THAT THIS PLAN FOR SEDIMENT AND EROSION CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND CONSERVATION DISTRICT REQUIREMENTS.

SIGNATURE OF ENGINEER: *Jim Myers* DATE: 3/12/01
PRINTED NAME OF ENGINEER: JIM MYERS

REVIEWED FOR HOWARD SOD AND MEETS TECHNICAL REQUIREMENTS.
DATE: 3/21/01

THIS DEVELOPMENT PLAN IS SUBJECT TO SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
DATE: 3/21/01

APPROVED: DEPARTMENT OF PLANNING AND ZONING
DATE: 3/21/01
CHIEF, DEVELOPMENT ENGINEERING DIVISION
DATE: 4/3/01
CHIEF, DIVISION OF LAND DEVELOPMENT
DATE: 4/3/01

PROJECT	DATE	BY	FOR
00-043	AUG 2000	engineering	approval
MMP/SID	SJD		JBM

NO.	DATE	DESCRIPTION
3	8/21/01	TO ADD A 28'x22' STRUCTURE AND 11'x45' ADDITION TO PARCEL 7. CHANGE 1" WMC TO 1 1/2" WMC.
2	6/26/01	
1	6/26/01	

MULLINIX PROPERTY
TAX MAP 24 - PARCEL 7 - BLOCK 1
HOWARD COUNTY, MARYLAND
SECOND ELECTION DISTRICT
GRADING AND EROSION & SEDIMENT CONTROL PLAN

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
5072 Dorsey Hill Drive, Suite 202, Ellicott City, Maryland 21042
(410) 987-0296 Fax: (901) 621-5521 Wash. (410) 987-0298 Fax

LEGEND

- 15% TO 25% SLOPES
- SHA PAVING SECTION
- NEW PAVING AREA
- EX. CONCRETE SIDEWALK
- AREA OF BUILDING ADDITION
- CAR RENTAL STORAGE/DISPLAY AREA
- PROPOSED LIGHTING
- LANDSCAPE PERIMETER EDGE

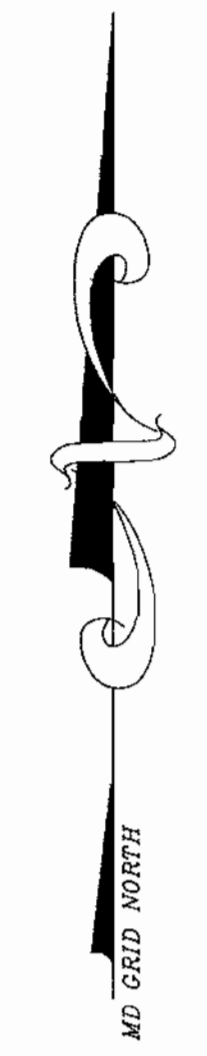
SMH TOP = 434.09
 W. INV. IN = 419.64
 S. INV. IN = 426.79
 N.E. INV. OUT = 419.54

SMH TOP = 432.43
 W. INV. IN = 419.83
 S. INV. IN = 422.18
 E. INV. OUT = 419.73

PARCEL 7
 1.2972 AC±

TAX MAP 24 -- PARCEL 8
 N/F NORMAN UDOFF AND WIFE
 1139/660
 ZONED : B-2

TAX MAP 24 -- PARCEL 490
 37,461 SQ. FT.
 N/F JONOR ENTERPRISES INC.
 659/504
 ZONED : B-2



SCHEDULE A : PERIMETER LANDSCAPED EDGE

CATEGORY	ADJACENT TO ROADWAYS				ADJACENT TO PERIMETER PROPERTIES				TOTAL
	E (PERIMETER 1)	A	A	A	A	A	A	A	
LANDSCAPE TYPE	E (PERIMETER 1)	A	A	A	A	A	A	A	
LINEAR FEET OF PERIMETER	87.13 LF (PERIMETER 1)	480.63 LF (PERIMETER 2)	118.22 LF (PERIMETER 3)	480.38 LF (PERIMETER 4)					
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	NO	NO	NO	NO	NO	NO	NO	NO	
CREDIT FOR WALL, FENCE, OR BERM (YES, NO, LINEAR FEET)	NO	NO	NO	NO	NO	NO	NO	NO	
NUMBER OF PLANTS REQUIRED									
SHADE TREES	2	8	2	8	20				
EVERGREEN TREES	0	0	0	0	0				
SHRUBS	22	0	0	0	22				
NUMBER OF PLANTS PROVIDED									
SHADE TREES	0	2	0	6	8				
EVERGREEN TREES	0	0	0	0	0				
OTHER TREES (2:1 SUBSTITUTION)	3	12	4	4	23				
SHRUBS (INCLUDES 5 SUBSTITUTION SHRUBS)	27	0	0	0	27				

* NOTE : SUBSTITUTION TREES HAVE BEEN USED ALONG ALL PERIMETERS. ALONG PERIMETER 1, FIVE SUBSTITUTION SHRUBS AND THREE SUBSTITUTION SMALL TREES ARE BEING USED IN PLACE OF THE TWO REQUIRED SHADE TREES. ALONG PERIMETER 2, TWELVE SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF SIX OF THE REQUIRED SHADE TREES. ALONG PERIMETER 3, FOUR SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF THE TWO REQUIRED SHADE TREES. ALONG PERIMETER 4, FOUR SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF TWO OF THE REQUIRED SHADE TREES.

NOTE: THIS DRAWING IS TO BE USED FOR LANDSCAPE PLAN PURPOSES ONLY.

NOTES:
 1. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL
 2. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE DPW DEVELOPERS AGREEMENT IN THE AMOUNT OF \$7,560.00.

SCREEN CALCULATIONS

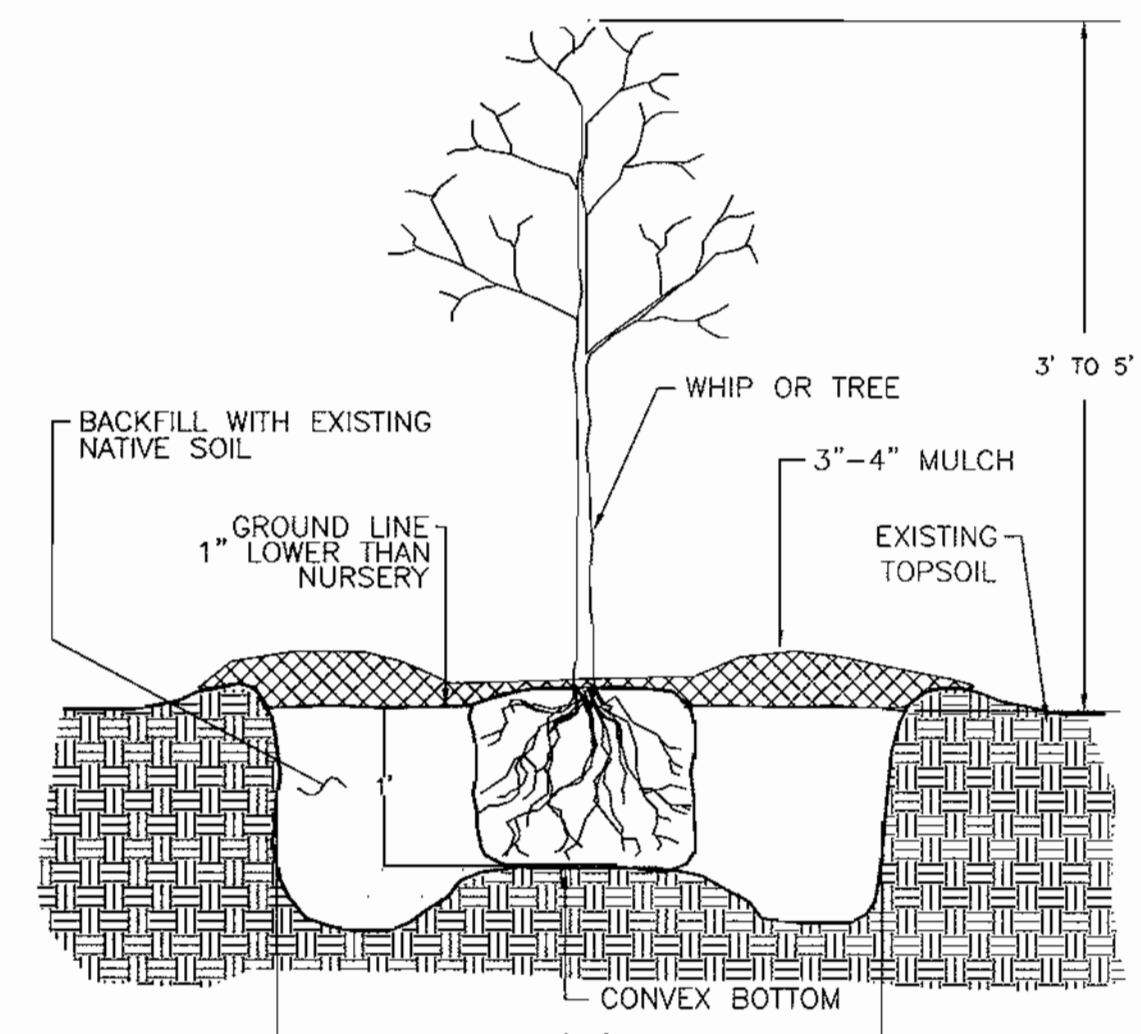
SCREEN #1
 DUMPSTER - 18 LF - TYPE D BUFFER
 0 SHADE TREE AND 2 EVERGREENS REQUIRED
 0 SHADE TREE AND 3 EVERGREENS PROVIDED

SCHEDULE B: PARKING LOT INTERNAL LANDSCAPING

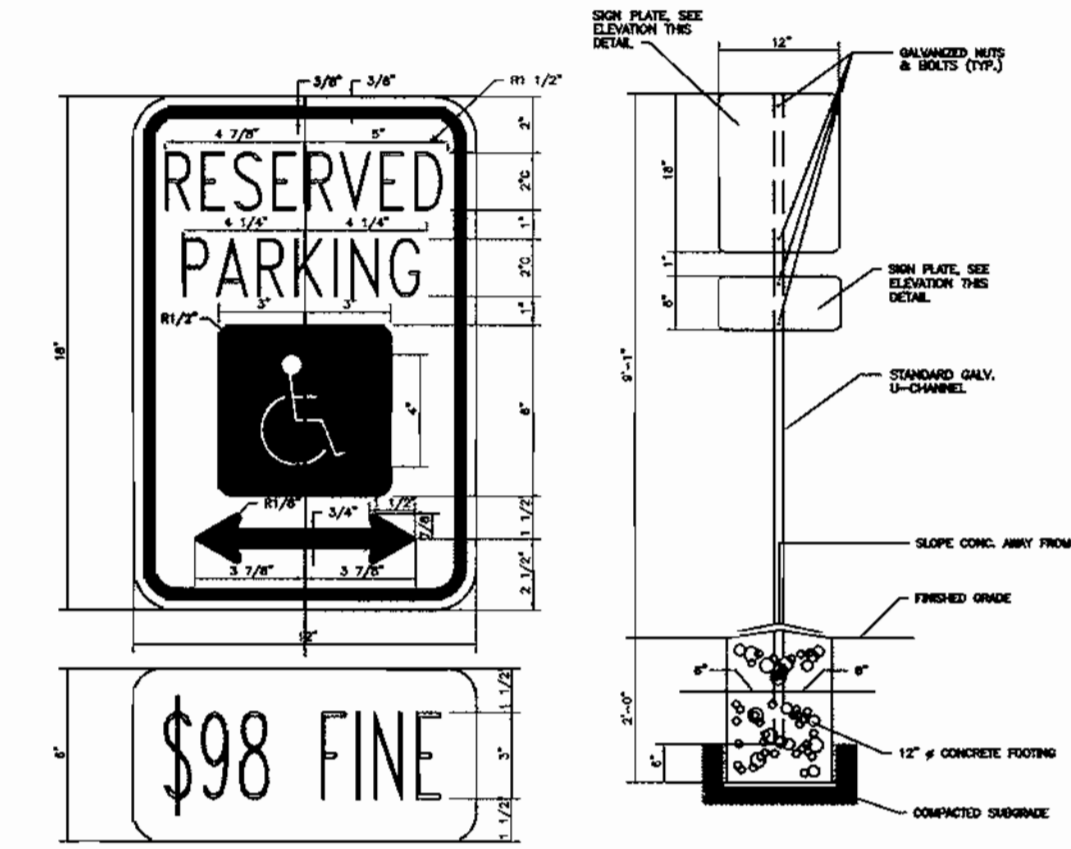
NUMBER OF PARKING SPACES	44 (INCLUDES CAR STORAGE AREA)
NUMBER OF PLANTING ISLANDS REQUIRED	2
NUMBER OF PLANTING ISLANDS PROVIDED	2
NUMBER OF TREES REQUIRED	
SHADE TREES	2
NUMBER OF TREES PROVIDED	
SHADE TREES	2
OTHER TREES (2:1 SUBSTITUTION)	0

LANDSCAPE REQUIREMENT PLANTING SCHEDULE

QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
3		ACER PALMATUM	JAPANESE MAPLE	1 1/2" - 2" CAL.
11		ACER RUBRUM 'RED SUNSET'	RED SUNSET RED MAPLE	2 1/2" - 3" CAL.
16		CHAMAECYPARIS PISIFERA 'FILIFERA AUREA NANA'	GOLDTHREAD FALSE CYPRESS	24" - 30" HT.
23		CUPRESSOCYPARIS LEYLANDI	LEYLAND CYPRESS	5' - 6' HT.
11		JUNIPERUS HORIZONTALIS 'PLUMOSA' OR 'PRINCE OF WALES'	ANDORRA OR PRINCE OF WALES JUNIPER	24" - 30" HT.
TOTAL				
64 TREES & SHRUBS (11 SHADE TREES, 3 SMALL DECIDUOUS TREES, 23 EVERGREEN TREES, 27 SHRUBS)				

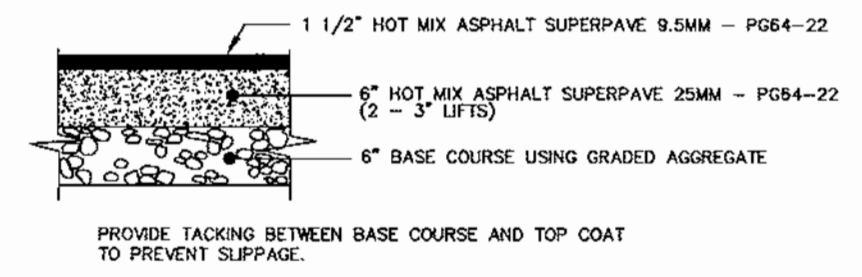


TREE PLANTING DETAIL
 CONTAINER GROWN

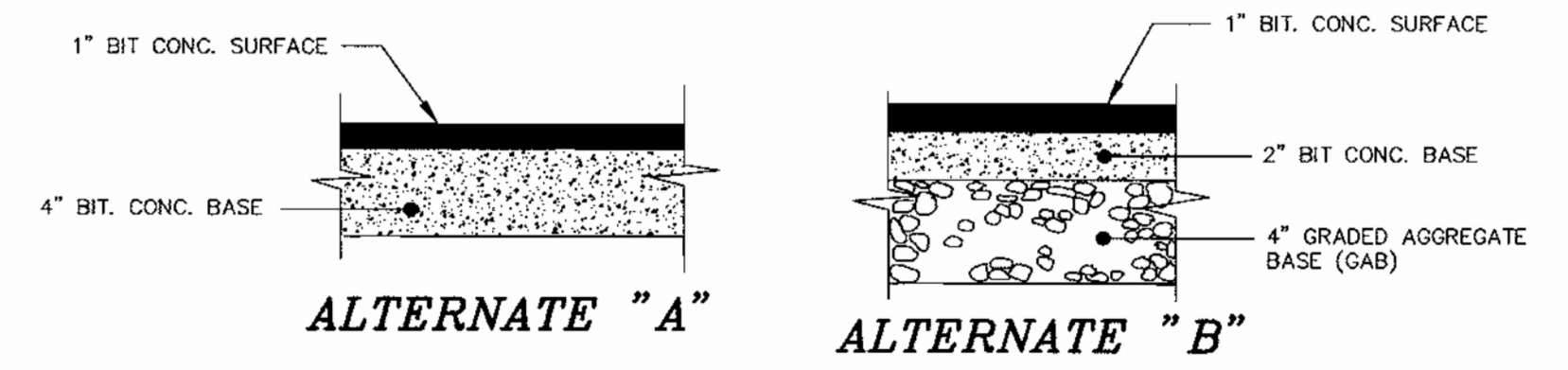


HANDICAPPED SIGN AND POST
 NOT TO SCALE

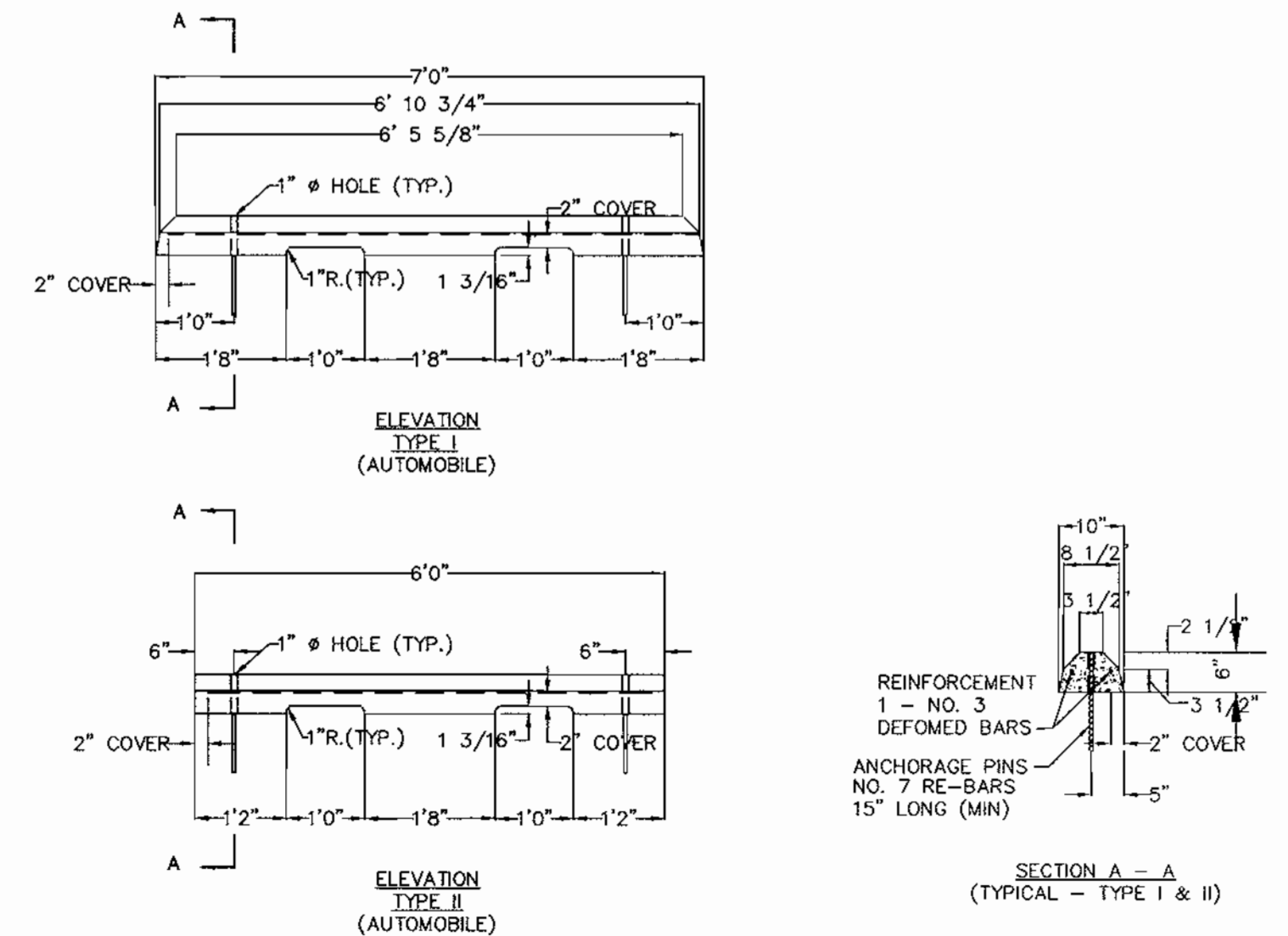
MD. S.H.A. TYPE "A" CONCRETE COMBINATION CURB & CUTTER STANDARD NO. MD. 620.02
 NOT TO SCALE



SHA PAVING SECTION
 NOT TO SCALE



PAVING SECTION P-1
 N.T.S.
 * COMMERCIAL ZONE WITH NO HEAVY TRUCK TRAFFIC.



PRECAST CONCRETE WHEEL STOPS
 STD NO. MD-725.01



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 [Signature] 3/27/01 DATE
 [Signature] 4/5/01 DATE
 [Signature] 4/26/01 DATE

date	project	engineering	approval
AUG 2000	00-043	MMP/SJD	JBM

date	description	revisions

MULLINIX PROPERTY
 TAX MAP 24 -- PARCEL 7 -- BLOCK 1
 SECOND ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND
LANDSCAPE PLAN

MILDENBERG, BOENDER & ASSOC., INC.
 Engineers Planners Surveyors
 5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland 21042
 (410) 997-0296 Fax. (301) 421-5521 Wash. (410) 997-0298 Fax.

LEGEND

- 15% TO 25% SLOPES
- SHA PAVING SECTION
- NEW PAVING AREA
- EX. CONCRETE SIDEWALK
- AREA OF BUILDING ADDITION
- CAR RENTAL STORAGE/DISPLAY AREA
- PROPOSED LIGHTING

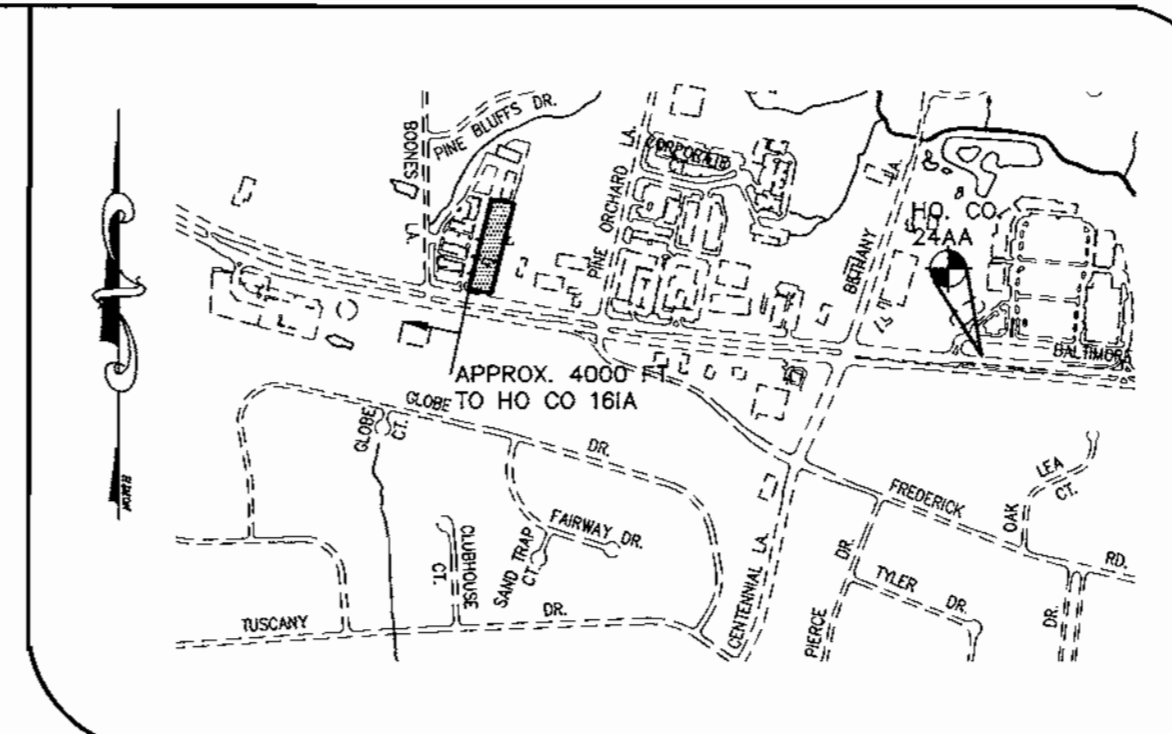
SMH TOP = 434.09
W. INV. IN = 419.64
S. INV. IN = 422.18
E. INV. OUT = 419.54

SMH TOP = 432.43
W. INV. IN = 419.83
S. INV. IN = 422.18
E. INV. OUT = 419.73

SITE DEVELOPMENT PLANS MULLINIX PROPERTY FIRST ELECTION DISTRICT HOWARD COUNTY, MARYLAND

SHEET INDEX

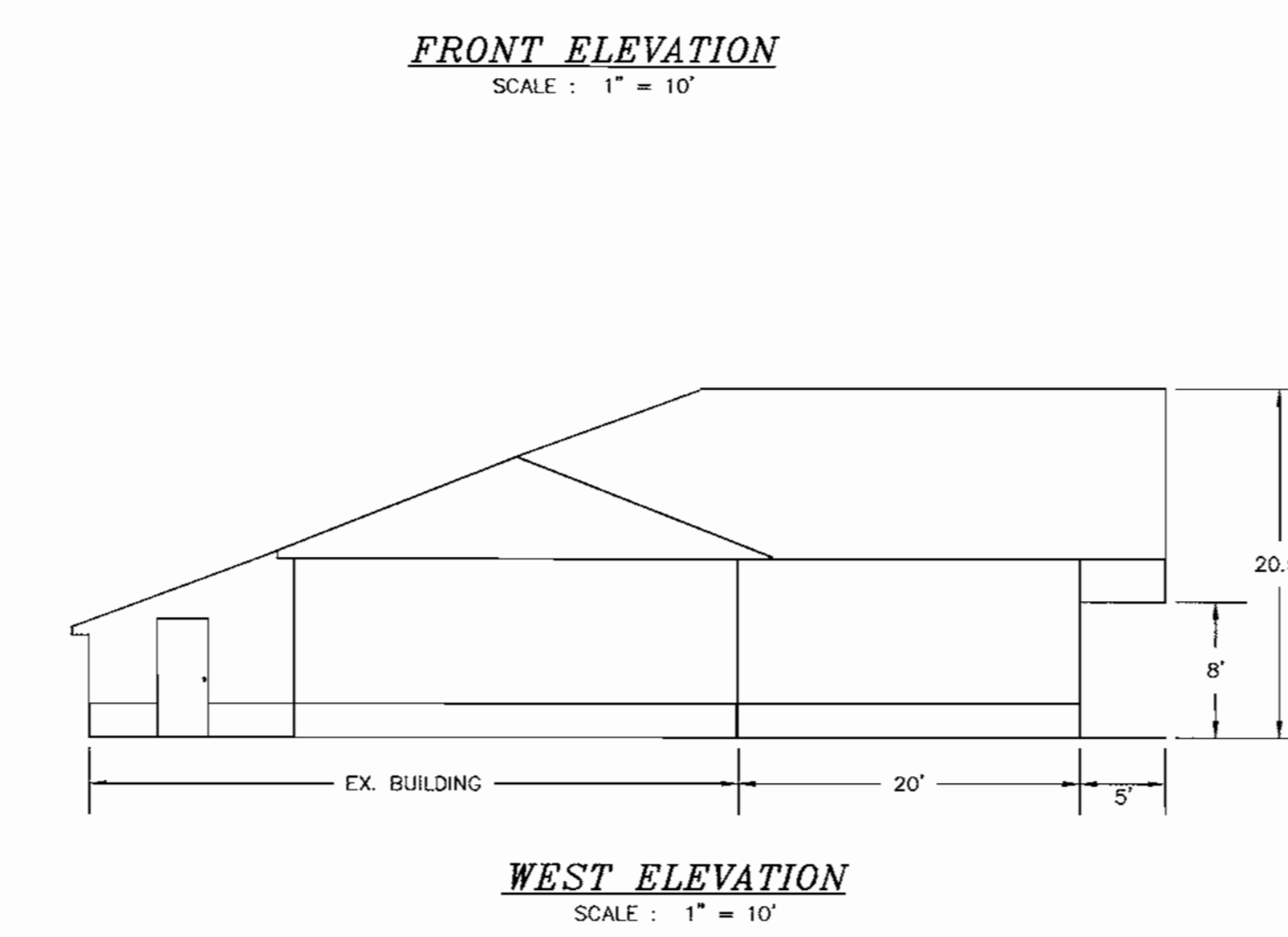
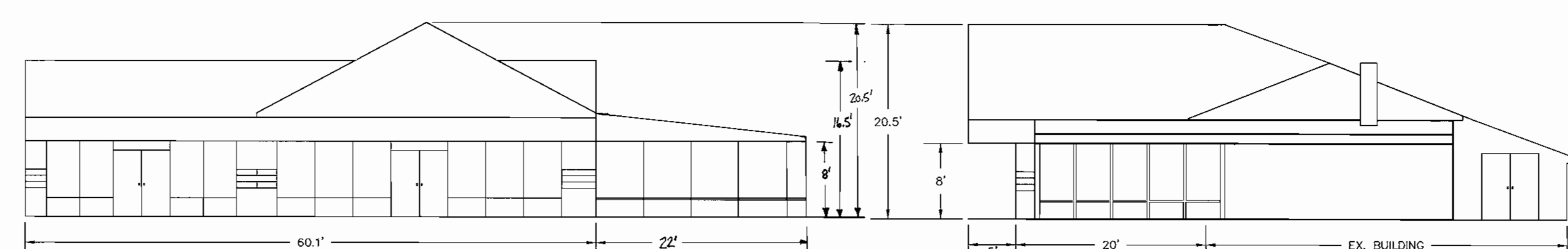
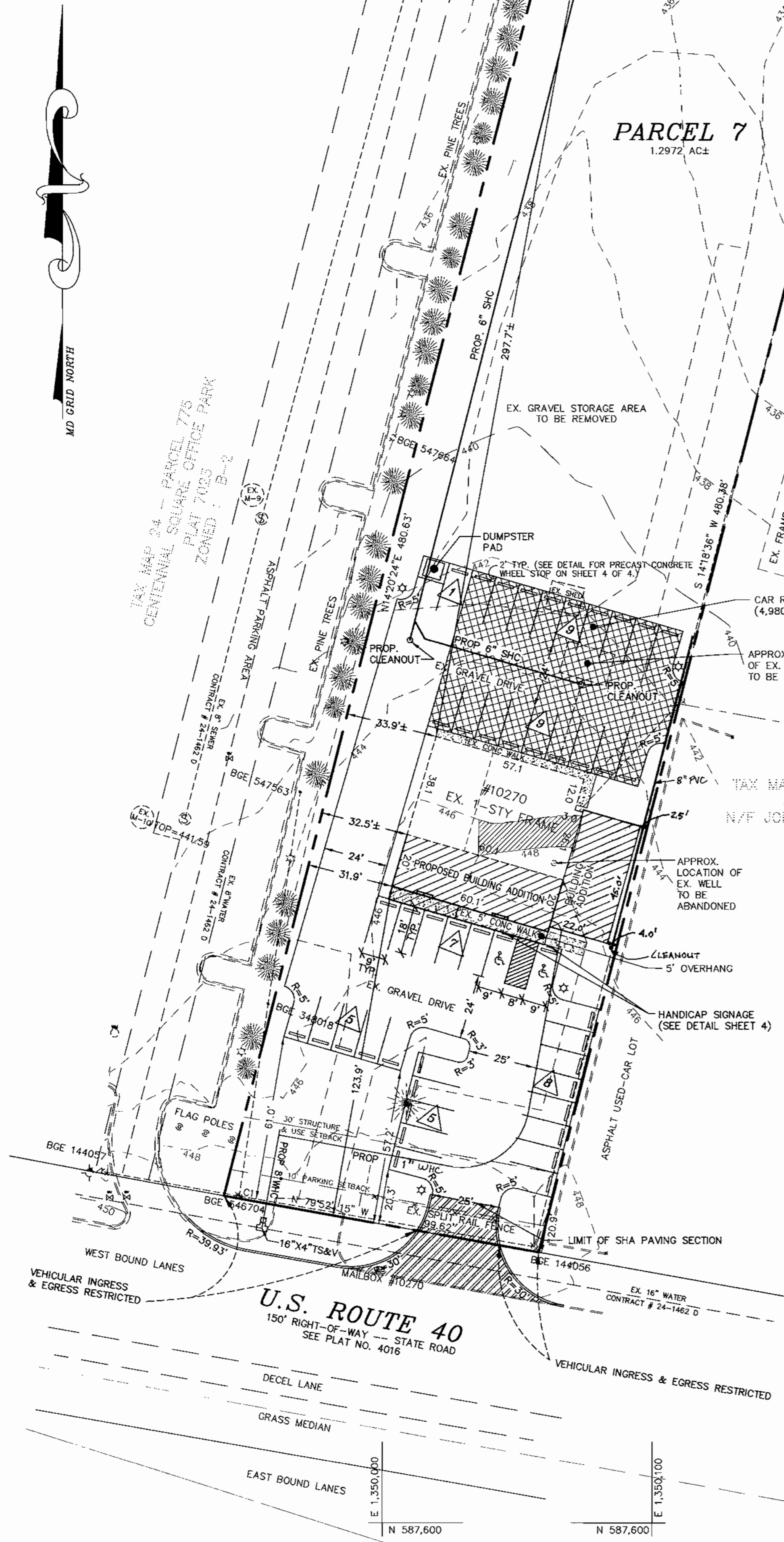
SITE DEVELOPMENT PLAN	1
GRADING AND EROSION & SEDIMENT CONTROL PLAN	2
SEDIMENT CONTROL NOTES & DETAILS	3
LANDSCAPE PLAN	4



VICINITY MAP
SCALE: 1"=1000'

GENERAL NOTES:

1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY.
2. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/CONSTRUCTION INSPECTIONS DIVISION AT (410) 313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
3. THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST FIVE (5) DAYS PRIOR TO ANY EXCAVATION WORK:
 - MISS UTILITY 1-800-257-7777
 - C&P TELEPHONE COMPANY (410) 725-9978
 - HOWARD COUNTY BUREAU OF UTILITIES (410) 313-4900
 - A&T CABLE LOCATION DIVISION (410) 393-3533
 - BALTIMORE GAS & ELECTRIC (410) 685-0123
 - STATE HIGHWAY ADMINISTRATION (410) 531-5533
 - HOWARD COUNTY DEPT. OF PUBLIC WORKS/CONSTRUCTION INSPECTION DIVISION (410) 313-1880
4. PROJECT BACKGROUND:
LOCATION : SECOND ELECTION DISTRICT, TAX MAP 24, BLOCK 1, PARCEL 7.
ZONING : B-2.
TOTAL TRACT AREA : 1.297 ACRES ±.
DEED REFERENCE: LIBER 5016, FOLIO 240.
PERMIT OR DPZ FILE NOS. : 09-00-169 ; 000006840.
PROPOSED USE : **OFFICE BUILDING (3,854 SQ. FT.) & CAR RENTAL (1,392 SQ. FT.).**
BUILDING & ADDITIONS : EX. BUILDING = 2,254 SQ. FT. (FIRST FLOOR)
BUILDING ADDITIONS = 2,192 SQ. FT. (SINGLE STORY)
TOTAL BUILDING AREA = 4,446 SQ. FT.
BUILDING COVERAGE OF SITE : 4.44% SQ. FT. (0.10 ACRES) OR 7.7% OF SITE.
PARKING SPACE REQUIRED : **EMERGENCY VET SERVICES :**
3,054 SQ. FT. X 5 SPACES PER 1000 SQ. FT. = 10 SPACES.
CAR RENTAL :
1,392 SQ. FT. X 2 SPACES PER 1000 SQ. FT. = 3 SPACES.
4,980 SQ. FT. (STORAGE/DISPLAY AREA) X
1 SPACE PER 1000 SQ. FT. = 5 SPACES.
NO SERVICE BAYS ON-SITE.
TOTAL PARKING REQUIRED = 18 SPACES.
PARKING SPACE PROVIDED : 26 (INCLUDES 2 HANDICAP SPACES).
5. TOPOGRAPHY SHOWN HEREON IS BASED ON FIELD TOPOGRAPHY PREPARED BY MILDENBERG, BOENDER AND ASSOC., INC. ON JULY 2000.
6. COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 161A AND 24AA.
STA. No. 161A N 589,509.405 EL. 463.674
E 1,346,343.647
STA. No. 24C2 N 587,390.458 EL. 367.276
E 1,352,603.488
7. 1 1/2" WATER METER SHALL BE LOCATED INSIDE BUILDING.
8. USE HOWARD COUNTY STD. P-1 PAVING SECTION UNLESS OTHERWISE SHOWN.
9. WATER AND SEWER ARE PUBLIC, CONTRACT # 24-1462-D.
10. STORMWATER MANAGEMENT HAS BEEN PROVIDED THROUGH ON-SITE BEST MANAGEMENT PRACTICES. FUTURE ADDITION HAS BEEN INCLUDED AS IMPERVIOUS AREA IN THE TRSS CALCULATIONS.
11. ADEQUATE ROAD FACILITIES TEST EVALUATION PREPARED BY MILDENBERG, BOENDER & ASSOCIATES, INC. IN AUGUST 2000.
12. NO WETLANDS, STREAMS, OR FLOODPLAINS EXIST ON-SITE.
13. CONTRACTOR TO VERIFY THE LOCATION OF ALL EXISTING UTILITIES ON SITE PRIOR TO COMMENCING CONSTRUCTION.
14. THIS PROJECT IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION. A DECLARATION OF INTENT FOR DEVELOPMENT ACTIVITIES ON A SINGLE LOT OF ANY SIZE WHERE TOTAL FOREST CLEARING IS LESS THAN 40,000 SQ. FT. IS BEING FILED ALONG WITH THIS SITE DEVELOPMENT PLAN. **(NO FOREST ON THIS SITE)**
15. PROPERTY IS LOCATED WITHIN THE METROPOLITAN DISTRICT.
16. NO STEEP SLOPES EXIST ON-SITE.
17. EXISTING WELL AND SEPTIC SYSTEM TO BE PROPERLY ABANDONED IN ACCORDANCE WITH HOWARD COUNTY HEALTH DEPARTMENT REQUIREMENTS UPON CONNECTION TO PUBLIC FACILITIES. DOCUMENTATION OF WELL AND SEPTIC ABANDONMENT IS TO BE SUBMITTED TO THE HEALTH DEPARTMENT UPON COMPLETION OF WORK.
18. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL.
19. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING SHALL BE POSTED AS PART OF THE GRADING PERMIT IN THE AMOUNT OF \$7,560.00.
20. SOILS DATA BASED ON HOWARD COUNTY SOIL SURVEY DATED 1968, SHEET 15.
21. REMOVAL OF EXISTING GRAVEL STORAGE AREA NORTH OF PARKING LOT AND EXISTING SUPER SILT FENCE COVERED UNDER PERMIT NO. G00006840.
22. ALL OUTDOOR LIGHTING WILL COMPLY WITH THE REQUIREMENTS OF ZONING SECTION 13.4.



No.	Radius	Length	Delta	Tangent	Chord	Distance
C1	11384.16	18.87	00°05'42"	9.44	579°49'24"E	18.87

LOT/PARCEL NO.	STREET ADDRESS
PARCEL 7	10270 BALTIMORE NATIONAL PIKE, ELLICOTT, MD 21042

SUBDIVISION NAME	SECTION/AREA	LOT/PARCEL #
MULLINIX PROPERTY	N/A	PARCEL 7
PLAT # OR L/F	BLOCK #	ZONE
5106/240	1	B-2
TAX MAP	ELEC. DIST.	CENSUS TRACT
24	SECOND	6022
WATER CODE	SEWER CODE	
HOB	5980000	
PROPOSED IMPROVEMENTS: BUILDING ADDITIONS, ASSOCIATED PARKING, GRADING, AND SEDIMENT CONTROL		

DEVELOPER

GLENN A. MULLINIX
10226 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21042
(410) 465-9411

DEVELOPER'S CERTIFICATE

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

Signature of Developer: *Glenn Mullinix*
Printed Name of Developer: **GLENN MULLINIX**
Date: **3/12/01**

ENGINEER'S CERTIFICATE

I CERTIFY THAT THIS PLAN FOR SEDIMENT AND EROSION CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THE SEVERAL PRELIMINARY CONSERVATION SERVICE CONSERVATION PLAN PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY CONSERVATION DISTRICT.

Signature of Engineer: *Jim Meyer*
Printed Name of Engineer: **JIM MEYER**
Date: **3/12/01**

Signature of Engineer: *Geoffrey Schomig*
Printed Name of Engineer: **Geoffrey Schomig**
Date: **7/21/01**

APPROVED: DEPARTMENT OF PLANNING AND ZONING
Chief, Development Engineering Division: *Jim Meyer* **3/21/01**
Date: **3/21/01**
Chief, Division of Land Development: *Geoffrey Schomig* **7/21/01**
Date: **7/21/01**
Director: *Jim Meyer* **4/26/01**
Date: **4/26/01**

Project	Date	Author	Approval
00-043	11/26/01	MMP/SJD	JBM

No.	Description	Date
1	ADD 11' X 15' WEST ADDITION TO EXISTING OFFICE BUILDING AND 4' X 5' CHANGE 1/2" M.I.C. TO 1" M.I.C. - SLD	6/26/01
2	CHANGE 1/2" M.I.C. TO 1" M.I.C. - SLD	11/26/01

MULLINIX PROPERTY
 TAX MAP 24 - PARCEL 7 - BLOCK 1
 SECOND ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
SITE DEVELOPMENT PLAN

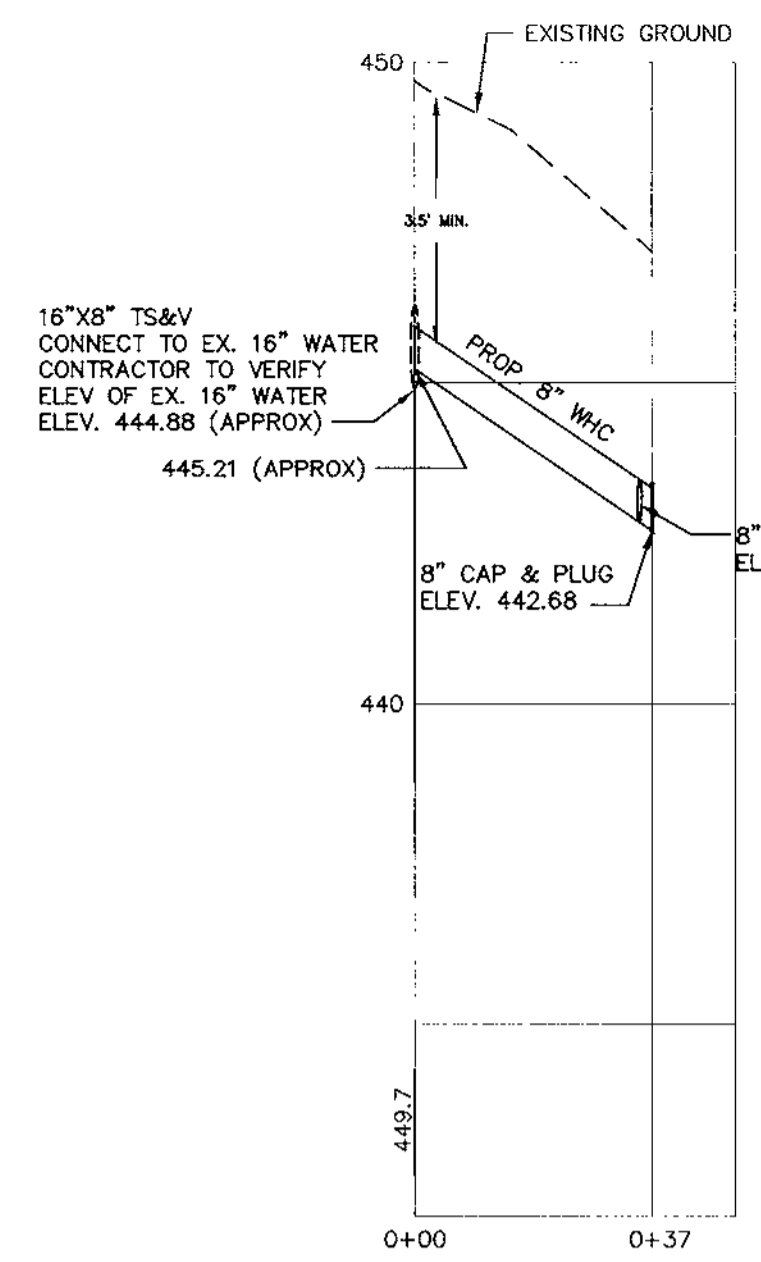
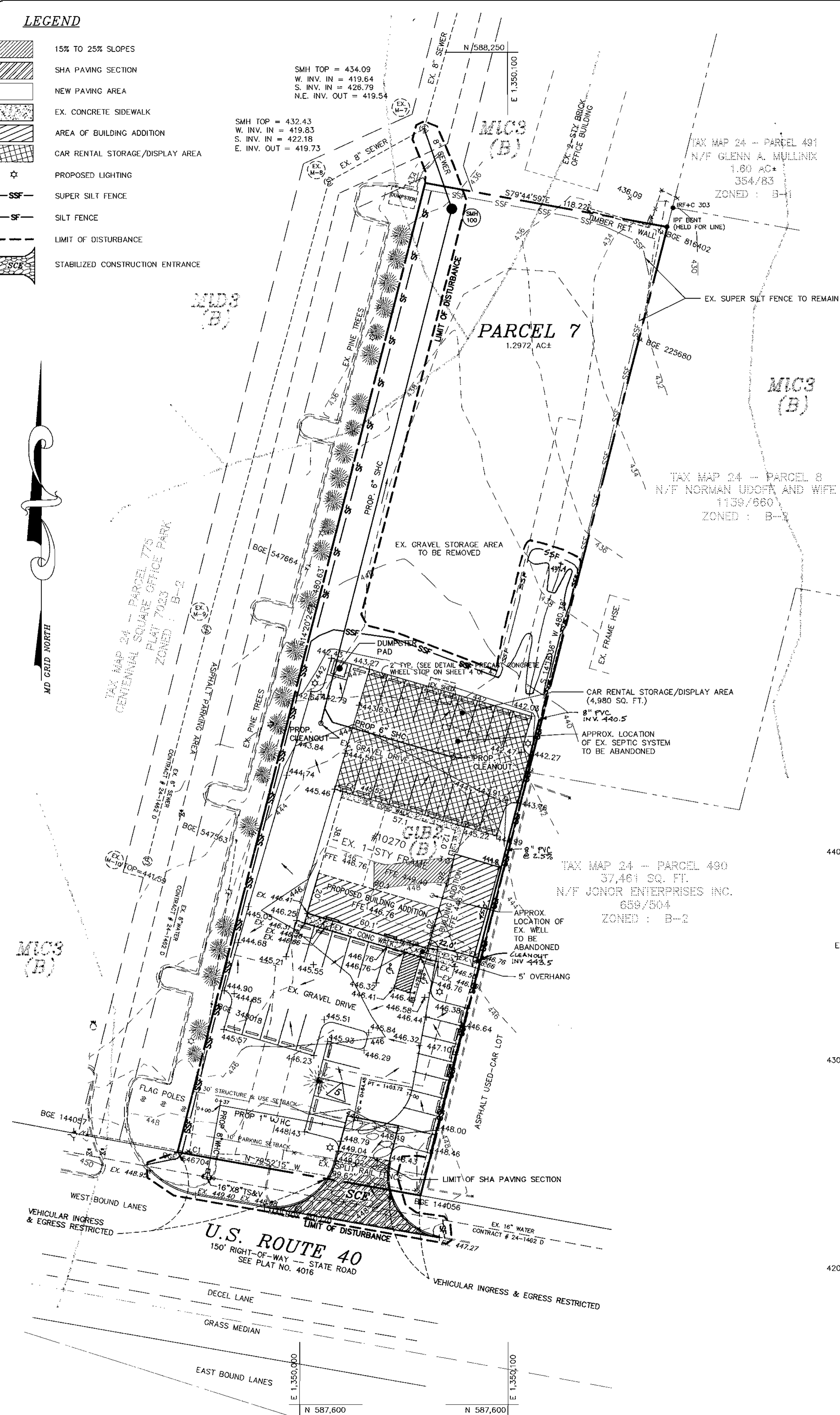
MILDENBERG, BOENDER & ASSOC., INC.
 Surveyors
 Engineers Planners
 5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland, 21042
 (410) 987-0296 Bal. (301) 621-6521 Wash. (410) 987-0298 Fax.

LEGEND

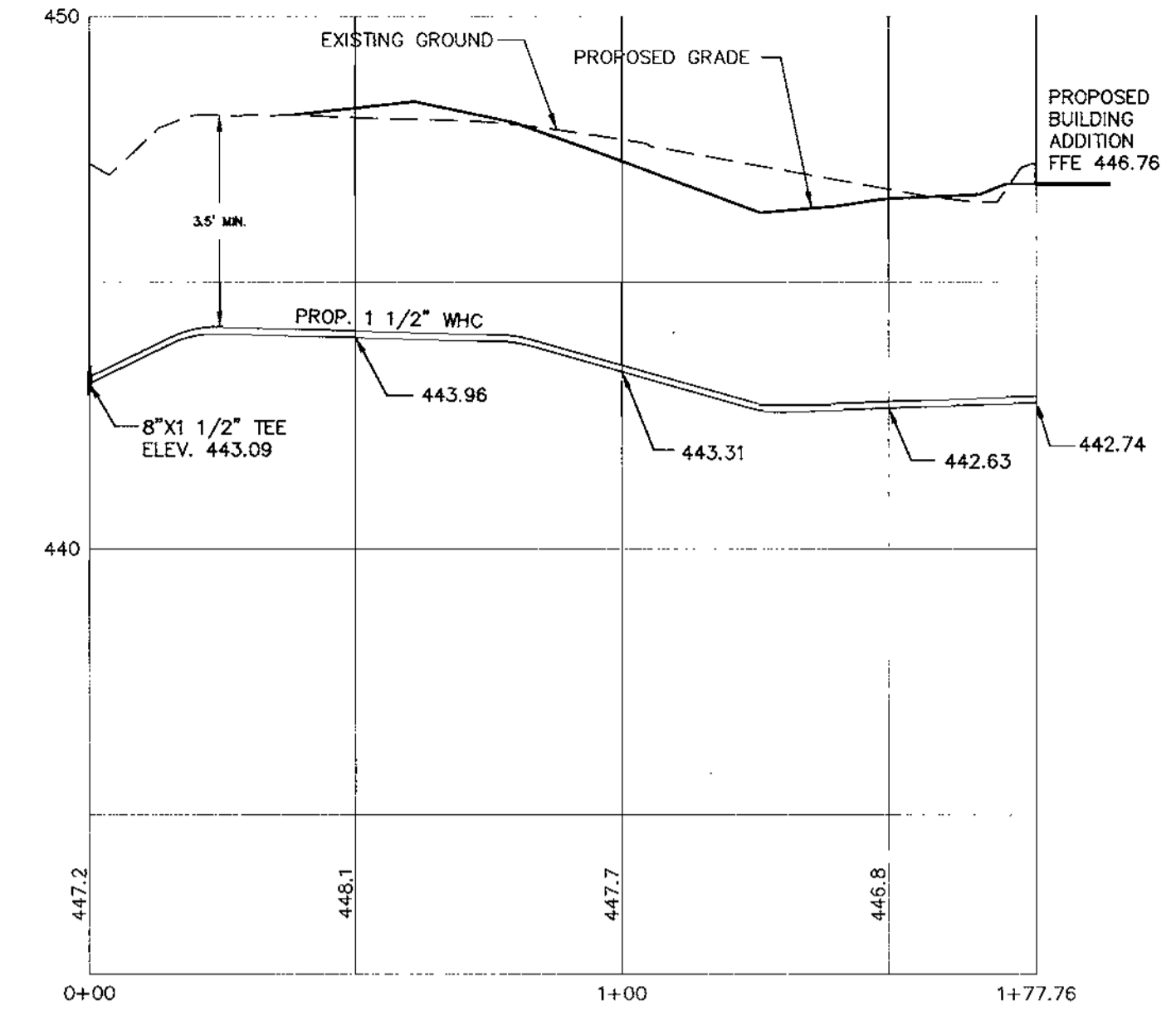
- 15% TO 25% SLOPES
- SHA PAVING SECTION
- NEW PAVING AREA
- EX. CONCRETE SIDEWALK
- AREA OF BUILDING ADDITION
- CAR RENTAL STORAGE/DISPLAY AREA
- PROPOSED LIGHTING
- SUPER SILT FENCE
- SILT FENCE
- LIMIT OF DISTURBANCE
- STABILIZED CONSTRUCTION ENTRANCE

SMH TOP = 434.09
 W. INV. IN = 419.64
 S. INV. IN = 426.79
 N.E. INV. OUT = 419.54

SMH TOP = 432.43
 W. INV. IN = 419.83
 S. INV. IN = 422.18
 E. INV. OUT = 419.73



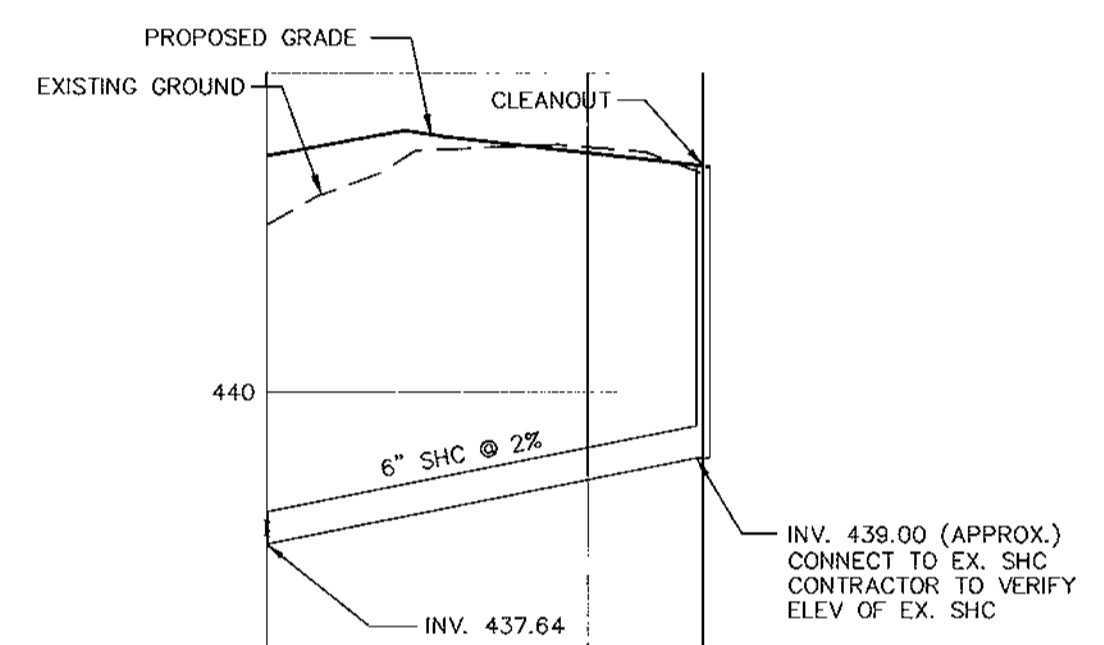
8" WMC FROM 16"X8" TS&V TO 8" CAP
 HORIZONTAL SCALE : 1" = 30'
 VERTICAL SCALE : 1" = 3'



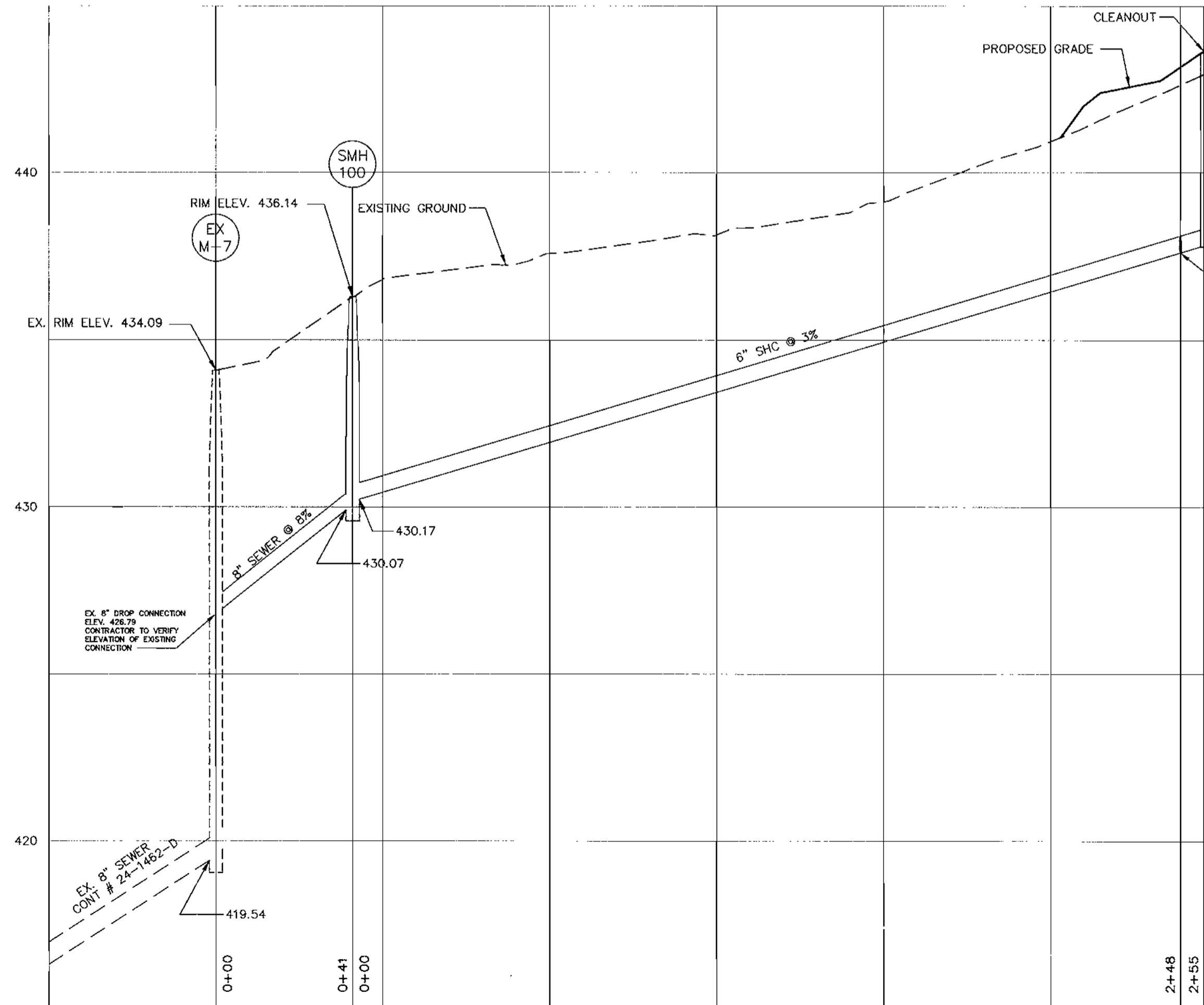
1 1/2" WMC FROM 8" WMC TO PROPOSED BUILDING
 HORIZONTAL SCALE : 1" = 30'
 VERTICAL SCALE : 1" = 3'

SOILS DESCRIPTION

SYMBOL DESCRIPTION
 GIB2 GLENLEO LOAM, 3% TO 8% SLOPES, MODERATELY ERODED -- TYPE B
 MIC3 MANOR LOAM, 8% TO 15% SLOPES, SEVERELY ERODED -- TYPE B
 MID3 MANOR LOAM, 15% TO 25% SLOPES, SEVERELY ERODED -- TYPE B



6" SHC FROM 6" SHC TO CLEANOUT
 HORIZONTAL SCALE : 1" = 30'
 VERTICAL SCALE : 1" = 3'



6" SHC FROM EXISTING MH7 TO CLEANOUT
 HORIZONTAL SCALE : 1" = 30'
 VERTICAL SCALE : 1" = 3'

DEVELOPER'S CERTIFICATE

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

SIGNATURE OF DEVELOPER: *Glenn Mullinix* DATE: 3/12/01

PRINTED NAME OF DEVELOPER: **GLENN MULLINIX**

ENGINEER'S CERTIFICATE

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

SIGNATURE OF ENGINEER: *Jim Meyer* DATE: 3/12/01

PRINTED NAME OF ENGINEER: **Jim Meyer**

REVIEWED FOR HOWARD SCD AND MEETS TECHNICAL REQUIREMENTS.

USDA - NATURAL RESOURCE CONSERVATION SERVICE DATE: 3/21/01

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

HOWARD SOIL CONSERVATION DISTRICT DATE: 3/21/01

APPROVED: DEPARTMENT OF PLANNING AND ENGINEERING

DATE: 3/21/01

DATE: 4/3/01

DATE: 4/3/01

MULDENBERG, BOENDER & ASSOC., INC.
 Engineers Planners Surveyors
 5072 Dorsey Hill Drive, Suite 202, Ellicott City, Maryland 21042
 (410) 987-0286 Fax: (801) 621-5521 Wash. (410) 987-0288 Fax.

MULLINIX PROPERTY
 TAX MAP 24 - PARCEL 7 - BLOCK 1
 HOWARD COUNTY, MARYLAND
 SECOND ELECTION DISTRICT
GRADING AND EROSION & SEDIMENT CONTROL PLAN

Project	00-043	Date	AUG 2000
Illustration	MMP/SSD	Engineering	JBM
Scale	1" = 30'	Approval	SSD
Revisions		Approval	JBM

1. ADD 7' X 45' ADDITION TO PROPOSED BLDG WITH 1 1/2" WMC TO EX. 8" WMC. ADD ASSOCIATED CHANGES TO GRADING - SCD

2. CHANGE 1 1/2" WMC TO 1" WMC - SCD

DATE: 6/26/01

NO. 2 OF 4

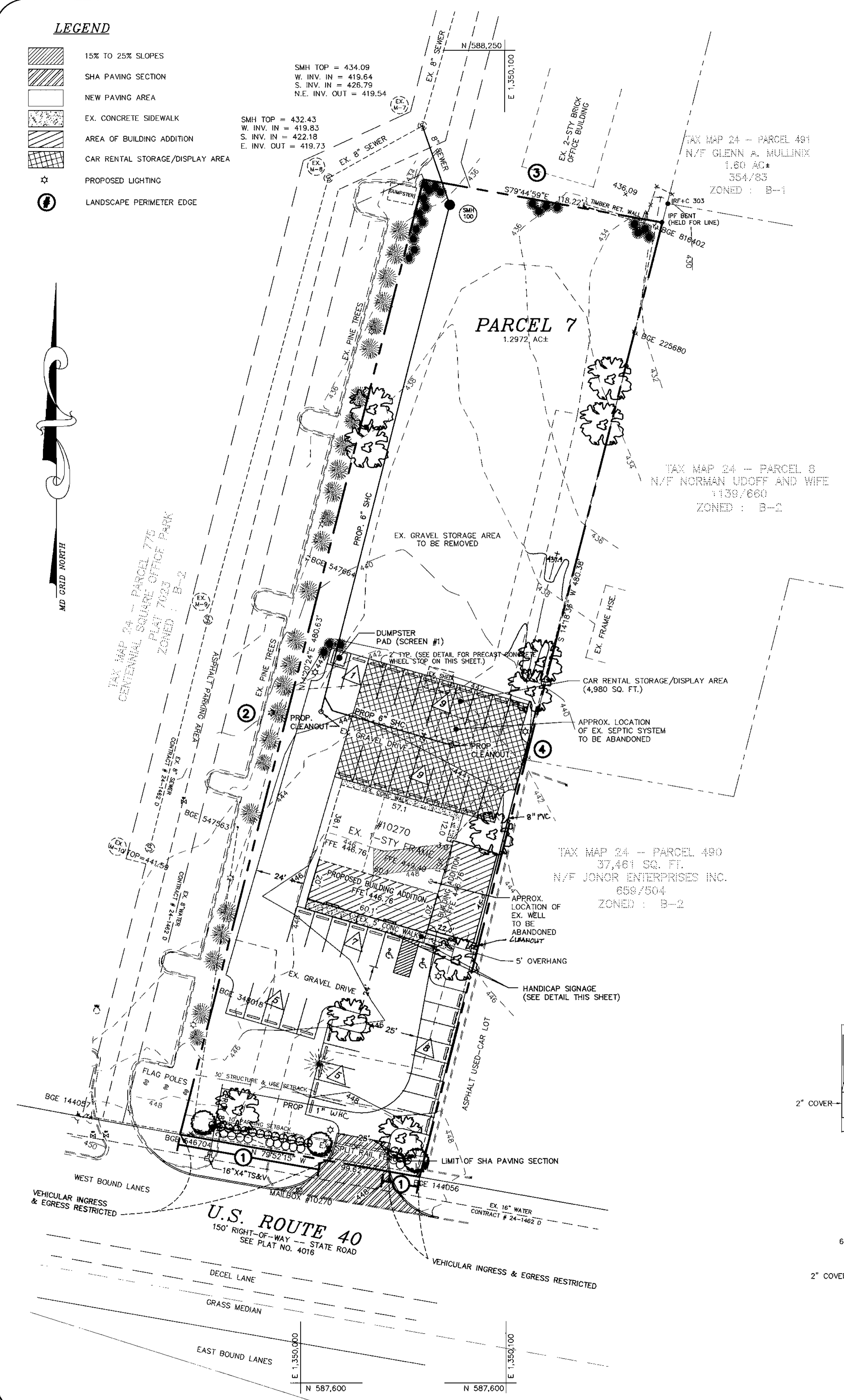
SDP-01-33

LEGEND

- 15% TO 25% SLOPES
- SHA PAVING SECTION
- NEW PAVING AREA
- EX. CONCRETE SIDEWALK
- AREA OF BUILDING ADDITION
- CAR RENTAL STORAGE/DISPLAY AREA
- PROPOSED LIGHTING
- LANDSCAPE PERIMETER EDGE

SMH TOP = 434.09
W. INV. IN = 419.64
S. INV. IN = 426.79
N.E. INV. OUT = 419.54

SMH TOP = 432.43
W. INV. IN = 419.83
S. INV. IN = 422.18
E. INV. OUT = 419.73



SCHEDULE A: PERIMETER LANDSCAPED EDGE

CATEGORY	ADJACENT TO ROADWAYS		ADJACENT TO PERIMETER PROPERTIES		TOTAL
	E (PERIMETER 1)	A	A	A	
LINEAR FEET OF PERIMETER	87.13 LF (PERIMETER 1)	480.63 LF (PERIMETER 2)	118.22 LF (PERIMETER 3)	480.38 LF (PERIMETER 4)	
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	NO	NO	NO	NO	
CREDIT FOR WALL, FENCE, OR BERM (YES, NO, LINEAR FEET)	NO	NO	NO	NO	
NUMBER OF PLANTS REQUIRED					
SHADE TREES	2	8	2	8	20
EVERGREEN TREES	0	0	0	0	0
SHRUBS	22	0	0	0	22
NUMBER OF PLANTS PROVIDED					
SHADE TREES	0	2	0	6	8
EVERGREEN TREES	0	0	0	0	0
OTHER TREES (2:1 SUBSTITUTION)	27	12	4	4	23
SHRUBS (INCLUDES 5 SUBSTITUTION SHRUBS)	0	0	0	0	0

* NOTE: SUBSTITUTION TREES HAVE BEEN USED ALONG ALL PERIMETERS. ALONG PERIMETER 1, FIVE SUBSTITUTION SHRUBS AND THREE SUBSTITUTION SMALL TREES ARE BEING USED IN PLACE OF THE TWO REQUIRED SHADE TREES. ALONG PERIMETER 2, TWELVE SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF SIX OF THE REQUIRED SHADE TREES. ALONG PERIMETER 3, FOUR SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF TWO OF THE REQUIRED SHADE TREES. ALONG PERIMETER 4, FOUR SUBSTITUTION EVERGREENS ARE BEING USED IN PLACE OF TWO OF THE REQUIRED SHADE TREES.

SCHEDULE B: PARKING LOT INTERNAL LANDSCAPING

NUMBER OF PARKING SPACES	44 (INCLUDES CAR STORAGE AREA)
NUMBER OF PLANTING ISLANDS REQUIRED	2
NUMBER OF PLANTING ISLANDS PROVIDED	2
NUMBER OF TREES REQUIRED	
SHADE TREES	2 SHADE TREES
NUMBER OF TREES PROVIDED	
SHADE TREES	2 SHADE TREES
OTHER TREES (2:1 SUBSTITUTION)	0 TREES

NOTE: THIS DRAWING IS TO BE USED FOR LANDSCAPE PLAN PURPOSES ONLY.

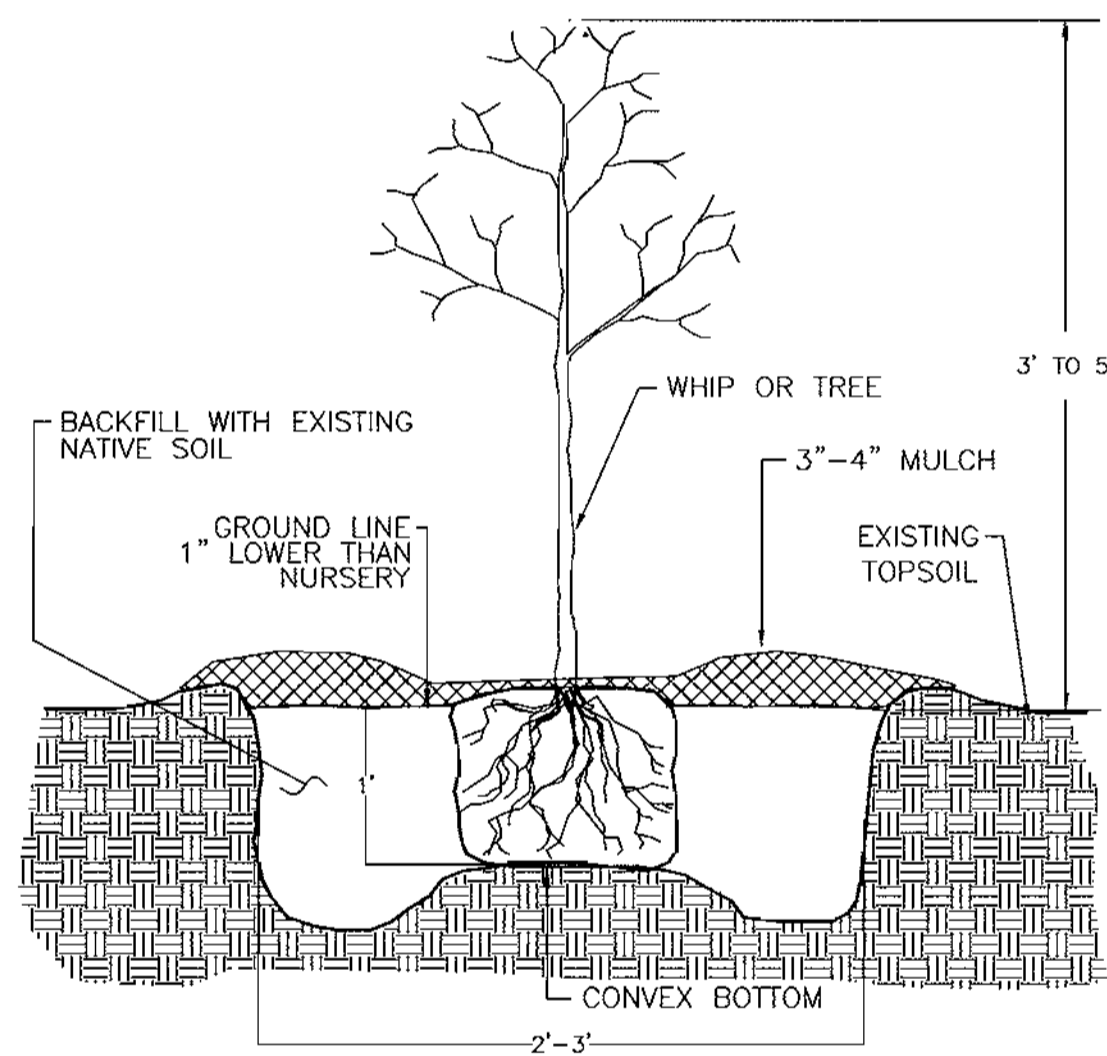
NOTES:
1. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL
2. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE DPW DEVELOPERS AGREEMENT IN THE AMOUNT OF \$7,550.00.

SCREEN CALCULATIONS

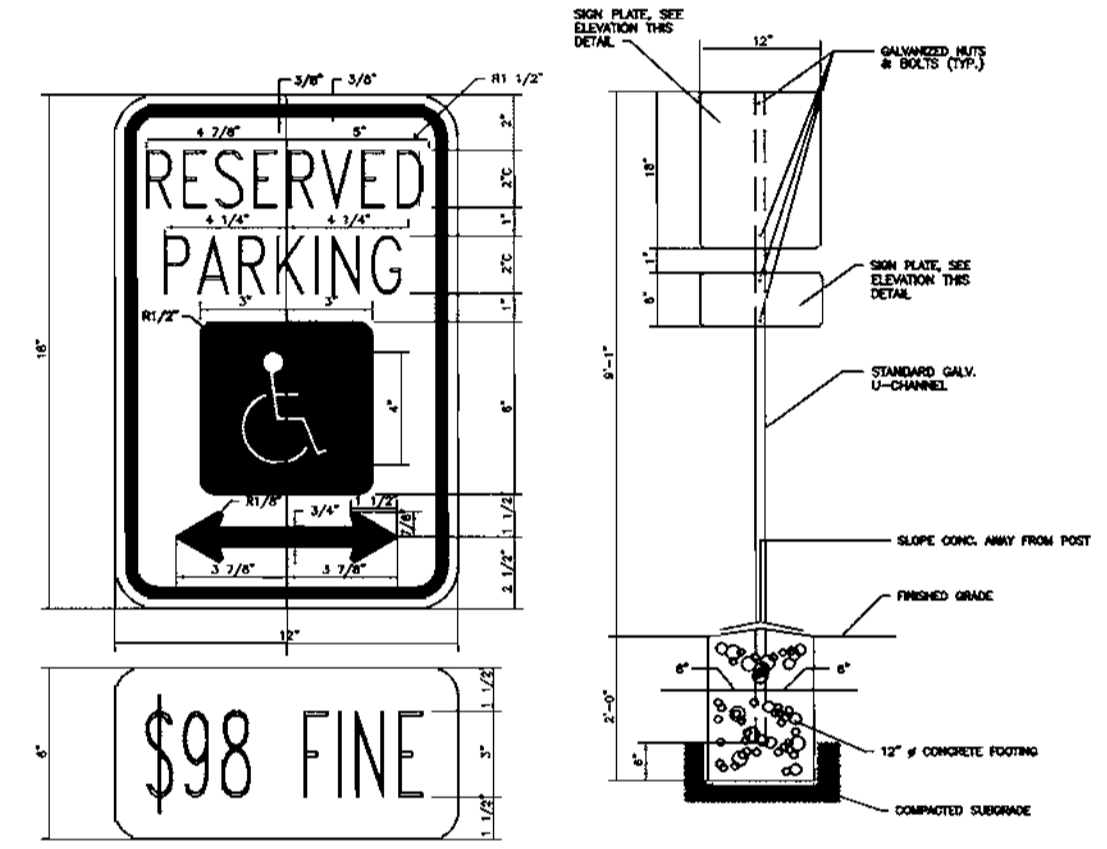
SCREEN #1
DUMPSTER - 18 LF - TYPE D BUFFER
0 SHADE TREE AND 2 EVERGREENS REQUIRED
0 SHADE TREE AND 3 EVERGREENS PROVIDED

LANDSCAPE REQUIREMENT PLANTING SCHEDULE

QUANTITY	SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE
3		ACER PALMATUM	JAPANESE MAPLE	1 1/2" - 2" CAL.
11		ACER RUBRUM 'RED SUNSET'	RED SUNSET RED MAPLE	2 1/2" - 3" CAL.
16		CHAMAECYPARIS PISIFERA 'FILIFERA AUREA NANA'	GOLDTHREAD FALSE CYPRESS	24" - 30" HT.
23		CUPPRESSOCYPARIS LEYLANDI	LEYLAND CYPRESS	5' - 6" HT.
11		JUNIPERUS HORIZONTALIS 'PLUMOSA' OR 'PRINCE OF WALES'	ANDORRA OR PRINCE OF WALES JUNIPER	24" - 30" HT.
TOTAL				
64 TREES & SHRUBS (11 SHADE TREES, 3 SMALL DECIDUOUS TREES, 23 EVERGREEN TREES, 27 SHRUBS)				

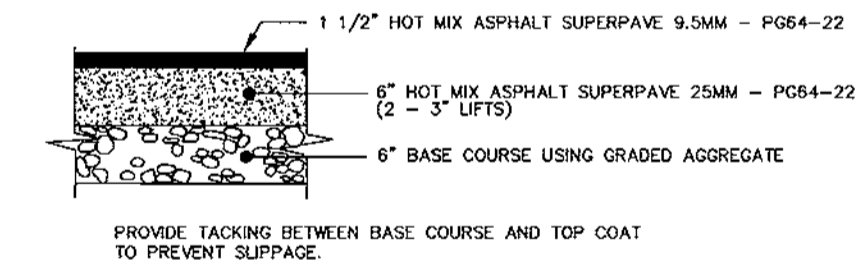


TREE PLANTING DETAIL
CONTAINER GROWN

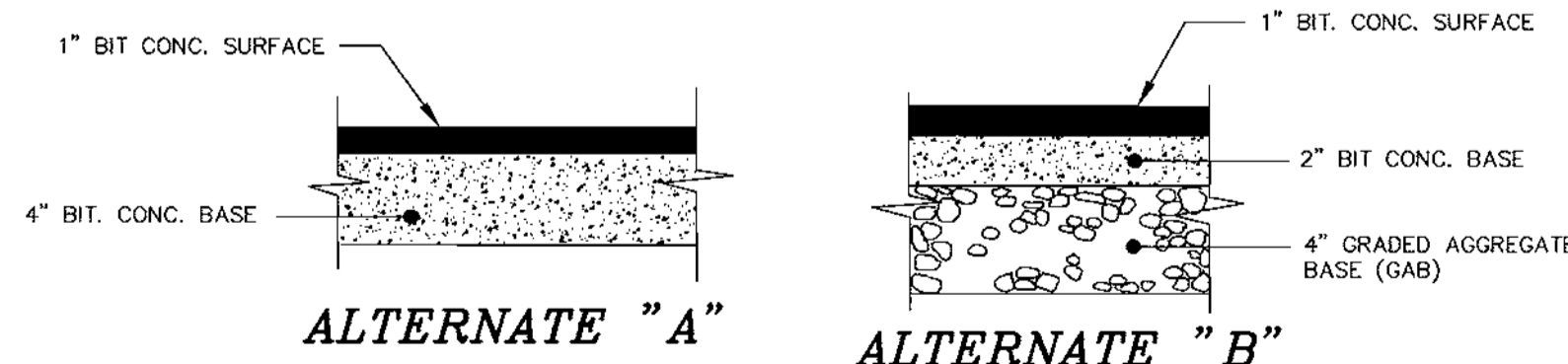


HANDICAPPED SIGN AND POST
NOT TO SCALE

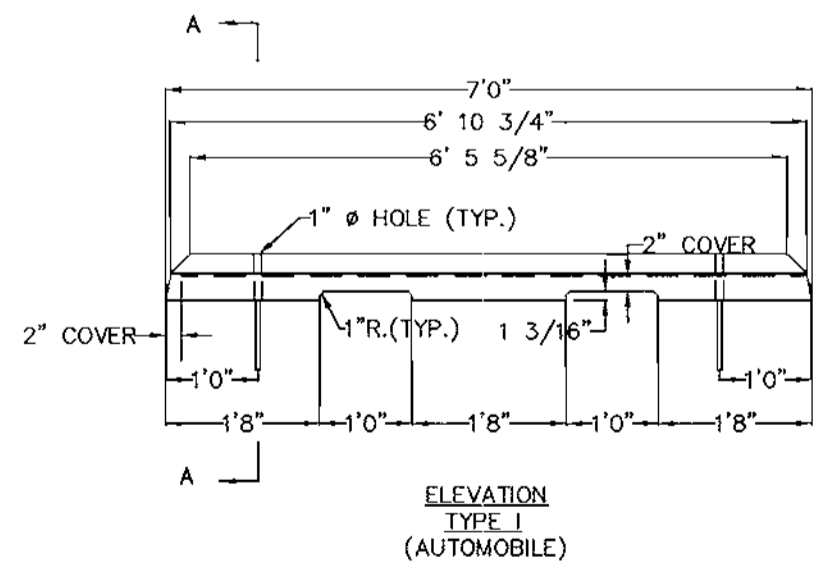
MD. S.H.A. TYPE "A"
CONCRETE COMBINATION
CURB & CUTTER
STANDARD NO. MD. 620.02
NOT TO SCALE



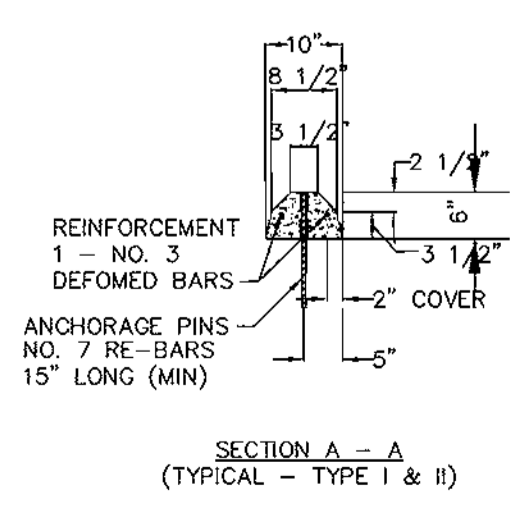
SHA PAVING SECTION
NOT TO SCALE



PAVING SECTION P-1
N.T.S.
* COMMERCIAL ZONE WITH NO HEAVY TRUCK TRAFFIC.



PRECAST CONCRETE WHEEL STOPS
STD NO. MD-725.01



Project: 00-043
Date: AUG 2000
Illustration: engineering
Scale: MFP/SD
Approval: JBM
Date: 11/28/01
Description: APP. BY: MARY, ABBOTT, T. P. PREPARED BY: J. BOENDER, S. D. AND ASSOCIATES, INC. CHANGE 1/2" MHC TO 1" MHC - S-D

Project: 00-043
Date: AUG 2000
Illustration: engineering
Scale: MFP/SD
Approval: JBM
Date: 11/28/01
Description: APP. BY: MARY, ABBOTT, T. P. PREPARED BY: J. BOENDER, S. D. AND ASSOCIATES, INC. CHANGE 1/2" MHC TO 1" MHC - S-D

MULLINX PROPERTY
TAX MAP 24 - PARCEL 7 - BLOCK 1
HOWARD COUNTY, MARYLAND
SECOND ELECTION DISTRICT
LANDSCAPE PLAN

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
5072 Dorsey Hall Drive, State 202, Ellicott City, Maryland 21042
(410) 997-0296 Fax: (301) 621-5521 Wash. (410) 997-0298 Fax.