

STANDARD SEDIMENT CONTROL NOTES

- 1. A minimum of 48 hours notice must be given to the Howard County Department of Inspections, Licenses and Permits, Sediment Control Division prior to the start of any construction (313-1855).
- 2. All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the most recent 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL and revisions thereto.
- 3. Following initial soil disturbance or re-disturbance, permanent or temporary stabilization shall be completed within: a) 7 calendar days for all perimeter sediment control structures, dikes, perimeter slopes and all slopes steeper than 3:1, b) 14 days as to all other disturbed or graded areas on the project site.
- 4. All sediment traps/basins shown must be fenced and warning signs posted around their perimeter in accordance with Vol 1, Chapter 12 of the HOWARD COUNTY DESIGN MANUAL, Storm Drainage.
- 5. 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 seeding (Sec.51), sod (Sec. 54), temporary seeding (Sec. 50), and mulching (Sec. 52). Temporary stabilization with mulch alone can only be done when recommended seeding dates do not allow for proper germination and establishment of grasses.
- 6. All sediment control structures are to remain in place and are to be maintained in operative condition until permission for their removal has been obtained from the Howard County Sediment Control Inspector.
- 7. Site Analysis: Total Area of Site = 0.4719 Acres, Area Disturbed = 0.30 Acres, Area to be roofed or paved = 0.14 Acres, Area to be vegetatively stabilized = 0.18 Acres, Total Cut = 51 Cu.Yds., Total Fill = 50 Cu.Yds., Offsite waste/borrow area location: Cut/Fill to be balanced on site.
- 8. Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
- 9. Additional sediment control must be provided, if deemed necessary by the Howard County Sediment Control Inspector.
- 10. On all sites with disturbed areas in excess of 2 acres, approval of the inspection agency shall be requested upon completion of installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading. Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made.
- 11. 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.

TEMPORARY SEDIMENT NOTES

- Apply to graded or cleared areas likely to be re-disturbed where a short-term vegetative cover is needed.
- Seeding 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/acre 10-10-10 fertilizer (14 lbs/1000 sq.ft.)
- Seeding: For the periods March 1-April 30, and August 15-October 15, seed with 2-1/2 bushels per acre of annual ryegrass (3.2 lbs/1000 sq.ft.). For the period May 1-August 14, seed with 3 lbs/acre of weeping lovegrass (0.7 lbs/1000 sq.ft.). For the period November 16-February 28, protect site by applying 2 tons/acre of well anchored straw mulch and seed as soon as possible in the spring, or use sod.
- Mulching: Apply 1-1/2 to 2 tons per acre (70 to 90 lbs/1000 sq.ft.) of untreated weed-free, small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gallons per acre (5 gal/1000 sq.ft.) of emulsified asphalt on flat areas. On slope 8:1 or higher, use 348 gallons per acre (8 gal/1000 sq.ft.) for anchoring.

- Refer to the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for additional rates and methods not covered.
- PERMANENT SEEDING NOTES: Apply to graded or cleared areas not subject to immediate further disturbance where a permanent long-term vegetative cover is needed.
- Seeding Preparation: Loosen upper three inches of soil by raking, disking or other acceptable means before seeding, if not previously loosened.
- 1. Prepared - Apply 2 tons/acre dolomitic limestone (92 lbs/1000 sq.ft.) and 600 lbs/acre 10-10-10 fertilizer (14 lbs/1000 sq.ft.) before seeding. Harrow or disk into upper three inches of soil. At time of seeding, apply 400 lbs/acre 30-0-0 ureaform fertilizer (9 lbs/1000 sq.ft.)
- 2. Accessible - Apply 2 tons/acre dolomitic limestone (92 lbs/1000 sq.ft.) and 1000 lbs/acre 10-10-10 fertilizer (23 lbs/1000 sq.ft.) before seeding. Harrow or disk into upper three inches of soil.
- Seeding: For the periods March 1-April 30, and August 1-October 15, seed with 60 lbs/acre (1.4 lbs/1000 sq.ft.) of Kentucky 31 Tall Fescue. For the period May 1-July 31, seed with 60 lbs Kentucky 31 Tall Fescue per acre and 2 lbs/acre (.05 lbs/1000 sq.ft.) of weeping lovegrass. During the period of October 16-February 28, protect site by applying 1-2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring. Option 2 - Use sod. Option 3 - Seed with 60 lbs/acre Kentucky 30 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 untreated small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gallons per acre (5 gal/1000 sq.ft.) of emulsified asphalt on flat areas. On slope 8:1 or higher, use 348 gallons per acre (8 gal/1000 sq.ft.) for anchoring.
- Maintenance: Inspect all seeding areas and make repairs, replacements and reseedings.

- 1. Obtain a Grading Permit.
- 2. Install sediment controls as shown on plan in accordance with details.
- 3. Perform necessary grading and stabilize the site with topsoil and seeding notes. All downspouts, swales, ditches, and other concentrated flow areas shall receive erosion control matting.
- 4. After the site is permanently stabilized and permission is granted from the Howard County Sediment Control Inspector, remove sediment controls and stabilize any remaining disturbed areas.

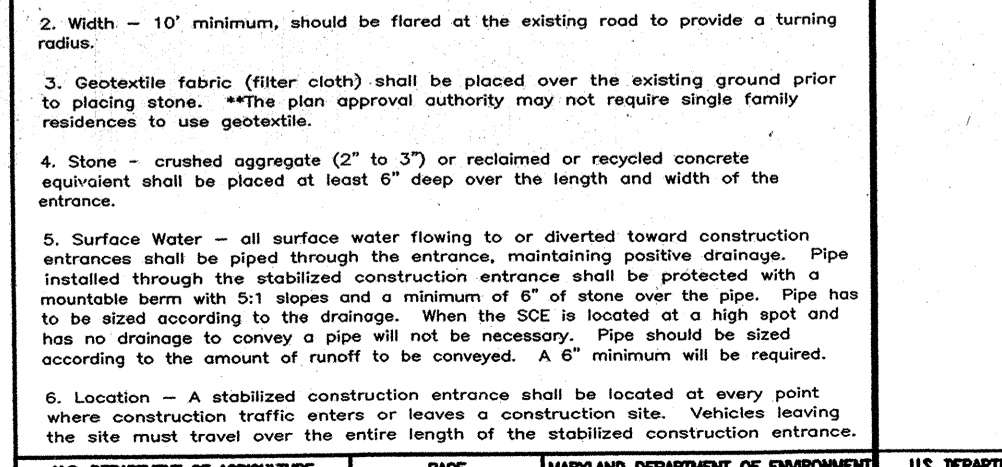
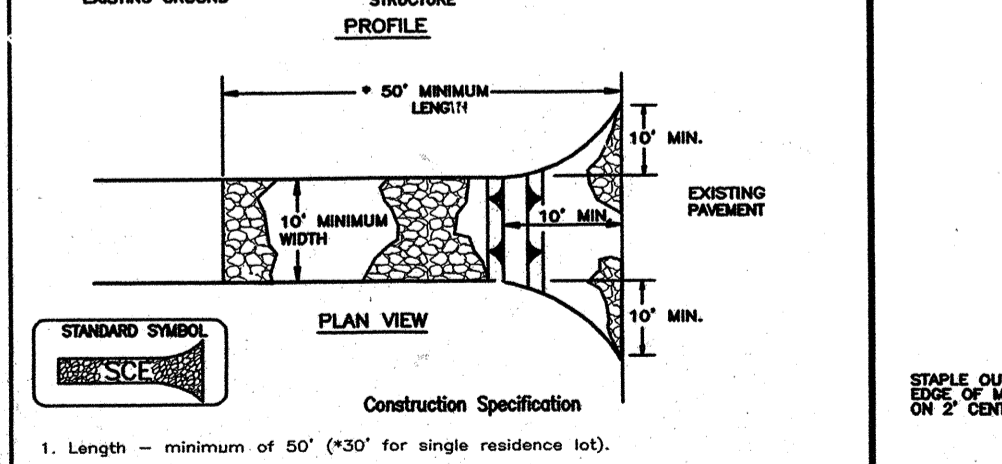
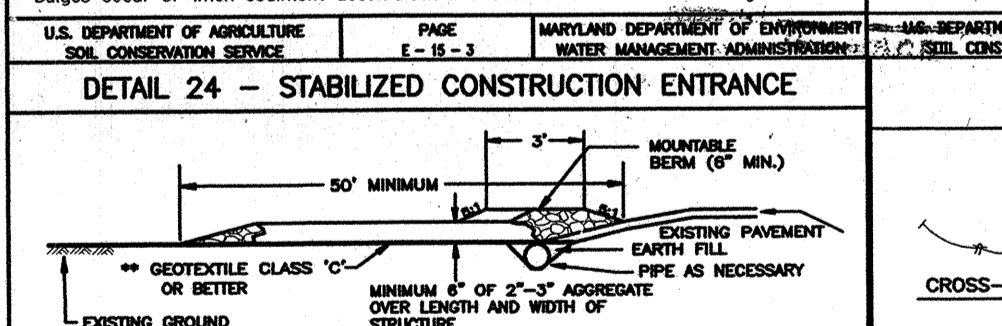
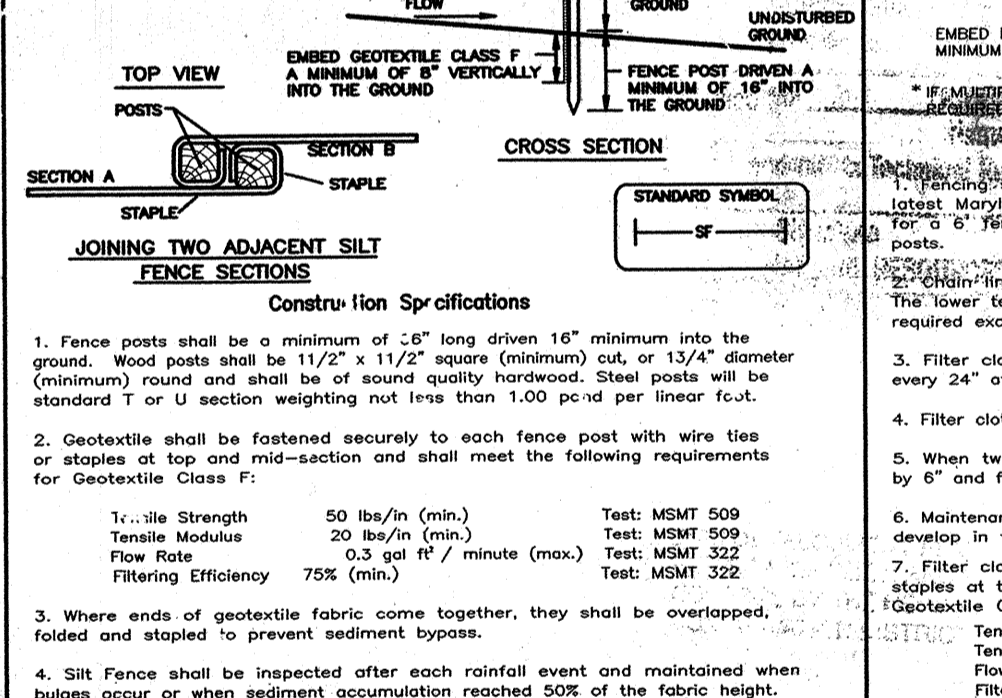
Table with 3 columns: Slope Steepness, (maximum) Slope Steepness, (maximum) Silt Fence Length. Rows include 50:1, 10:1 to 5:1, 5:1 to 3:1, 3:1 to 2:1, and 2:1 and steeper.

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- 1. Length - minimum of 50' (30' for single residence lot).
- 2. Width - 10" minimum, should be flared at the existing road to provide a turning radius.
- 3. Geotextile fabric (filter cloth) shall be placed over the existing ground prior to placing stone. *This plan approval authority may not require single family residences to use geotextile.
- 4. Stone - crushed aggregate (2" to 3") or reclaimed or recycled concrete equivalent shall be placed at least 6" deep over the length and width of the entrance.
- 5. Surface Water - all surface water flowing to or diverted toward construction entrances shall be piped through the entrance, maintaining positive drainage. Pipe installed through the stabilized entrance shall be protected with 5:1 slopes and a minimum of 6" of stone over the pipe. Pipe to be sized according to the drainage. When the S.C.E. is located at a high spot and has no drainage to convey it, pipe will not be necessary. Pipe should be sized according to the amount of runoff to be conveyed. A 6" minimum will be required.
- 6. Location - A stabilized construction entrance shall be located at every point where construction traffic enters or leaves a construction site. Vehicles leaving the site must travel over the entire length of the stabilized construction entrance.

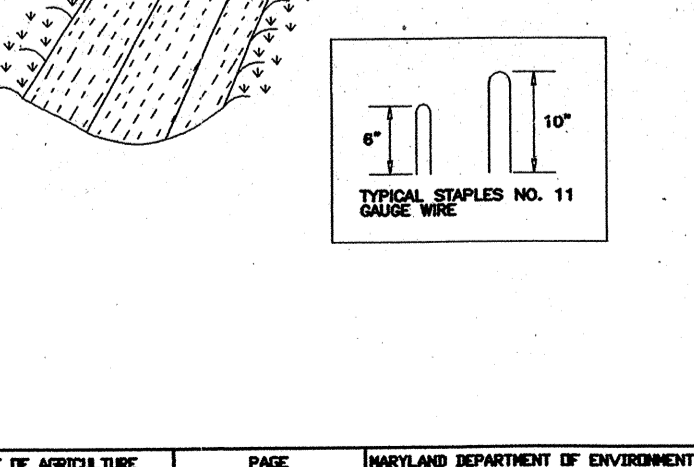
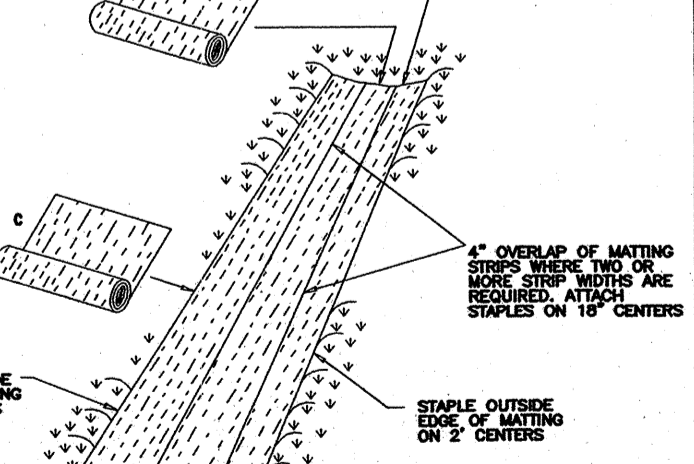
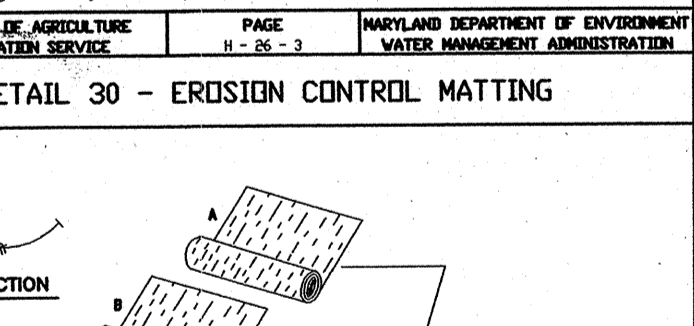
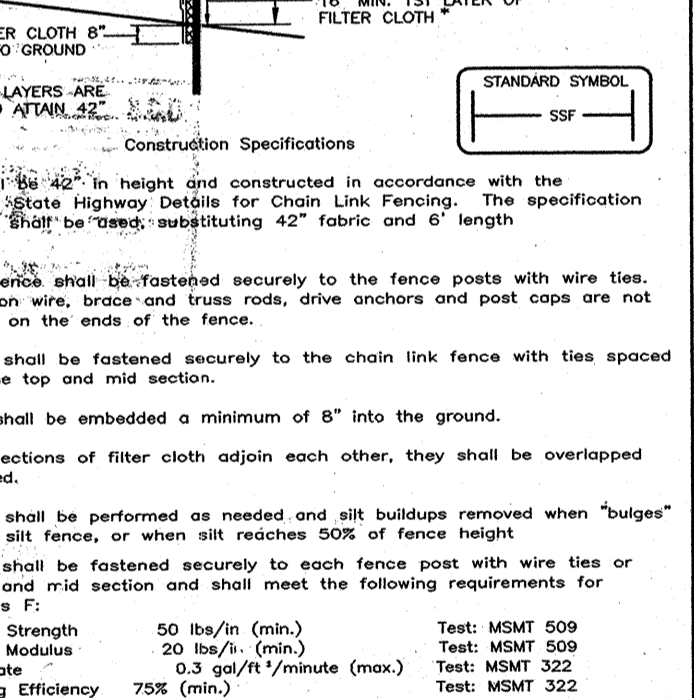
Developer's Certificate and Engineer's Certificate sections. Includes signatures of William G. Springer, Jr. and Dharam V. Kathuria, dated 6/14/2002 and 7/15/02 respectively.

ADDRESS CHART and PERMIT INFORMATION CHART. Includes lot numbers (91, 90, 12), street addresses (10063 Green Clover Drive), and zoning information (R-20).



SITE ANALYSIS DATA CHART. Includes project area (0.4719 acres), zoning (R-20), and proposed uses (Single Family Detached Dwelling).

FIRST FLOOR ELEVATION = 411.5, BASEMENT ELEVATION = 401.75, MINIMUM CELLAR ELEVATION = 391.80, INVERT IN MAIN SEWER LINE = 383.8 @ 2%.



Main site plan showing lots 4, 5, 6, 90, 91, and 12. Includes proposed house footprint on Lot 91, driveway, garage, and various utility lines. Includes a vicinity plan and a front elevation drawing of the proposed house.

SCHEDULE A PERIMETER LANDSCAPE EDGE		
Category	Adjacent to Roadways	Adjacent to Perimeter Properties
Linear Feet of Roadway Frontage/Perimeter	—	541**
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	—	YES*
Credit for Wall, Fence or Berm (Yes, No, Linear Feet) (Describe below if needed)	NO	NO
Number of Plants Required	—	8
Shade Trees	—	—
Evergreen Trees	—	—
Shrubs	—	—
Number of Plants Provided	—	1
Shade Trees	—	—
Evergreen Trees	—	—
Other Trees (2:1 substitution)	—	—
Shrubs (10:1 substitution)	—	—
(Describe plant substitution credits below if needed)	—	—

* Credit is taken for 6 pine trees within 20' perimeter width along perimeter 2
 Credit is taken for 6 pine trees within 20' perimeter width for along perimeter 3
 Credit is taken for 3 pine trees and 2 deciduous trees within 20' perimeter width for along perimeter 4
 ** Existing residence on Lot 90 exempt from landscaping requirement

SOIL ANALYSIS		
SOIL SYMBOL	SOIL TYPE	CLASSIFICATION
BtB2	Brandywine Loom, 3-8% slopes, Moderately Eroded	C

PERIMETER EDGE SUMMARY					
Perimeter	Type	Linear Ft.	Plants Req'd	Credit for existing vegetation	Plants provided
1	—	30.02'	—	—	—
2	A	202.77'	4 Shade	YES, 6 pine trees	1 shade tree
3	A	202.20'	3 Shade	YES, 6 pine trees	—
4	A	76.20'	1 Shade	YES, 2 decl. trees 3 pine trees	—

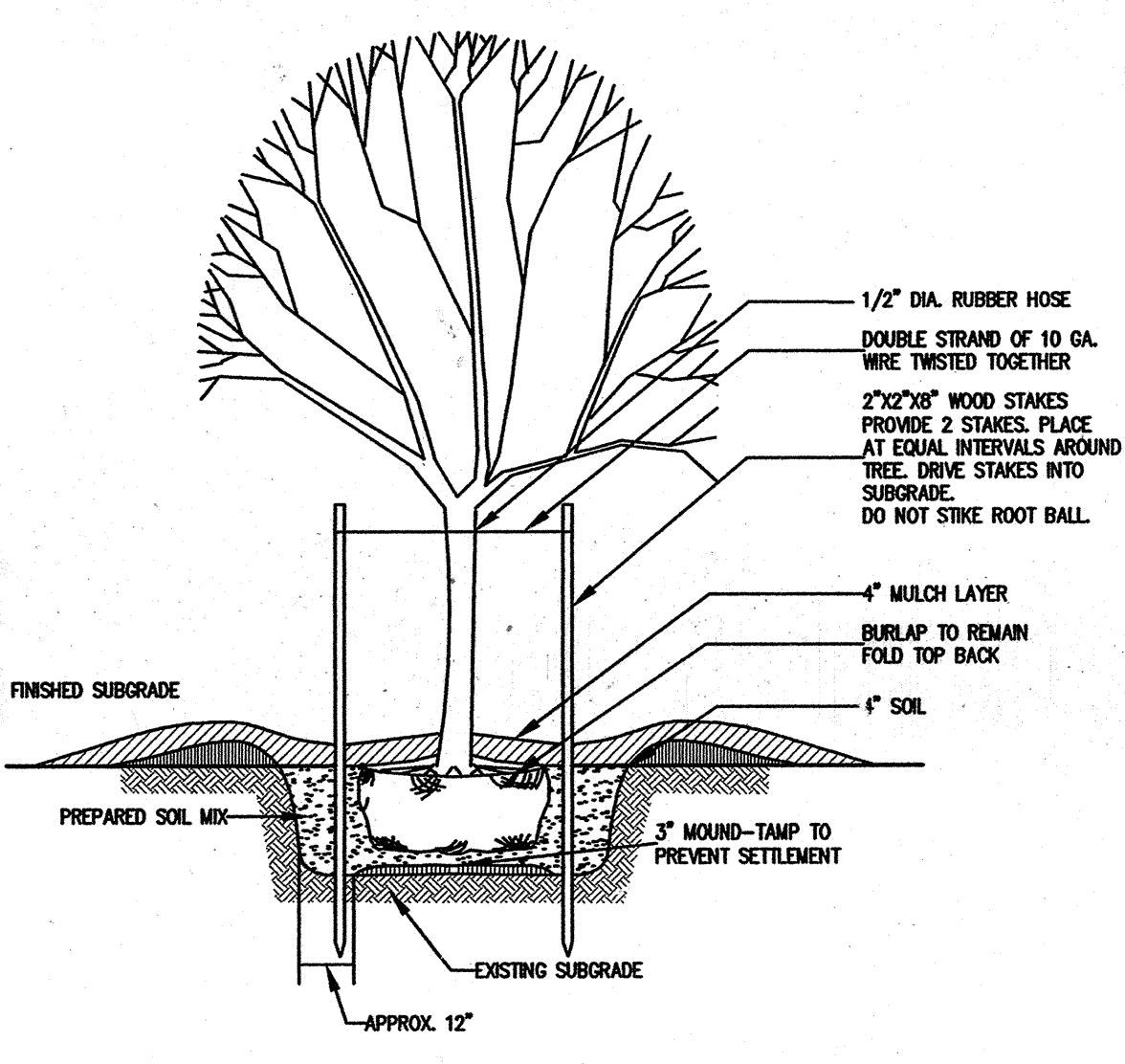
PLANT LIST				
QTY	SPECIES	SIZE	SYMBOL	COMMENTS
1	Acer rubrum 'Red Sunset' / Red Sunset Red Maple	2" to 3" cal.		Along Perimeter 2

- LANDSCAPE NOTES:**
- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL.
 - PROPOSED LOT 90 IS EXEMPT SINCE AN EXISTING RESIDENCE IS LOCATED ON THE LOT, WHICH IS TO REMAIN. PROPOSED LOT 91 HAS EXISTING PINE AND SHADE TREES ALONG ITS PERIMETER. FULL CREDIT IS TAKEN FOR THESE EXISTING TREES, AND 1 SHADE TREE IS PROVIDED ALONG PERIMETER 2 AS REQUIRED.
 - 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 LANDSCAPE MANUAL. IN ADDITION, NO SUBSTITUTIONS OR RELOCATIONS 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 BERRIS, 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.
 - IF ANY TREE FOR WHICH LANDSCAPE CREDIT IS TAKEN DIES PRIOR TO INSPECTION, THE DEVELOPER WILL BE REQUIRED TO REPLACE THE TREE WITH A SIMILAR SIZE TREE.
 - FINANCIAL SURETY FOR THE REQUIRED 1 (ONE) TREE IN THE AMOUNT OF \$300.00 IS PART OF THE BUILDERS GRADING PERMIT APPLICATION FOR LOT 91.

William A. Springer 7/6/2002
 OWNER (WILLIAM A. SPRINGER) DATE

Reviewed for **HOWARD COUNTY** S.C.D.
 Name
 and meets Technical Requirements
Jan M. ... Date 7/10/02
 Signature
 USDA, NATURAL RESOURCES CONSV. SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
W. R. ... 7/10/02
 Approved **HOWARD S.C.D.** Date



LEGEND	
	LINE OF DISTURBANCE
	SILT FENCE
	Trees to remain
	Trees credited towards planting requirement
	Trees to be removed
	DECIDUOUS TREE
	PINE TREE
	SHRUB

LOT 5
 BLOCK "G"
 ALLENFORD
 PLAT BOOK 24, FOLIO 53

LOT 6
 BLOCK "G"
 ALLENFORD
 PLAT BOOK 24, FOLIO 53

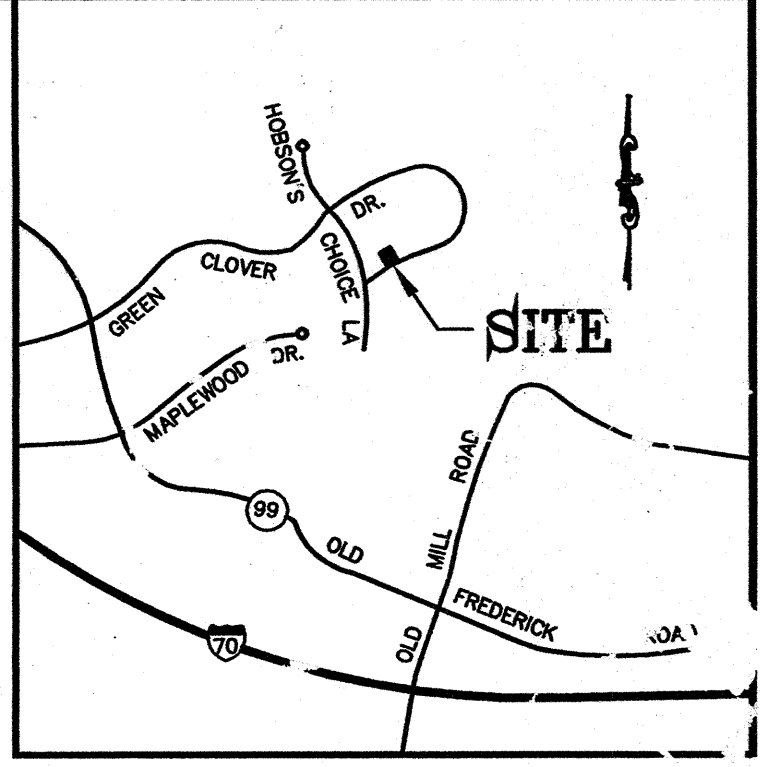
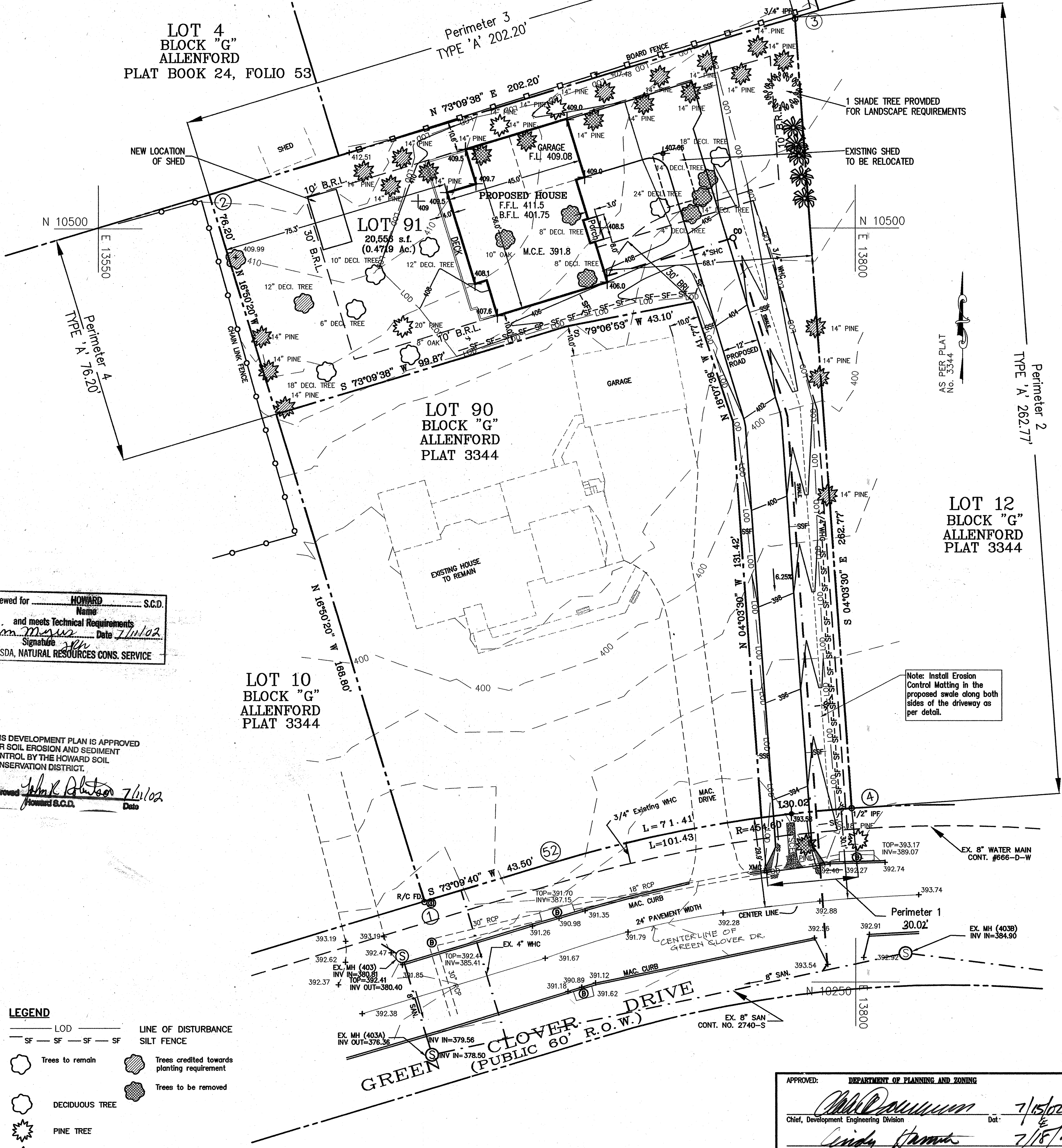
LOT 4
 BLOCK "G"
 ALLENFORD
 PLAT BOOK 24, FOLIO 53

LOT 91
 20,556 s.f.
 (0.4719 Ac.)

LOT 90
 BLOCK "G"
 ALLENFORD
 PLAT 3344

LOT 12
 BLOCK "G"
 ALLENFORD
 PLAT 3344

LOT 10
 BLOCK "G"
 ALLENFORD
 PLAT 3344



- GENERAL NOTES:**
 SCALE 1:2000
- The subject property is zoned R-20 per the 10/18/93 Comprehensive Zoning Plan.
 - In accordance with Section 128 of the Howard County Zoning Regulations, bay windows, chimneys or exterior stairways not more than 16" in width may project not more than 4" into any setbacks, porches or decks, open or enclosed may project not more than 10' into the front or rear yard setback.
 - BRL denotes Building Restriction Line.
 - 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' (14' serving more than one residence);
 - Surface—8" of compacted crusher run base w/tar and chip coating (1-1/2" min.);
 - Geometry—Max. 15% grade, max. 10% grade change and min. 45' turning radius;
 - Structures (culverts/bridges)—capable of supporting 25 gross tons (H25 loading);
 - Drainage Elements—capable of safely passing 100-year flood with no more than 1 foot depth over driveway surface;
 - Maintenance—sufficient to insure all weather use.
 - Contractor to verify elevations in field before beginning any construction.
 - The contractor shall notify the Department of Public Works/Bureau of Engineering/Construction Inspection Division at (410)313-1880 at least five (5) working days prior to the start of work.
 - The contractor shall notify "Miss Utility" at 1-800-257-7777 at least 48 hours prior to any excavation work being done.
 - The existing topography is taken from field run survey with maximum two foot contour intervals prepared by KCE Engineering, Inc. dated August 21, 2001.
 - The coordinates shown herein are based upon the existing Plat No. 3344, as recorded on the land records of Howard County, Maryland.
 - Stormwater Management for this property will be provided through Stormwater Management Credits for disconnection of rooftop runoff (Section 5.2 of 2000 Maryland Stormwater Design Manual) from the dwelling and disconnection of non-rooftop runoff (Section 5.3) to the driveway. Cpv is not required for this site because the One-year post development discharge is less than 2 cfs. Approved under Final Plan F-02-39.
 - Existing utilities are based on field run survey prepared by KCE Engineering, Inc. dated August 21, 2001 and Sewer Contract No. 740-S and Water Contract No. 666-D-W.
 - Any damage to the County's right-of-way shall be corrected at the developer's expense.
 - SHC elevations shown are located at the property line.
 - For driveway entrance details, refer to the Howard County Design Manual, Volume IV, Standard Detail R-6.05.
 - Forest conservation has been met with a fee-in-lieu payment of \$3,267.00 to the Howard County Forest Conservation Fund with F-02-39.
 - No wetlands, streams or floodplains exist on this site.
 - As a consequence of its submission on May 7, 2002, this site development plan is subject to the 5th Edition of the Subdivision and Land Development Regulations.

SITE ANALYSIS DATA CHART

- Total Project Area: 0.4719 acres (20,556 sq.ft.)
- Limit of Disturbed Area: 0.30 acres
- Present Zoning Designation: R-20
- Proposed uses for site and structures: Single Family Detached Dwelling
- Floor space on each level of building per use: 1830 s.f. (Basement), 2230 s.f. (G.F.), 1960 s.f. (F.F.) Total 6020 s.f. Residential
- Total number of units allowed for project as shown on final plat: One
- Total number of units proposed on submission: One
- Maximum number of employees, tenants on site per use: N/A
- No. of parking spaces required by Howard County Zoning Regulations and/or FDP Criteria: N/A

OWNER/DEVELOPER WILLIAM A. SPRINGER & CAROL A. SPRINGER 10061 GREEN CLOVER DR. ELLICOTT CITY, MD 21042	LANDSCAPE PLAN SINGLE FAMILY DETACHED DWELLING LOT 91 PARCEL 610 ALLENFORD SUBDIVISION, SECTION 8, BLOCK G PLAT 15259 2ND ELECTION DISTRICT TAX MAP 17 HOWARD COUNTY, MARYLAND Final Plan Approval Date: 25 February 2002 Previous File #F-02-39 Plot #15259		
	SCALE: 1"=20' DATE: 07/13/02 JOB NO.: 01114 SHEET: 2 OF 2	KCE ENGINEERING, INC. EXECUTIVE CENTER 3300 NORTH RIDGE ROAD, SUITE 315 ELLICOTT CITY, MARYLAND 21045 PHONE (410) 203-9800 FAX (410) 203-9226 EMAIL: info@kce-engineering.com	

APPROVED: DEPARTMENT OF PLANNING AND ZONING
Michael ... 7/15/02
 Chief, Development Engineering Division Date
Wanda ... 7/15/02
 Chief, Division of Land Development Date
David ... 7/23/02
 Director Date