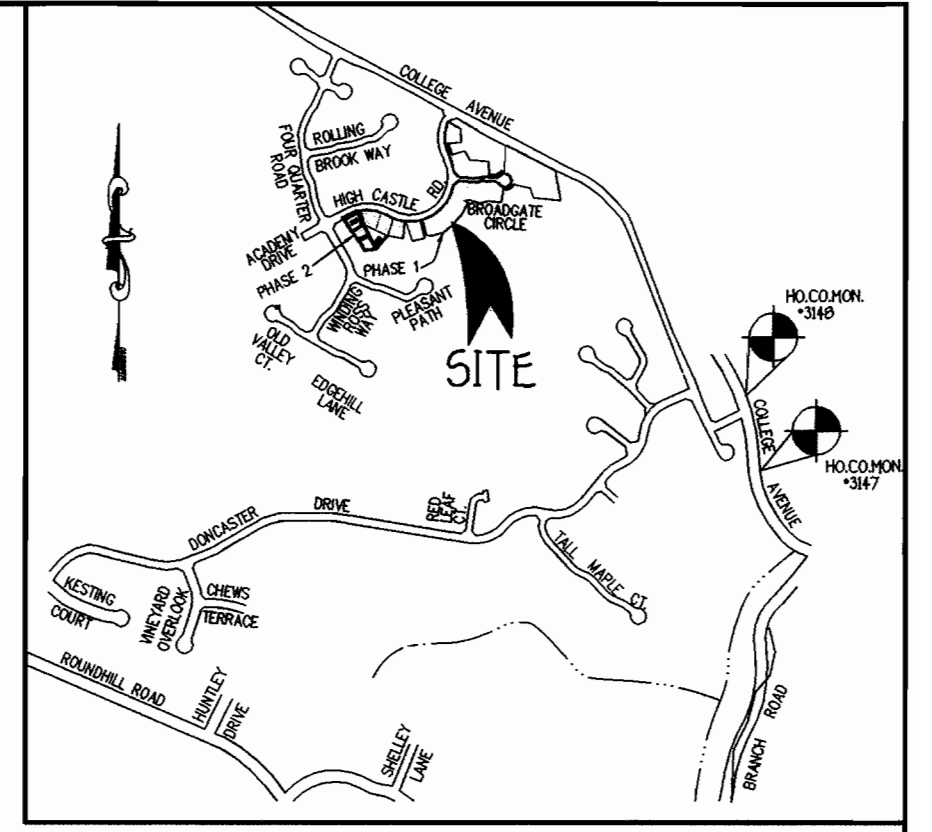


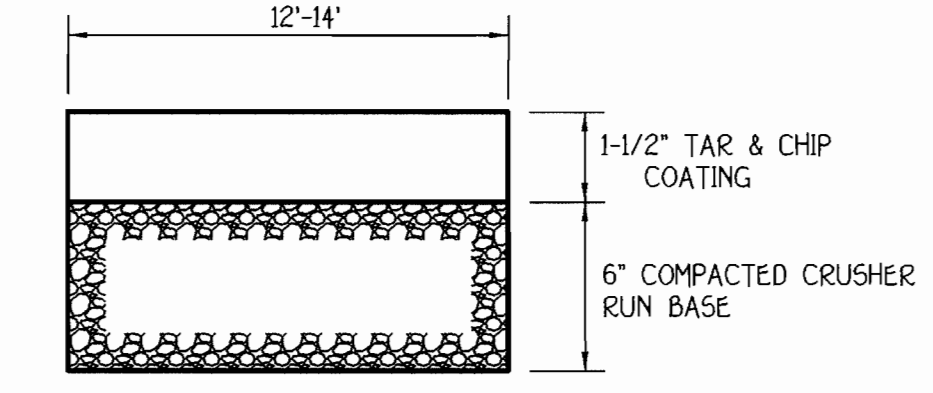
HOUSE TYPICALS

GENERIC BOXES

LEGEND	
SYMBOL	DESCRIPTION
---	EXISTING CONTOUR 2' INTERVAL
+	SPOT ELEVATION
---	PROPOSED WALKOUT
---	DRAINAGE FLOW
---	SUPER SILT FENCE
---	EROSION CONTROL MATTING
---	LIMIT OF DISTURBANCE
---	EX. STREET TREE TAKEN FROM F-01-38,F-01-23



VICINITY MAP
SCALE: 1" = 1200'



COMMON DRIVEWAY DETAIL
NOT TO SCALE

GENERAL NOTES

- SUBJECT PROPERTY ZONED R-ED PER THE 2/02/04 COMPREHENSIVE ZONING PLAN.
- TOTAL AREA OF SITE: 5.0729 ACRES, LIMIT OF DISTURBED AREA 4.97 ACRES
- TOTAL NUMBER OF LOTS SUBMITTED: 24 SINGLE FAMILY DETACHED
- THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION INSPECTION DIVISION AT (410)333-1000 24 HOURS 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.
- THIS PROJECT IS SUBJECT TO HOWARD COUNTY FILES: F-00-0915-99-01- AMENDED 5-99-01 F-01-30 AND F-01-23.
- THE EXISTING TOPOGRAPHY SHOWN WAS TAKEN FROM APPROVED ROAD CONSTRUCTION PLANS F-01-30, PREPARED BY MILDENBURG, BOENDER & ASSOC., INC.
- HORIZONTAL AND VERTICAL CONTROL DATUM IS BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS.
- HOWARD COUNTY MONUMENT 3147 N57598.0794, E137501.7694 EL.335.987 IRON PIN- EDGE OF ROAD
- HOWARD COUNTY MONUMENT 3148 N57605.4313, E1375770.4364 EL.379.248 CONCRETE MONUMENT-NORTH SIDE OF COLLEGE AVENUE
- ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
- THIS PLAN IS FOR HOUSE SITING AND GRADING ONLY. IMPROVEMENTS SHOWN WITHIN THE RIGHTS-OF-WAY OF THIS S.D.P. ARE NOT TO BE USED FOR CONSTRUCTION. FOR CONSTRUCTION SEE APPROVED ROAD CONSTRUCTION PLANS F-01-30 AND/OR APPROVED WATER AND SEWER PLANS CONTRACT NO. 14-3095-0 AND 14-3096-0.
- CONTRACTOR WILL CHECK SEWER HOUSE CONNECTION ELEVATION AT PROPERTY LINE PRIOR TO CONSTRUCTION.
- STORMWATER MANAGEMENT WILL BE PROVIDED AS APPROVED ON THE ROAD CONSTRUCTION DRAWINGS FILED UNDER F-01-23. STORMWATER MANAGEMENT CONTROL WILL BE PROVIDED BY THE METHOD OF EXTENDED DETENTION. STORMWATER MANAGEMENT FACILITIES WILL BE PRIVATELY OWNED AND MAINTAINED BY THE HOA. LOTS 219 THRU 221, 223 AND 263-265 SHALL HAVE DRYWELLS PER F-01-23. SEE SHEET 7 OF 7 FOR DRYWELL DETAIL AND VOLUME REQUIREMENTS.
- STREET TREES AND PERIMETER LANDSCAPING IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL, SHALL BE AS SHOWN ON THE APPROVED ROAD CONSTRUCTION DRAWINGS FOR F-01-23 AND F-01-30. SURETY HAS BEEN POSTED WITH THE DEVELOPER'S AGREEMENTS FOR THOSE PROJECTS. SITE STREET PLANTINGS OF ONE SHADE TREE AND ONE EVERGREEN TREE ON LOT 214 IN THE AMOUNT OF \$450.00 AND TWO SHADE AND TWO EVERGREEN TREES ON LOT 225 IN THE AMOUNT OF \$400.00. TOTAL SURETY IN THE AMOUNT OF \$13,500.00, SHALL BE POSTED WITH THE GRADING PERMIT.
- FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 16.1202 OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION MANUAL HAVE BEEN SATISFIED BY PLACEMENT OF A TOTAL OF 62.67 ACRES IN A FOREST CONSERVATION EASEMENT. 41.22 ACRES OF RETENTION UNDER AUTUMN VIEW, SECTION 3 OF 99-451, 7.59 ACRES OF RETENTION UNDER AUTUMN VIEW, SECTION 5, PHASE 1 OF 01-23 AND 13.86 ACRES OF RETENTION UNDER AUTUMN VIEW, SECTION 5, PHASE 2 OF 01-23.
- FOR DRIVEWAY ENTRANCE DETAILS REFER TO HO. CO. DESIGN MANUAL VOL. IV STD. DETAILS R.6.03 & R.6.05.
- IN ACCORDANCE WITH SECTION 123 OF THE HOWARD COUNTY ZONING REGULATIONS, BAY WINDOWS, CHIMNEYS OR EXTERIOR STAIRWAYS NOT MORE THAN 16' FEET IN WIDTH MAY PROJECT NOT MORE THAN 4 FEET INTO ANY SETBACKS, PORCHES OR DECKS OR ENCLOSED MAY PROJECT NOT MORE THAN 10 FEET INTO THE FRONT OR REAR YARD SETBACKS.
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE REQUIRED WETLANDS/STREAMS/ OR THEIR BUFFERS AND FOREST CONSERVATION EASEMENTS.
- 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' IF SERVING MORE THAN ONE RESIDENCE)
 - SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1/2" MIN) TURNING RADIUS.
 - STRUCTURES - (BRIDGES/CULVERTS) CAPABLE OF SUPPORTING 25 GROSS TONS (825-LOADING)
 - DRAINAGE - ELEMENTS CAPABLE OF SAFETY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
 - MAINTENANCE SUFFICIENT TO INSURE ALL WEATHER USE.
- LOTS 216 THRU 221, SECTION 5 PHASE 1, SHALL HAVE UNITS FACING COLLEGE AVENUE IN ACCORDANCE WITH P.R. CASE 329 AND 599-01.
- THIS PROJECT IS SUBJECT TO THE AMENDED 5TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS PER COUNCIL BILL NO. 75-2003. DEVELOPMENT OR CONSTRUCTION ON THESE LOTS MUST COMPLY WITH SETBACK AND BUFFER REGULATIONS IN EFFECT AT THE TIME OF SUBMISSION OF THE SITE DEVELOPMENT PLAN. WATER PETITION APPLICATION OR BUILDING/GRADING PERMIT.
 - WP-05-02 GRANTS THE REQUEST TO WAIVE SECTION 16.02(b)(6)(iv) REQUIRING THAT FOR PIPESTEM LOTS THE FRONT YARD SETBACK SHALL BE ESTABLISHED IN THE NON-PIPESTEM AREA AND THE FRONT SETBACK BE MEASURED AS A LINE PARALLEL TO THE FRONT LOT LINE, SUBJECT TO THE FOLLOWING CONDITION:
 - A 5' SETBACK DIMENSIONED ON A RADIUS AND ESTABLISHED AT THE MINIMUM LOT WIDTH ON LOT 223 AS RECORDED ON THE FINAL PLAT FOR AUTUMN VIEW, SECTION 5/ PHASE 2, SHALL BE SHOWN ON THE SITE DEVELOPMENT PLAN, SDP-04-78, FOR THIS LOT.

ADDRESS CHART	
LOT NUMBER	STREET ADDRESS
211	8005 HIGH CASTLE ROAD
212	8013 HIGH CASTLE ROAD
213	4301 BROADGATE CIRCLE
214	4305 BROADGATE CIRCLE
215	4305 BROADGATE CIRCLE
216	4313 BROADGATE CIRCLE
217	4317 BROADGATE CIRCLE
218	4321 BROADGATE CIRCLE
219	4325 BROADGATE CIRCLE
220	4329 BROADGATE CIRCLE
221	4333 BROADGATE CIRCLE
222	4308 BROADGATE CIRCLE
223	4308 BROADGATE CIRCLE
224	4304 BROADGATE CIRCLE
225	8031 HIGH CASTLE ROAD
226	8035 HIGH CASTLE ROAD
227	8039 HIGH CASTLE ROAD
228	8043 HIGH CASTLE ROAD
229	8047 HIGH CASTLE ROAD
230	8051 HIGH CASTLE ROAD
231	8055 HIGH CASTLE ROAD
232	8059 HIGH CASTLE ROAD
233	8063 HIGH CASTLE ROAD
234	8067 HIGH CASTLE ROAD
235	8071 HIGH CASTLE ROAD
236	8075 HIGH CASTLE ROAD
237	8079 HIGH CASTLE ROAD
238	8083 HIGH CASTLE ROAD

SHEET INDEX CHART	
SHEET	DESCRIPTION
SHEET 1	TITLE SHEET, HOUSE TYPES (US HOMES), TEMPLATES
SHEET 2	TITLE SHEET, HOUSE TYPES (PATRIOT HOMES) TEMPLATES
SHEET 3	SITE DEVELOPMENT & LANDSCAPE PLAN, LOTS 211,213,214,215,217-225
SHEET 4	SITE DEVELOPMENT PLAN LOTS 226-229,232-235,263-265
SHEET 5	SEDIMENT/EROSION CONTROL PLAN LOTS 211,213,214,215,217-225
SHEET 6	SEDIMENT/EROSION CONTROL PLAN LOTS 226-229,232-235,263-265
SHEET 7	SEDIMENT/EROSION CONTROL NOTES & DETAILS



ENGINEER'S CERTIFICATE
I 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 Soil Conservation District.

Signature of Engineer: *Earl D. Collins*
EARL D. COLLINS
Date: 8-6-04

BUILDER/DEVELOPER'S CERTIFICATE
I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Signature of Builder/Developer: *Bruce Harvey*
BRUCE HARVEY (U.S. HOMES)
Date: 8-10-04

Signature of Developer: *Cindy Hunter*
CINDY HUNTER (PATRIOT HOMES)
Date: 8-10-04

APPROVED FOR HOWARD SCD AND MEETS TECHNICAL REQUIREMENTS:
Jim Murray 8/19/04
U.S.A. - NATURAL Resources Conservation Service
Date: 8/19/04

APPROVED FOR HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING:
Cindy Hunter 8/2/04
Chief, Division of Land Development
Date: 8/2/04

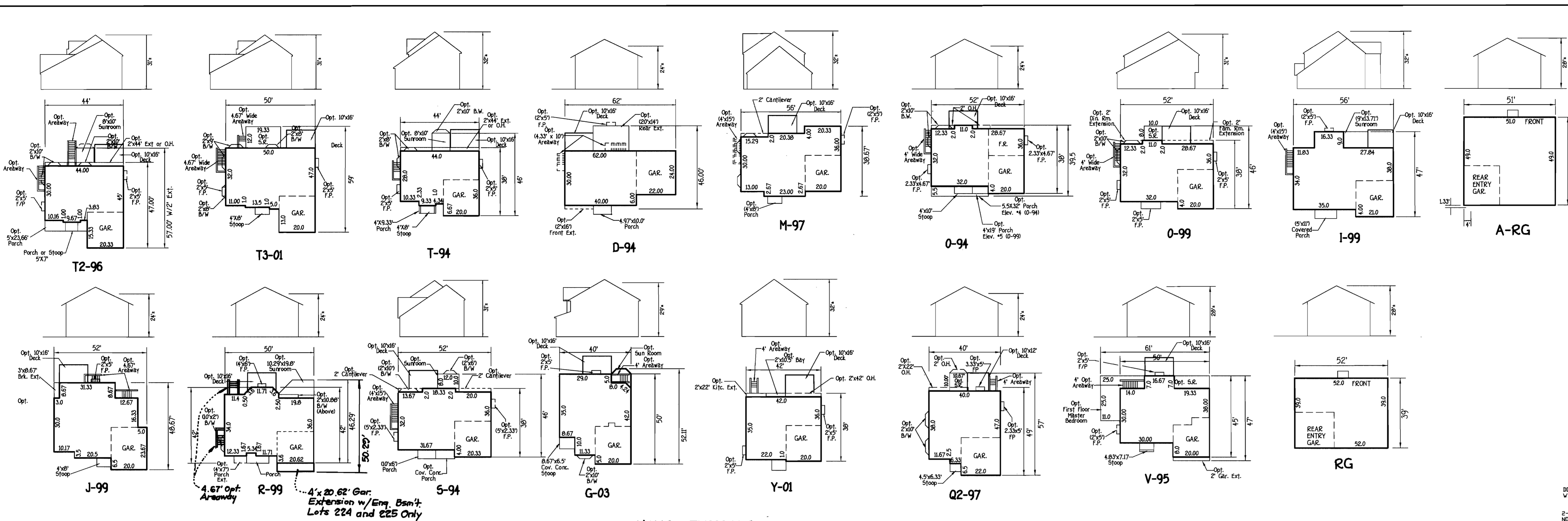
John K. Robinson 8/19/04
This development plan is approved for soil erosion and sediment control by the HOWARD COUNTY CONSERVATION DISTRICT.
Date: 8/19/04

OWNER/BUILDER
PATRIOT HOMES, INC.
1021 WINDYBROOK CIRCLE
SUITE 300
COLUMBIA, MARYLAND 21044
410-997-5522

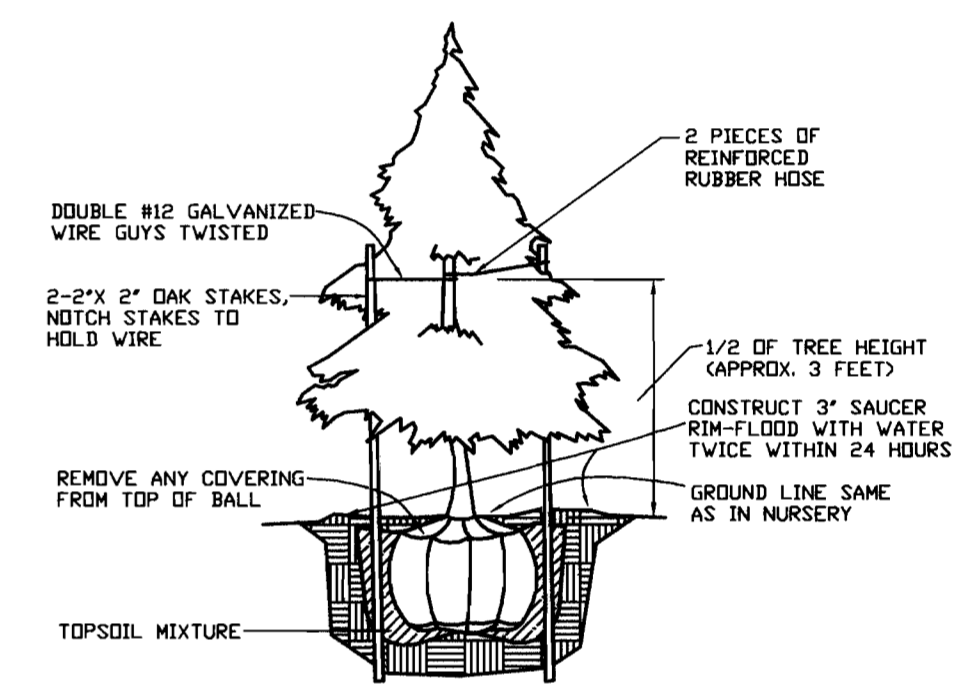
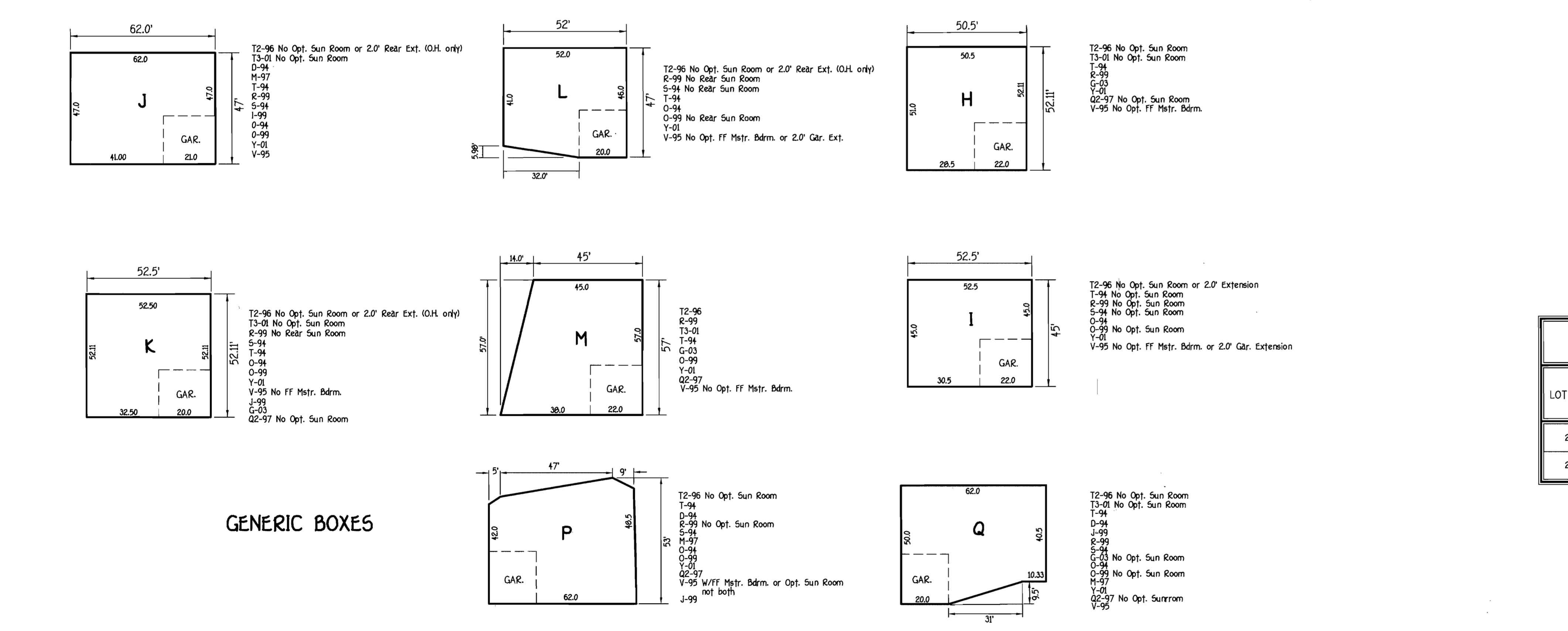
DEVELOPER
BONNIE BRANCH CORPORATION
P.O. BOX 398
ELLCOTT CITY, MD 21043
410-465-1952

PROJECT	SECTION 5 PHASE 1 & 2	LOT NO. SECTION 5 PHASE 1: 211,213-215,217-225,232-235, PHASE 2: 263-265
AUTUMN VIEW		
PLAT	15958-15960 & 15966	
BLOCK NO.	B	
ZONE	R-ED	
TAX/ZONE	25 & 31	
ELEC. DIST.	SECOND	
CENSUS TR.	6027	
WATER CODE	F05	
SEWER CODE	G01	

TITLE SHEET
SINGLE FAMILY DETACHED
AUTUMN VIEW
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235 & SECTION 5/PHASE 2, LOTS 263-265
TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1" = 30' DATE: MARCH, 2004
SHEET 1 OF 7



HOUSE TYPICALS

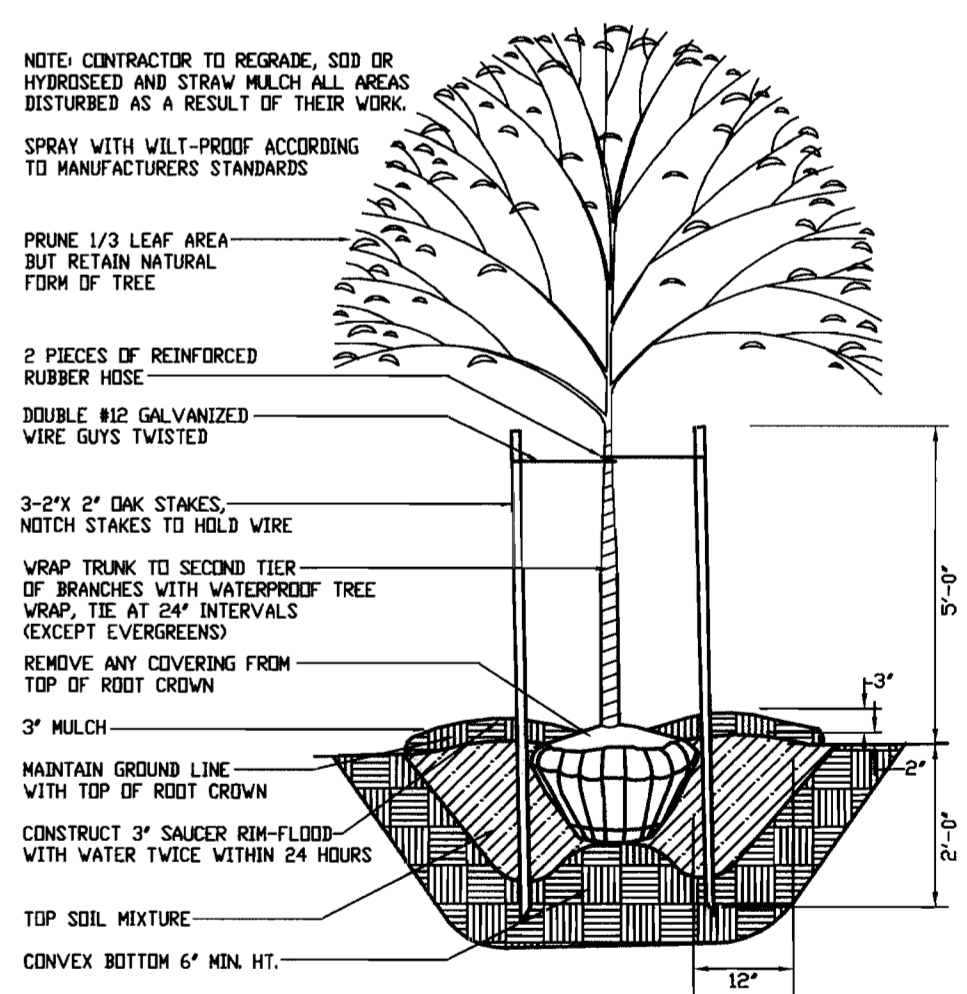


EVERGREEN PLANTING DETAIL
NOT TO SCALE

SIDE STREET TREE PLANTINGS OF ONE SHADE TREE AND ONE EVERGREEN TREE ON LOT 214 IN THE AMOUNT OF \$450.00 AND TWO SHADE & TWO EVERGREEN TREES ON LOT 225 IN AMOUNT OF \$800.00. TOTAL SURETY AMOUNT OF \$1,350.00, SHALL BE POSTED WITH THE GRADING PERMIT.

LANDSCAPING PLANT LIST			
QTY.	KEY	NAME	SIZE
3		ACER SACCHARUM "GREEN MOUNTAIN" GREEN MOUNTAIN/SUGAR MAPLE	2 1/2" - 3" CALIPER FULL CROWN B/B
3		PINUS STROBUS EASTERN WHITE PINE	6' - 8' HGT.

SCHEDULE B PERIMETER LANDSCAPE EDGE							
LOT NO.	PERIMETER	CATEGORY (PROPERTIES/ ROADWAYS)	LANDSCAPE TYPE	LINEAR FEET OF ROADWAY FRONTAGE PERIMETER	NUMBER OF PLANTS REQUIRED		
					SHADE TREES	EVERGREEN TREES	TOTAL TREES
214	P-1	ADJACENT TO ROADWAY	B	40'	1	1	2
225	P-2	ADJACENT TO ROADWAY	B	80'	2	2	4



TREE PLANTING DETAIL
NOT TO SCALE

LANDSCAPE CERTIFICATE
I/WE CERTIFY THAT THE REQUIRED LANDSCAPING WILL BE DONE ACCORDING TO THE PLAN, SECTION 16.124 OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE 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.

Bruce Harvey 8-10-04
BRUCE HARVEY (U.S. HOMES) DATE

Cindy Huntzberry 8-10-04
CINDY HUNTZBERRY (PATRIOT HOMES) DATE

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTRAL SQUARE OFFICE PARK - 10725 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21114
410-461-2999

STATE OF MARYLAND
EARL D. COLLINS
LICENSED PROFESSIONAL ENGINEER
NO. 112105

ENGINEER'S CERTIFICATE
I 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 Soil Conservation District.

BUILDER/DEVELOPER'S CERTIFICATE
I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Bruce Harvey 8-10-04
BRUCE HARVEY (U.S. HOMES) DATE

Cindy Huntzberry 8-10-04
CINDY HUNTZBERRY (PATRIOT HOMES) DATE

1 Add 4' Gar. Ext. to R-99 hse. type, Lots 224 and 225 only 1-21-05

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Cindy Huntzberry 8/2/04
Chief, Division of Land Development

Mark A. Leyle 8/2/04
Chief, Development Engineering Division

Director - Department of Planning and Zoning

U.S.D.A.-Natural Resources Conservation Service
This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Howard SCD

OWNER/BUILDER
PATRIOT HOMES, INC.
10211 WINDCORN CIRCLE
SUITE 300
COLUMBIA, MARYLAND 21044
410-997-5522

DEVELOPER
BONNIE BRANCH CORPORATION
P.O. BOX 396
ELLICOTT CITY, MD. 21043
410-465-1952

TITLE SHEET

**SINGLE FAMILY DETACHED
AUTUMN VIEW**

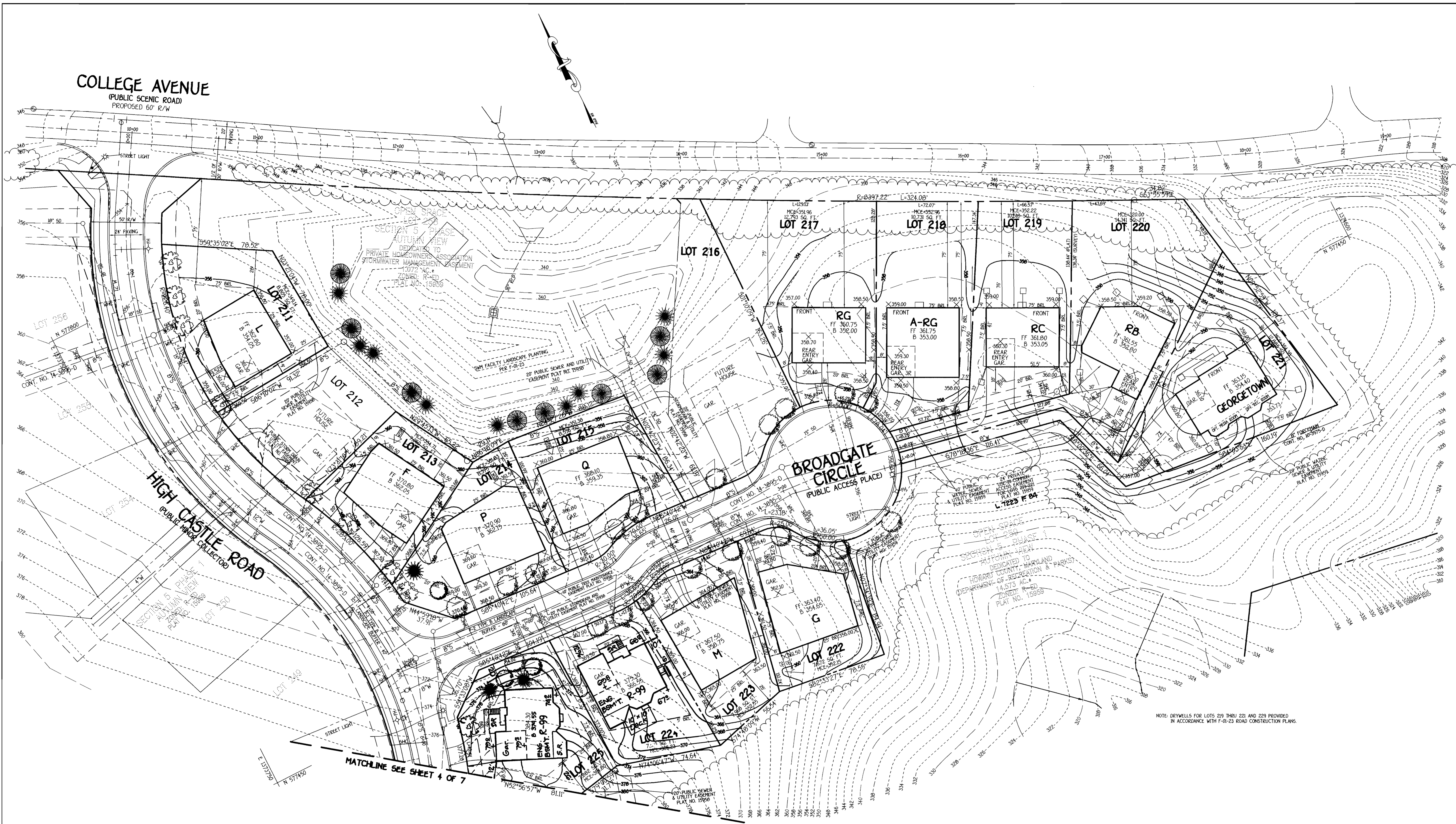
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
& SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1" = 30' DATE: MARCH, 2004

SHEET 2 OF 7

SDP 04-78

COLLEGE AVENUE
(PUBLIC SCENIC ROAD)
PROPOSED 60' R/W



K:\Drawings\616\815 Autumn View Set\SDP PHASE 1\616 815 SDP Lot 211, 213, 215, 217, 225.dwg, 05/20/04, 2:40:16 PM

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CONTINENTAL SQUARE OFFICE PARK - 10732 BALTIMORE NATIONAL PIKE
ELLKOTT CITY, MARYLAND 21042
410 461 - 2899



ENGINEER'S CERTIFICATE
"I 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 Soil Conservation District."
Signature of Engineer: *Earl D. Collins* Date: 8-6-04
EARL D. COLLINS Date

BUILDER/DEVELOPER'S CERTIFICATE
"I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District."
Signature of Builder/Developer: *Bruce Harvey* Date: 8-10-04
Signature of Builder/Developer: *Cindy Hartzberry* Date: 8-10-04
BRUCE HARVEY (U.S. HOMES) Date
CINDY HARTZBERRY (PATRIOT HOMES) Date

Reviewed for HOWARD SCD and meets Technical Requirements.
U.S.D.A.-Natural Resources Conservation Service
This development plan is approved for sedimentation and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.
Howard SCD Date: *APR*

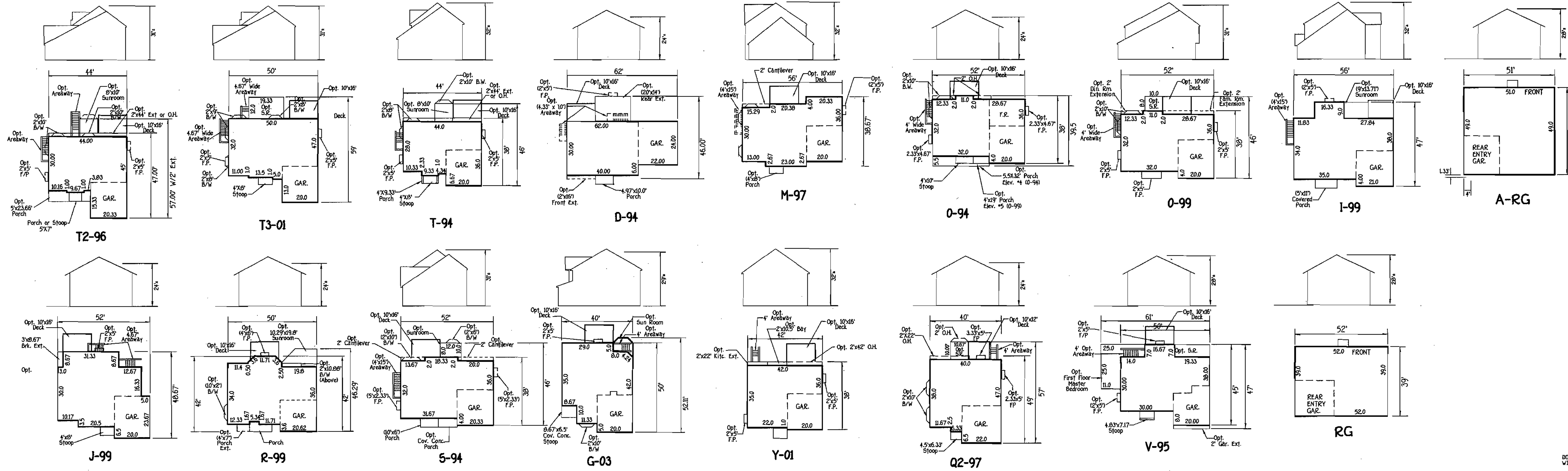
OWNER/BUILDER
PATRIOT HOMES, INC. 10211 WINDCORN CIRCLE SUITE 300 COLUMBIA, MARYLAND 21044 410-997-5522
U.S. HOMES 10230 NEW HAMPSHIRE AVENUE SUITE 300 SILVER SPRING, MARYLAND 20903 410-451-9933

DEVELOPER
BONNIE BRANCH CORPORATION P.O. BOX 396 ELLICOTT CITY, MD 21043 410-465 1952

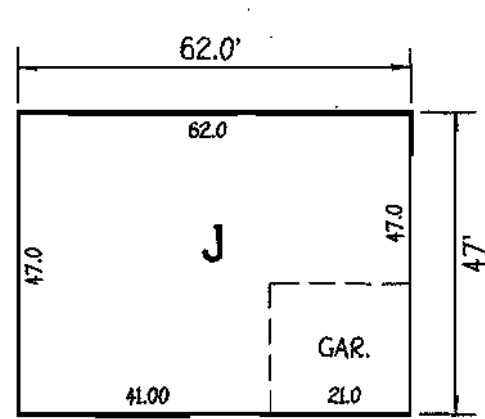
APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Cindy Hamrick 9/1/04
Chief, Division of Land Development
Cindy Hamrick 8/25/04
Chief, Development Engineering Division
David A. LeVelle 9/10/04
Director - Department of Planning and Zoning

SITE DEVELOPMENT & LANDSCAPE PLAN
SINGLE FAMILY DETACHED
AUTUMN VIEW
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235 & SECTION 5/PHASE 2, LOTS 263-265
TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"= 30' DATE: MARCH, 2004
SHEET 3 OF 7
SDP 04-78

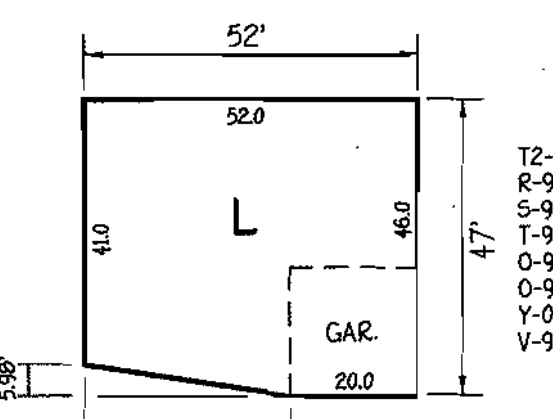
NO.	REVISION	DATE
1	Rev. haw. fgrd. lots 224 and 225	1-21-05



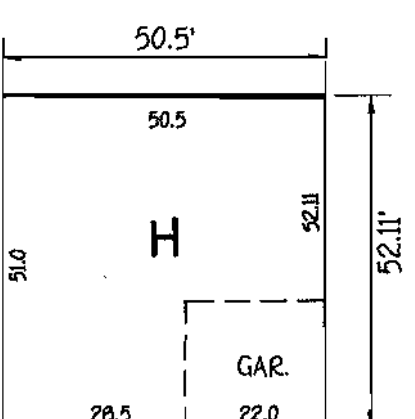
HOUSE TYPICALS



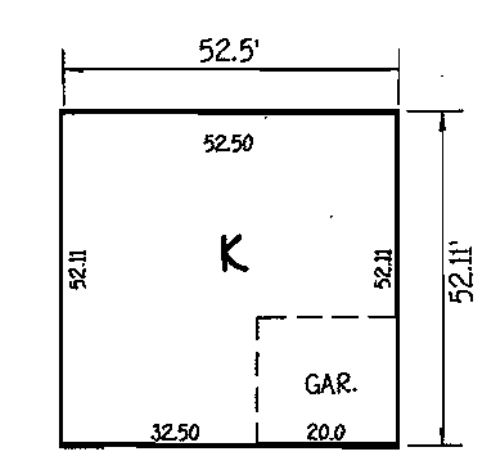
T2-96 No Opt. Sun Room or 2.0' Rear Ext. (O.H. only)
 T3-01 No Opt. Sun Room
 D-94
 T-94
 R-99
 S-94
 G-03
 Y-01
 V-95



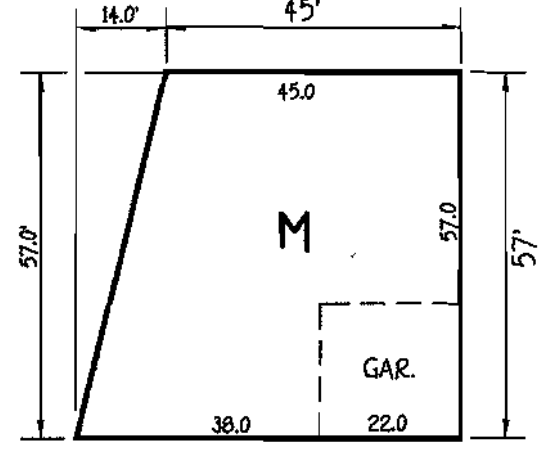
T2-96 No Opt. Sun Room or 2.0' Rear Ext. (O.H. only)
 R-99 No Rear Sun Room
 S-94 No Rear Sun Room
 T-94
 G-03
 O-94
 O-99 No Rear Sun Room
 Y-01
 V-95 No Opt. FF Mstr. Bdrm. or 2.0' Gar. Ext.



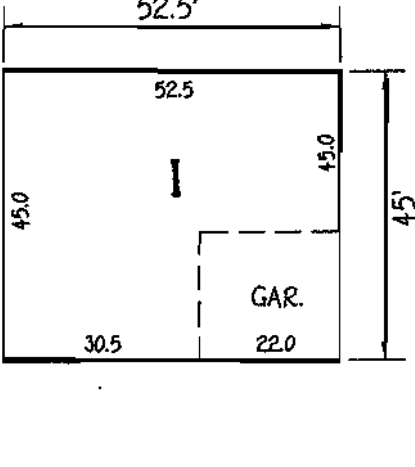
T2-96 No Opt. Sun Room
 T3-01 No Opt. Sun Room
 T-94
 R-99
 S-94
 G-03
 O-94
 O-99 No Opt. Sun Room
 V-95 No Opt. FF Mstr. Bdrm.



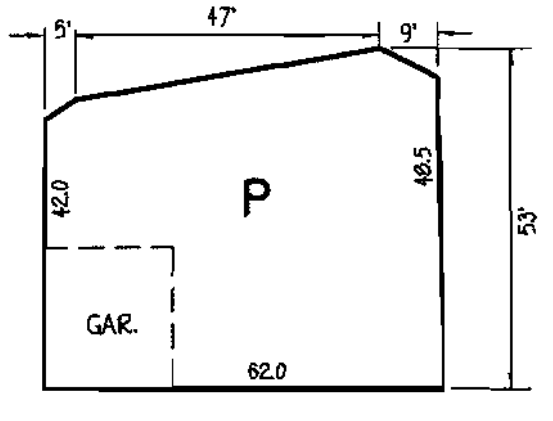
T2-96 No Opt. Sun Room or 2.0' Rear Ext. (O.H. only)
 T3-01 No Opt. Sun Room
 R-99 No Rear Sun Room
 T-94
 S-94
 G-03
 Y-01
 V-95 No FF Mstr. Bdrm.
 I-99
 G-03
 Q2-97 No Opt. Sun Room



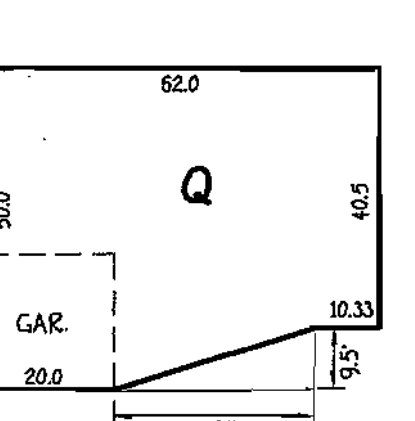
T2-96
 R-99
 T3-01
 T-94
 R-99
 S-94
 G-03
 O-94
 O-99 No Opt. Sun Room
 Y-01
 V-95 No Opt. FF Mstr. Bdrm.



T2-96 No Opt. Sun Room or 2.0' Extension
 T-94 No Opt. Sun Room
 R-99 No Opt. Sun Room
 S-94 No Opt. Sun Room
 G-03
 O-94
 O-99 No Opt. Sun Room
 Y-01
 V-95 No Opt. FF Mstr. Bdrm. or 2.0' Gar. Extension



T2-96 No Opt. Sun Room
 T-94
 D-94
 R-99 No Opt. Sun Room
 S-94
 G-03
 O-94
 O-99
 Y-01
 V-95 W/FF Mstr. Bdrm. or Opt. Sun Room not both
 J-99



T2-96 No Opt. Sun Room
 T3-01 No Opt. Sun Room
 T-94
 D-94
 R-99
 S-94
 G-03
 O-94 No Opt. Sun Room
 O-99 No Opt. Sun Room
 H-97
 I-99
 Q2-97 No Opt. Sunroom
 V-95

GENERIC BOXES

SIDE STREET TREE PLANTINGS OF ONE SHADE TREE AND ONE EVERGREEN TREE ON LOT 214 IN THE AMOUNT OF \$450.00 AND TWO SHADE & TWO EVERGREEN TREES ON LOT 225 IN AMOUNT OF \$900.00. TOTAL SURETY AMOUNT OF \$1350.00, SHALL BE POSTED WITH THE GRADING PERMIT.

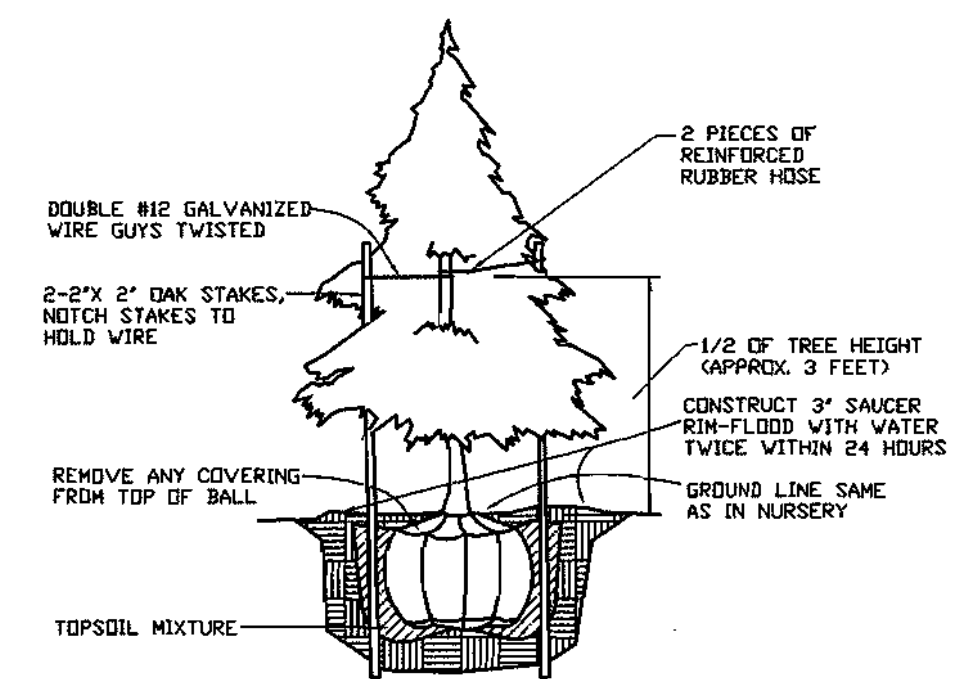
LANDSCAPING PLANT LIST			
QTY.	KEY	NAME	SIZE
3		ACER SACCHARUM "GREEN MOUNTAIN" GREEN MOUNTAIN/SUGAR MAPLE	2 1/2" - 3" CALIPER FULL CROWN B/B
3		PINUS STROBUS EASTERN WHITE PINE	6' - 8' HGT.

SCHEDULE B PERIMETER LANDSCAPE EDGE							
LOT NO.	PERIMETER	CATEGORY (PROPERTIES/ROADWAYS)	LANDSCAPE TYPE	LINEAR FEET OF ROADWAY FRONTAGE PERIMETER	SHADE TREES	EVERGREEN TREES	TOTAL TREES
214	P-1	ADJACENT TO ROADWAY	B	40'	1	1	2
225	P-2	ADJACENT TO ROADWAY	B	80'	2	2	4

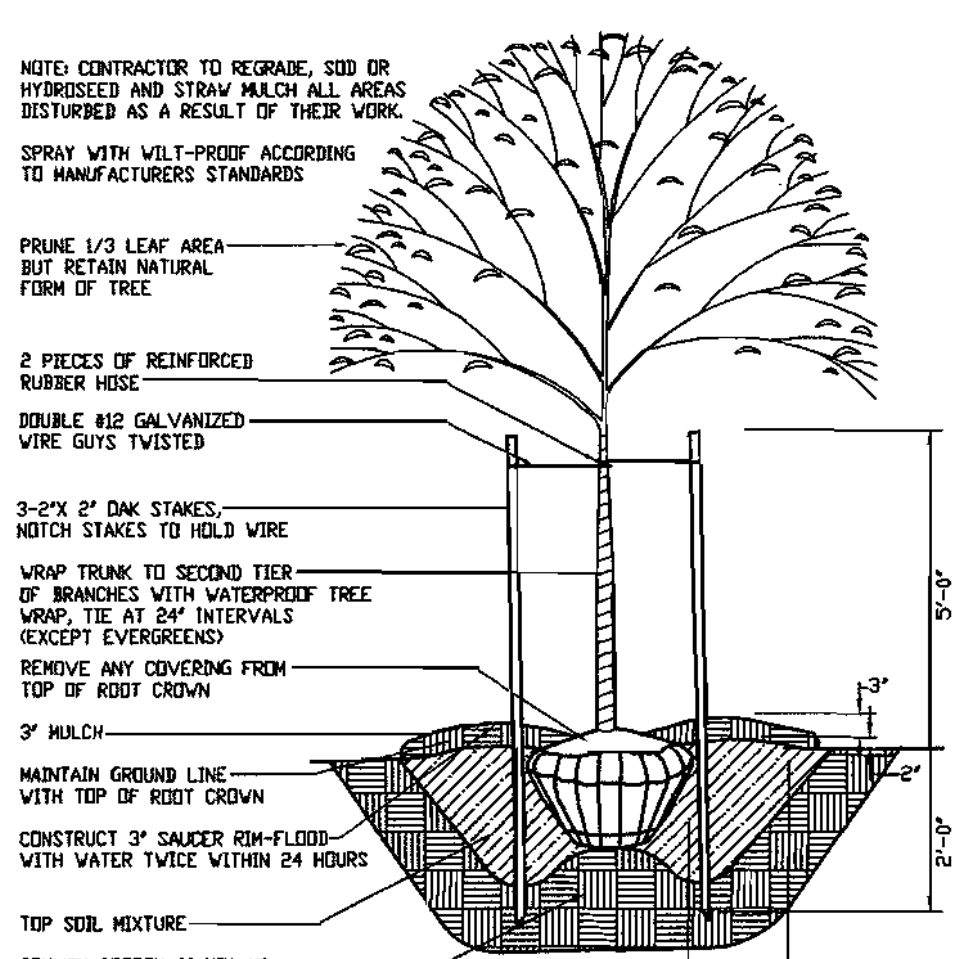
LANDSCAPE CERTIFICATE

I/WE CERTIFY THAT THE REQUIRED LANDSCAPING WILL BE DONE ACCORDING TO THE PLAN, SECTION 16.24 OF THE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE 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.

Bruce Harvey 8-10-04
 BRUCE HARVEY (U.S. HOMES) DATE
Cindy Huntzberry 8-10-04
 CINDY HUNTZBERRY (PATRIOT HOMES) DATE



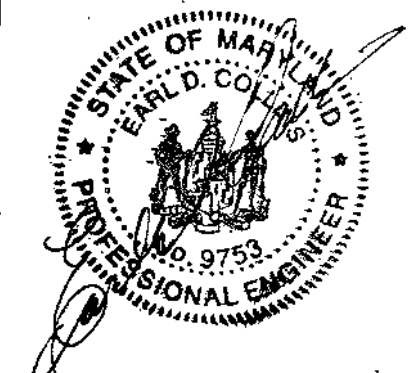
EVERGREEN PLANTING DETAIL NOT TO SCALE



TREE PLANTING DETAIL NOT TO SCALE

K:\Drawings\061815 Admin View Sec B\SDP PHASE1\061815 Cover Phase 1 & 2 (Patrol).dwg, 8/5/2004 2:35:22 PM

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTRAL SQUARE OFFICE PARK - 10725 BALTIMORE NATIONAL PARK
 ELICOTT CITY, MARYLAND 21042
 (410) 481-2995



ENGINEER'S CERTIFICATE
 I 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 Soil Conservation District.

Earl D. Collins P.E. 8-6-04
 Signature of Engineer EARL D. COLLINS Date

BUILDER/DEVELOPER'S CERTIFICATE
 I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Bruce Harvey 8-10-04
 BRUCE HARVEY (U.S. HOMES) DATE
Cindy Huntzberry 8-10-04
 CINDY HUNTZBERRY (PATRIOT HOMES) DATE

Reviewed for HOWARD SCD and meets Technical Requirements.

U.S.D.A.-Natural Resources Conservation Service
 This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Howards SCD

OWNER/BUILDER
 PATRIOT HOMES, INC. U.S. HOMES
 10211 WINDYBORN CIRCLE 10230 NEW HANOVER AVENUE
 SUITE 300 SUITE 300
 COLUMBIA, MARYLAND 21044 SILVER SPRING, MARYLAND 20903
 410-997-9522 410-451-9933

DEVELOPER
 BONNIE BRANCH CORPORATION
 P.O. BOX 396
 ELLICOTT CITY, MD. 21043
 410-465-1952

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Cindy Huntzberry 7/2/04
 Chief, Division of Planning and Development Date

Patricia H. Leary 8/25/04
 Chief, Development Engineering Division Date

Patricia H. Leary 8/2/04
 Director - Department of Planning and Zoning Date

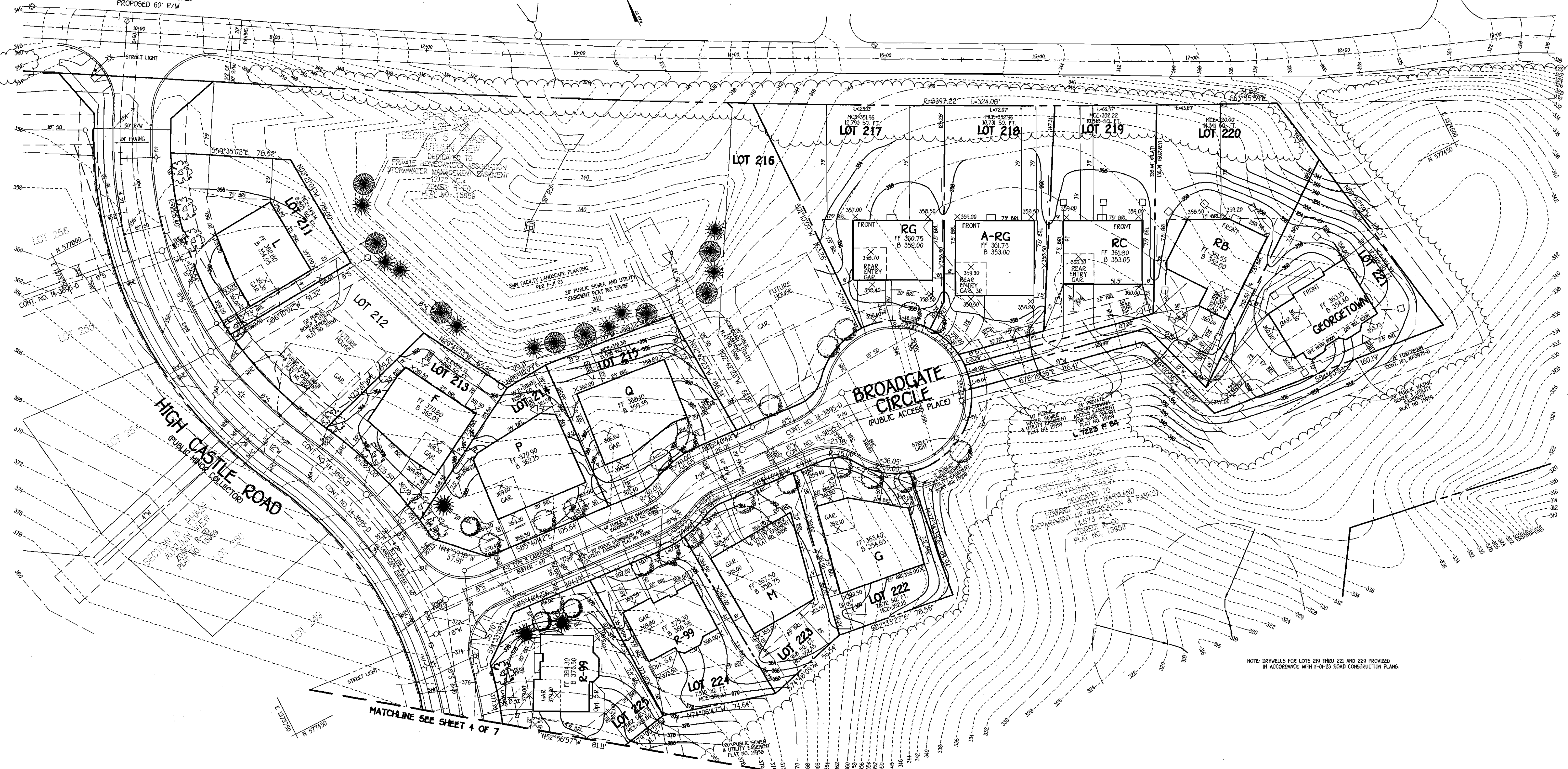
TITLE SHEET

SINGLE FAMILY DETACHED
AUTUMN VIEW
 SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
 & SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
 SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1" = 30' DATE: MARCH, 2004
 SHEET 2 OF 7

SOP 04-78

COLLEGE AVENUE
(PUBLIC SCENIC ROAD)
PROPOSED 60' R/W



NOTE: DRYWELLS FOR LOTS 219 THRU 221 AND 223 PROVIDED IN ACCORDANCE WITH F-01-23 ROAD CONSTRUCTION PLANS.

MATCHLINE SEE SHEET 4 OF 7

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTRAL OFFICE: 1775 W. BALTIMORE AVENUE, SUITE 300, ELICOTT CITY, MARYLAND 21042
PHONE: 410-997-5922



ENGINEER'S CERTIFICATE
I 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 Soil Conservation District.
Signature of Engineer: *Earl D. Collins* Date: *8-6-04*
Signature of Builder/Developer: *Bruce Harvey* Date: *8-10-04*
BUILDER/DEVELOPER'S CERTIFICATE
I/We certify that all development and construction will be done according to this plan for sediment and erosion control and that any responsible personnel involved in the construction project will have a Certificate of Attendance as a 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.
Signature: *Cindy Huntzberry* Date: *8-10-04*
Signature: *Bruce Harvey* Date: *8-10-04*

Reviewed for HOWARD SCD and meets Technical Requirements.
U.S.D.A. Natural Resources Conservation Service
This development plan is approved for sedimentation and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.
Signature: *APM* Date: _____
Howard SCD
OWNER/BUILDER
PATRIOT HOMES, INC. 1021 WINCORN CIRCLE SUITE 300 COLUMBIA, MARYLAND 21044 410-997-5922
U.S. HOMES 10230 NEW HAMPSHIRE AVENUE SUITE 300 SILVER SPRING, MARYLAND 20903 410-451-5933
DEVELOPER
BONNIE BRANCH CORPORATION P.O. BOX 396 ELICOTT CITY, MD 21043 410-465-1952

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Signature: *Cindy Huntzberry* Date: *9/2/04*
Signature: *David L. Layton* Date: *9/2/04*
Signature: *David L. Layton* Date: *9/2/04*

SITE DEVELOPMENT & LANDSCAPE PLAN
SINGLE FAMILY DETACHED
AUTUMN VIEW
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235 & SECTION 5/PHASE 2, LOTS 263-265
TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"= 30' DATE: MARCH, 2004
SHEET 3 OF 7

SDP 04-78

F:\Drawings\081815 Autumn View Site SDDP PHASE 1\081815 Sdp Ldb 211,213,215,217,225.dwg, 05/20/04 2:40:16 PM

20.0 STANDARDS AND SPECIFICATIONS FOR VEGETATIVE STABILIZATION DEFINITION

Using vegetation as cover for barren soil to protect it from forces that cause erosion. **PURPOSE**
Vegetative stabilization specifications are used to promote the establishment of vegetation on exposed soil. When soil is stabilized with vegetation, the soil is able to absorb and hold water, thereby reducing sediment loads and runoff to downstream areas, and improving wildlife habitat and visual resources.

CONDITIONS WHERE PRACTICE APPLIES
This practice shall be used on denuded areas as specified on the plan and may be used on highly erodible or critically eroding areas. This specification is divided into Temporary Seeding, to quickly establish vegetative cover for short duration (up to one year), and Permanent Seeding, for long term vegetative cover. Examples of applicable areas for Temporary Seeding are Temporary Soil Stabilization, cleared areas being left in between construction phases, earth dikes, etc. and for Permanent Seeding are lawns, dunes, cut and fill slopes and other areas at final grade, former steeply eroding areas, etc.

EFFECTS ON WATER QUALITY AND QUANTITY
Planting vegetation in disturbed areas will have an effect on the water budget, especially on volumes and rates of runoff. Initial infiltration, transpiration, percolation, and groundwater recharge. Vegetation, over time, will increase organic matter content and improve the water holding capacity of the soil and subsequent plant growth. Vegetation will help reduce the movement of sediment, nutrients, and other chemicals carried by runoff to receiving waters. Plants will also help protect groundwater supplies by assimilating those substances present within the root zone. Sediment control devices must remain in place during grading, seeded preparation, seeding, mulching and vegetative establishment to prevent large quantities of sediment and associated chemicals and nutrients from washing into surface waters.

SECTION 1 - VEGETATIVE STABILIZATION METHODS AND MATERIALS

- Site Preparation**
 - Install erosion and sediment control structures (either temporary or permanent) such as diversions, grade stabilization structures, berms, waterways, or sediment control basins.
 - Perform all grading operations at right angles to the slope. Final grading and shaping is not usually necessary for temporary seeding.
 - Schedule required soil tests to determine soil amendment composition and application rates for sites having disturbed areas over 2 acres.
- Soil Amendments (Fertilizer and Lime Specifications)**
 - Soil tests shall be performed to determine the exact ratios and application rates for both lime and fertilizer on sites having disturbed areas over 2 acres. Soil analysis may be performed by the University of Maryland or a recognized commercial laboratory. Soil samples taken for engineering purposes may also be used for chemical analysis.
 - Fertilizers shall be uniform in composition, free flowing and suitable for accurate application by approved equipment. Fertilizers shall be substituted for fertilizer with prior approval from the appropriate authority. Fertilizers shall be delivered to the site fully labeled according to the applicable state fertilizer laws and shall bear the name, trade name or trademark and warrants to the University of Maryland or a recognized commercial laboratory.
 - Lime materials shall be uniform in composition, free flowing and suitable for accurate application by approved equipment. Lime materials shall be substituted for limestone with prior approval from the appropriate authority. Fertilizers shall be delivered to the site fully labeled according to the applicable state fertilizer laws and shall bear the name, trade name or trademark and warrants to the University of Maryland or a recognized commercial laboratory.
- Seeded Preparation**
 - Seeded preparation shall consist of loosening soil to a depth of 3" to 5" by means of suitable agricultural or construction equipment, such as disc harrows or chisel plows or rippers mounted on construction equipment. After the soil is loosened it should not be rolled or dragged smooth, but left in the roughened condition. Seeded areas shall be prepared to a depth of 3" to 5" and shall be graded to a uniform surface with ridges running parallel to the contour of the slope.
 - Apply fertilizer and lime as prescribed on the plan.
 - Incorporate lime and fertilizer into the top 3-5" of soil by disking or other suitable means.

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 - Apply fertilizer and lime as prescribed on the plan.
 - Incorporate lime and fertilizer into the top 3-5" of soil by disking or other suitable means.

- Seed Specifications**
 - All seed must meet the requirements of the Maryland State Seed Law. All seed shall be subject to retesting by a recognized seed laboratory. All seed used shall have been tested within the 6 months immediately preceding the date of sowing such material on this job.
 - Note: Seed that is made available to the inspector to verify type and rate of seed used.
 - Incumbent - The incumbent for treating incipient seed in the seed mixtures shall be a sure culture of the appropriate species and shall be tested by the inspector to verify type and rate of seed used.
 - Note: The date indicated on the container. Add fresh incipient as directed on package. Use four times the recommended rate when required. Incubation shall be maintained at 75-80°F. Can weaken bacteria and make the inoculum less effective. Until used.
- Methods of Seeding**
 - Hydroseeding** - Apply seed uniformly with hydroseeder (slurry includes seed and fertilizer, broadcast or drop seeded, or a culvert seeder).
 - If fertilizer is being applied at the time of seeding, the application rates amounts will not exceed the following: Nitrogen maximum of 100 lbs. per acre total of soluble nitrogen; Phosphorus (total) maximum of 200 lbs/acre; Potassium 200 lbs/acre.
 - Lime - use only ground agricultural limestone. Up to 3 tons per acre may be applied by hydroseeding. Normally, not more than 2 tons per acre should be applied by hydroseeding at any one time. Do not use burnt or hydrated lime when hydroseeding.
 - Seed and fertilizer shall be mixed on site. Seeding shall be done immediately and without interruption.
 - Dry Seeding** - This includes use of conventional drop or broadcast seeders.
 - Seeded areas shall be incorporated into the subsoil at the rates prescribed on the Temporary or Permanent Seeding Summaries or Tables 295 or 26.
 - Seeded areas shall be rolled with a weighted roller to provide good seed to soil contact.
 - Where practical, seed should be applied in two directions perpendicular to each other. Apply half the seeding rate in each direction.
 - Drill or Cultivator Seeding** - Mechanized seeders that apply and cover seed with soil.
 - Cultivator seeders are required to bury the seed in such a fashion as to provide at least 1/4 inch of soil covering. Seeded must be firm after planting.
 - Seeded areas shall be rolled with a weighted roller to provide good seed to soil contact.
 - Apply half the seeding rate in each direction.
- Mulch Specifications (in order of preference)**
 - Straw shall consist of thoroughly threshed wheat, rye or oat straw, reasonable bright in color, and shall not be musty, moldy, colored, decayed or excessively dusty and shall be free of noxious weed seeds as specified in the following table.
 - Wood Cellulose Fiber Mulch (WCFF)
 - WCFF shall consist of specially prepared wood cellulose processed into a uniform fibrous physical state.
 - WCFF shall be dried green or contain a green dye in the package that will provide an appropriate color to facilitate visual inspection of the uniform spread slurry.
 - WCFF including dye shall contain no corrosion or growth inhibiting factors.
 - WCFF materials shall be manufactured and processed in such a manner that the wood cellulose fiber mulch will remain in uniform suspension in water under agitation and will blend with water, fertilizer and other additives to form a homogeneous slurry. The mulch material shall form a biodegradable ground cover, on application, having moisture absorption and retention properties and shall cover and hold grass seed in contact with the soil without inhibiting the growth of the grass seedlings.
 - WCFF materials shall contain no elements or compounds at concentrations that will be phytotoxic.
 - WCFF must conform to the following physical requirements: fiber length to approximately 10 mm, diameter approximately 1 mm, pH range of 4.0 to 8.5, ash content of 1.0 maximum and water holding capacity of 100% minimum.
 - Only sterile straw mulch should be used in areas where one species of grass is desired.

SEDIMENT CONTROL NOTES

- A MEMBER OF 40 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 (28-4655).
- ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE MOST CURRENT MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL AND REVISIONS THEREOF.
- FOLLOWING INITIAL SOIL DISTURBANCE OR SOIL DISOILURANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN:
 - CALENDAR DAYS FOR ALL PERMITS SEDIMENT CONTROL STRUCTURES, DICES, BERMERS 5 DIPS AND ALL SLOPES STEEPER THAN 3:1 IN 14 DAYS
 - AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
- ALL SEDIMENT TRAP-BASINS SHALL HAVE BE FENCED AND WARNING SIGNS POSTED AROUND THEIR PERIMETER IN ACCORDANCE WITH VOL. 1, CHAPTER 12 OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
- ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDING (SEC. 50), TEMPORARY SEEDING (SEC. 50), AND MULCHING (SEC. 50). TEMPORARY STABILIZATION WITH MULCH ALONE CAN ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GEOMORPHIC AND ESTABLISHMENT OF GRASSES.
- 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.
- SITE ANALYSIS**

TOTAL AREA OF SITE	5,0729 ACRES
AREA DISTURBED	4.97 ACRES
AREA TO BE ROOFED OR PAVED	2.25 ACRES
AREA TO BE VEGETATIVELY STABILIZED	2.72 ACRES
TOTAL CUT	3,623 CU.YD.
TOTAL FILL	3,623 CU.YD.
OFFSITE WASH/BORROW AREA LOCATION	TO BE DETERMINED
- ANY SEDIMENT CONTROL PRACTICES WHICH IS DISTURBED BY GROUNDwater APPROVAL OF THE INSPECTION AGENCY SHALL BE REQUESTED UPON THE EFFECTIVE DATE OF RESTORATION AND SEDIMENT CONTROL APPROVAL, BUT BEFORE PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING. OTHER BUILDING OR GRADING INSPECTION APPROVALS MAY NOT BE AUTHORIZED UNTIL THE INITIAL APPROVAL BY THE INSPECTION AGENCY IS MADE.
- TRENCHES FOR THE CONSTRUCTION OF UTILITIES IS LIMITED TO THREE FEET LENGTHS OF THAT WHICH SHALL BE BACK-FILLED AND STABILIZED WITHIN ONE MORNING DAY, WHOEVER IS SHORTER.

PERMANENT SEEDING NOTES

Apply to graded or cleared areas not subject to immediate further disturbance where a permanent long-lived vegetative cover is needed. **Seeded 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. per 1000 sq.ft.) and 600 lbs. per acre 10-10-10 fertilizer (14 lbs. per 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 ureaform fertilizer (9 lbs. per 1000 sq.ft.).
 - Acceptable - Apply 2 tons per acre dolomitic limestone (92 lbs. per 1000 sq.ft.) and 1000 lbs. per acre 10-10-10 fertilizer (23 lbs. per 1000 sq.ft.) before seeding. Harrow or disc into upper three inches of soil.

Seeding - For the period March 1 thru April 30 and from August 1 thru October 15, seed with 60 lbs. per acre (14 lbs. per 1000 sq.ft.) of Kentucky 31 Tall Fescue. For the period May 1 thru August 1, seed with 60 lbs. Kentucky 31 Tall Fescue per acre and 2 lbs. per acre (0.05 lbs. per 1000 sq.ft.) of weeping lovegrass. During the period October 16 thru February 28, protect site by one of the following options:

- 2 tons per acre of well-anchored mulch straw and seed as soon as possible in the spring.
- Seed with 60 lbs. per acre Kentucky 31 Tall Fescue and mulch with 2 tons per acre well anchored straw.
- Seed with 60 lbs. per acre Kentucky 31 Tall Fescue and 200 lbs. per acre (5 gal. per 1000 sq.ft.) of emulsified asphalt on flat areas. On slopes, 8 ft. or higher, use 347 gal. per acre (8 gal. per 1000 sq.ft.) for anchoring.

Mulching - Apply 1-1/2 to 2 tons per acre (70 to 90 lbs. per 1000 sq.ft.) of unrattled small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal. per acre (5 gal. per 1000 sq.ft.) of emulsified asphalt on flat areas. On slopes, 8 ft. or higher, use 347 gal. per acre (8 gal. per 1000 sq.ft.) for anchoring.

Maintenance - Inspect all seeded areas and make needed repairs, replacements and reseedings.

TEMPORARY SEEDING NOTES

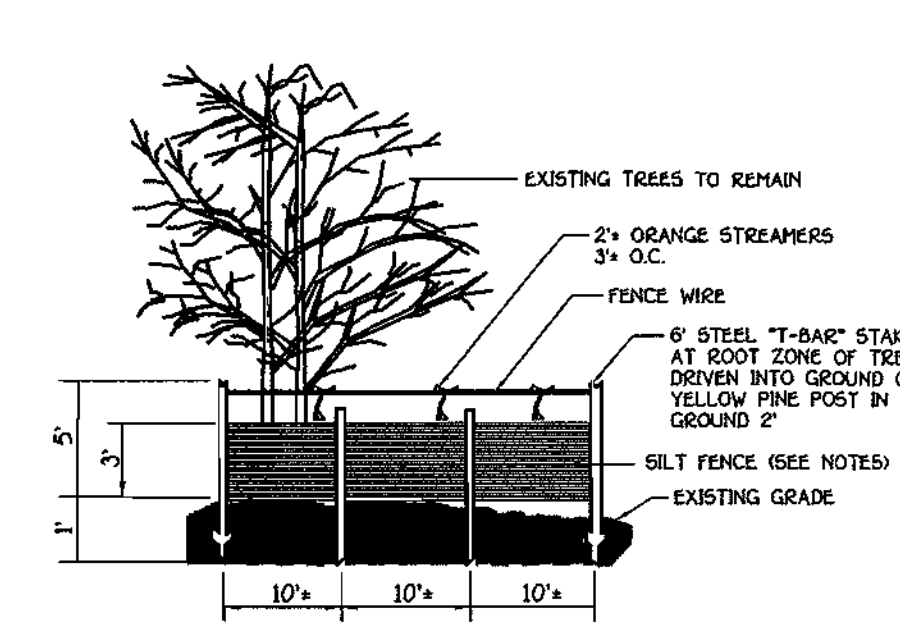
Apply to graded or cleared areas likely to be redistributed where a short-term vegetative cover is needed. **Seeded Preparation** - Loosen upper three inches of soil by raking, disking or other acceptable means before seeding, if not previously loosened.

- Soil Amendments** - Apply 800 lbs. per acre 10-10-10 fertilizer (14 lbs. per 1000 sq.ft.).
- Seeding** - For the period March 1 thru April 30 and from August 1 thru November 15, seed with 2-1/2 bushels per acre of annual rye (3.2 lbs. per 1000 sq.ft.). For the period May 1 thru August 14, seed with 3 lbs. per acre of weeping lovegrass (0.07 lbs. per 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 soil.
- Mulching** - Apply 1-1/2 to 2 tons per acre (70 to 90 lbs. per 1000 sq.ft.) of unrattled small grain straw immediately after seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal. per acre (5 gal. per 1000 sq.ft.) of emulsified asphalt on flat areas. On slopes, 8 ft. or higher, use 347 gal. per acre (8 gal. per 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

1. OBTAIN GRADING PERMIT 7 DAYS
2. INSTALL SEDIMENT AND EROSION CONTROL DEVICES AS SHOWN ON PLAN 7 DAYS
3. CLEAR AND GRUB TO LIMITS OF DISTURBANCE 4 DAYS
4. INSTALL TEMPORARY SEEDING 2 DAYS
5. CONSTRUCT BUILDINGS 60 DAYS
6. FINE GRADE SITE AND INSTALL PERMANENT SEEDING AND LANDSCAPE 18 DAYS
7. REMOVE SEDIMENT CONTROL DEVICES AS UPLAND AREAS ARE STABILIZED AND POSSESSION IS GRANTED BY ERS CONTROL INSPECTOR. 7 DAYS
8. INSTALL DRYWELLS 3 DAYS



1. Silt Fence to be heeded into the soil.
2. Wire, straw fence, etc. for tree protection only.
3. Boundaries of Retention Area will be established as part of the forest conservation plan review process.
4. Boundaries of Retention Area should be staked and flagged prior to installing devices.
5. Avoid root damage when placing anchor posts.
6. Device should be properly maintained throughout construction.
7. Protection silt fence also required, see Figure C-4.
8. Locate fence outside the Critical Root Zone.

SUPER SILT FENCE AND TREE PROTECTION

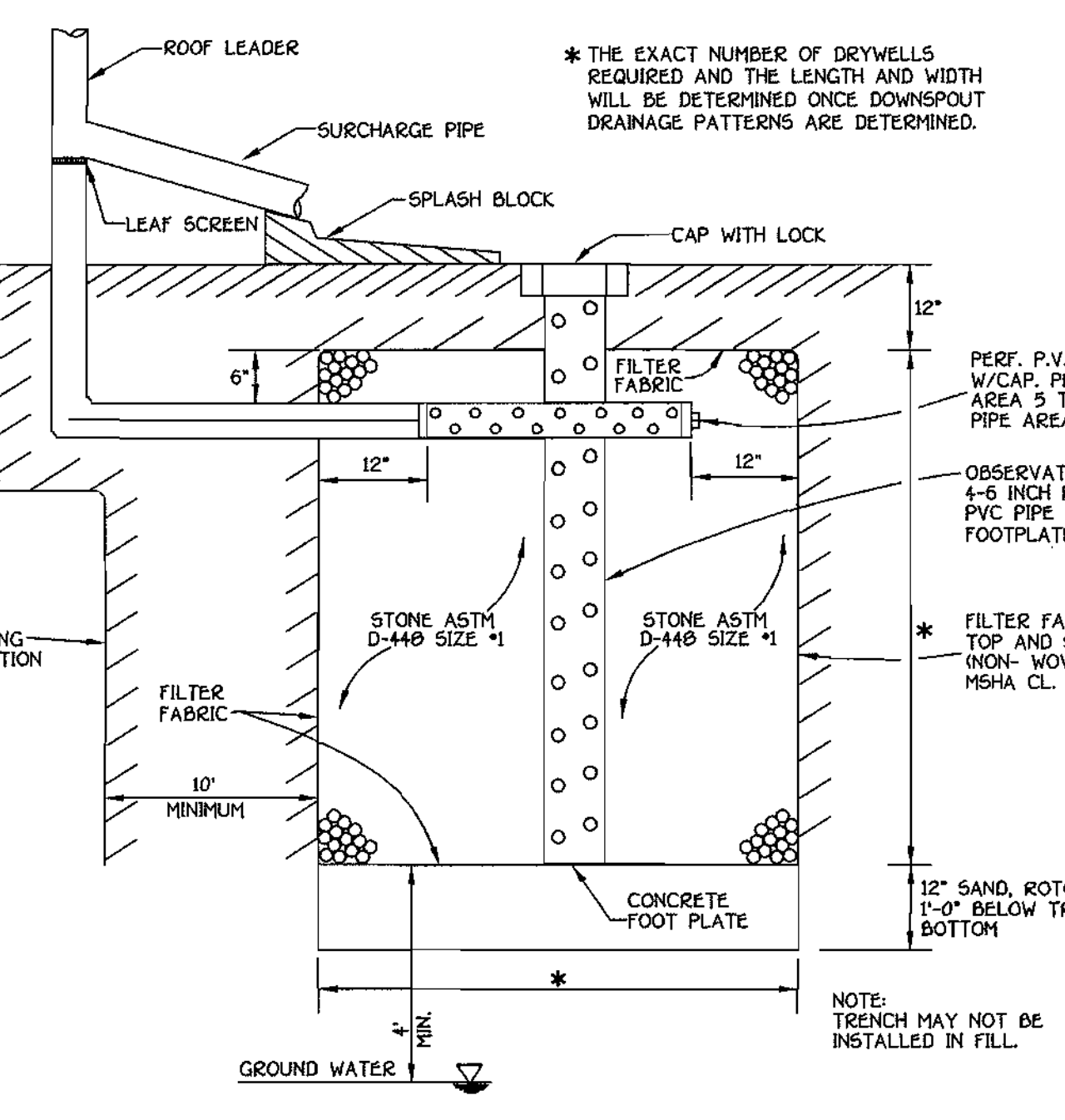
NOT TO SCALE

DRY WELL CHART

LOT NO.	AREA OF ROOF PER DOWN SPOUT	VOLUME REQUIRED	AREA OF STORAGE	AREA OF TREATMENT	NO. OF DRYWELLS	D	L	W
LOT 219	500 SQ.FT.	40 CF	100X	100X	5	3.5	3.5	3.5
LOT 220	500 SQ.FT.	40 CF	100X	100X	6	3.5	3.5	3.5
LOT 221	500 SQ.FT.	40 CF	100X	100X	6	3.5	3.5	3.5
LOT 229	500 SQ.FT.	40 CF	100X	100X	3	3.5	3.5	3.5
LOT 263	500 SQ.FT.	40 CF	100X	100X	6	3.5	3.5	3.5
LOT 264	500 SQ.FT.	40 CF	100X	100X	6	3.5	3.5	3.5
LOT 265	500 SQ.FT.	40 CF	100X	100X	4	3.5	3.5	3.5

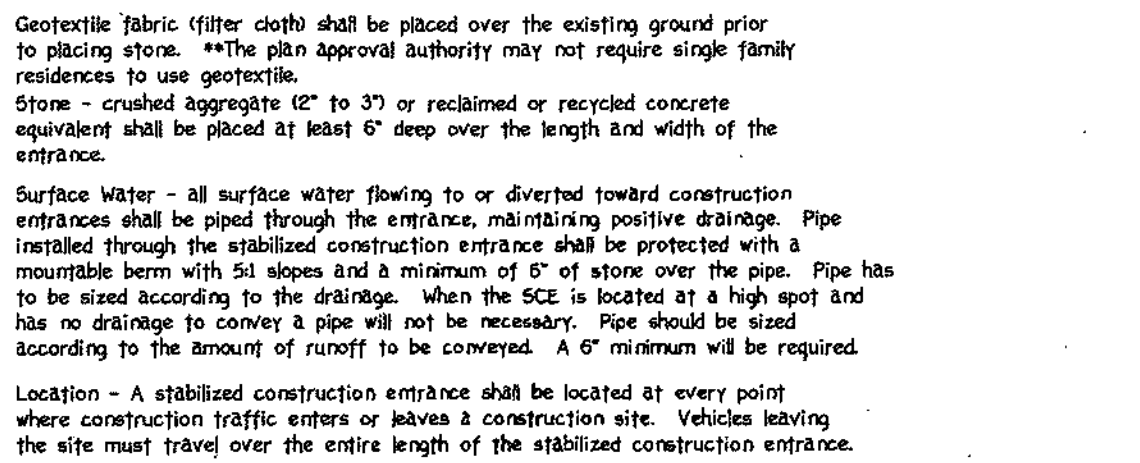
STORMWATER MANAGEMENT NOTES

1. STORMWATER MANAGEMENT IS PROVIDED IN ACCORDANCE WITH THE 2000 MARYLAND STORMWATER DESIGN MANUAL.
2. CREDITS ARE GIVEN FOR DISCONNECTION OF IMPERVIOUS COVERS.
3. MAXIMUM CONTRIBUTING ROOF AREA TO EACH DOWNSPOUT SHALL BE LESS THAN 500 SQ. FT.
4. DRYWELLS SHALL BE PROVIDED AT LOCATIONS WHERE THE LENGTH OF DISCONNECTION IS LESS THAN 75' AT 5% SLOPE AND CONSTRUCTION OF THE DRYWELL SHALL BE IN ACCORDANCE WITH THE FIGURE 5.2 OF THE MANUAL AND THE DETAIL SHOWN ON THIS SHEET.
5. FINAL GRADING IS SHOWN ON THIS SITE DEVELOPMENT PLAN.



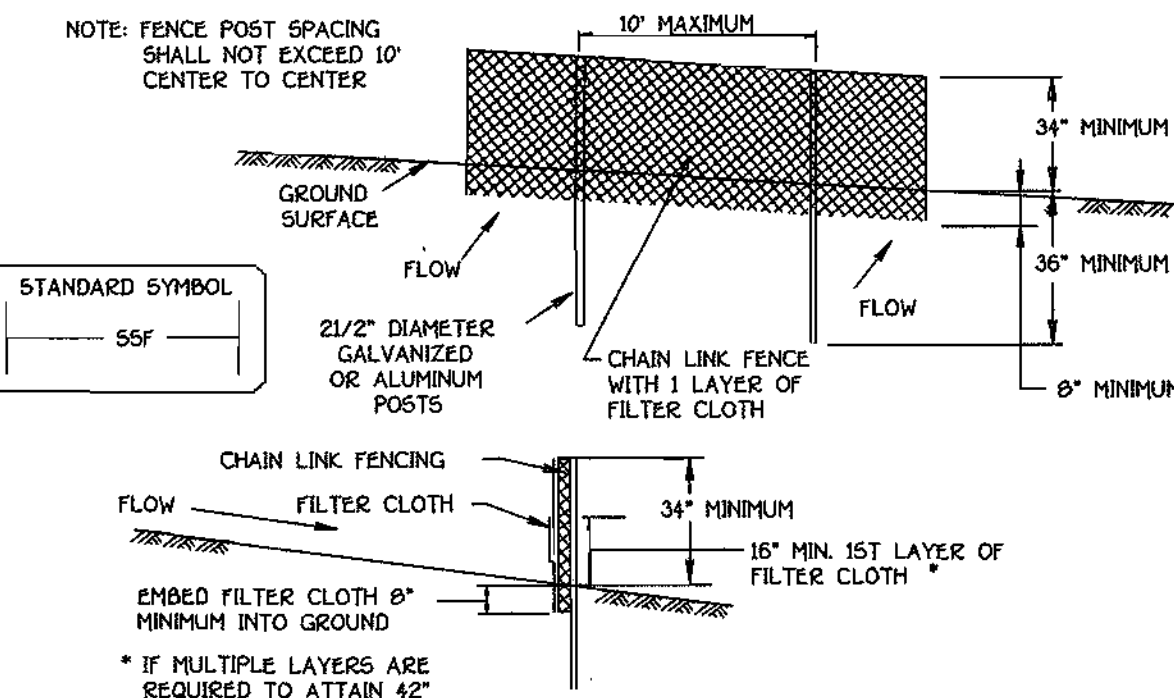
DRY WELL DETAIL

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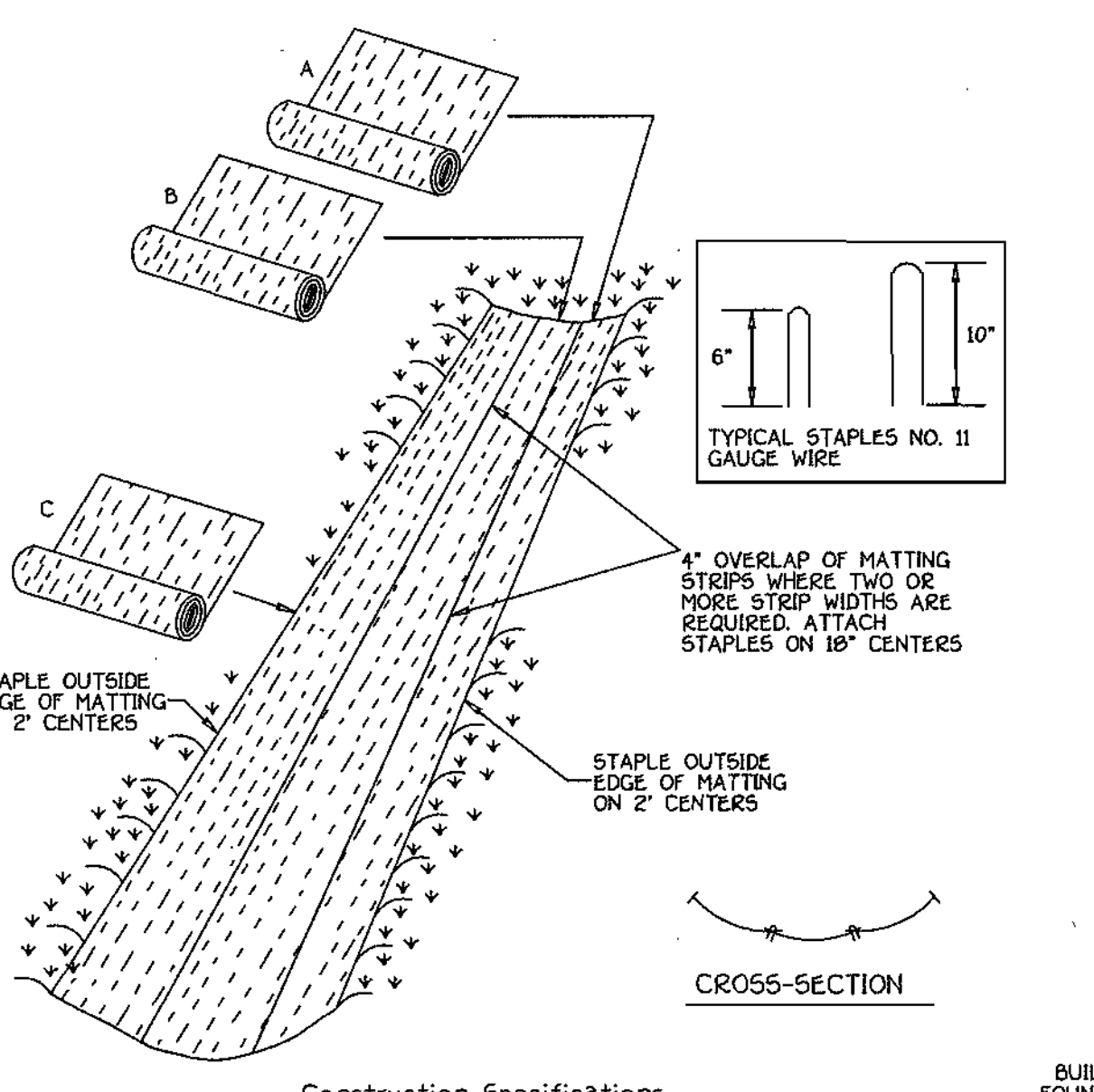
STABILIZED CONSTRUCTION ENTRANCE

NOT TO SCALE



SUPER SILT FENCE

NOT TO SCALE



EROSION CONTROL MATTING

NOT TO SCALE

ENGINEER'S CERTIFICATE
I 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 Soil Conservation District.
Signature: *Earl D. Collins*
Date: 8-26-04
Earl D. Collins
Professional Engineer
No. 10000
Exp. 8-26-07

BUILDER/DEVELOPER'S CERTIFICATE
I/we certify that all development and construction will be done according to this plan for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.
Signature: *Bruce Harvey*
Date: 8-10-04
Bruce Harvey (J.S. Homes)
Cindy Mertzberry (Patriot Homes)

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Chief, Division of Land Development: *Carol Hammett* 7/2/04
Chief, Development Engineering Division: *John D. ...* 8/19/04
Director - Department of Planning and Zoning: *...* 8/19/04

OWNER/BUILDER
PATRIOT HOMES, INC.
1021 WINCOPIN CIRCLE
SUITE 300
COLUMBIA, MARYLAND 21044
410-997-5522

DEVELOPER
BONNIE BRANCH CORPORATION
P.O. BOX 395
ELLCOTT CITY, MD 21043
410-465-1952

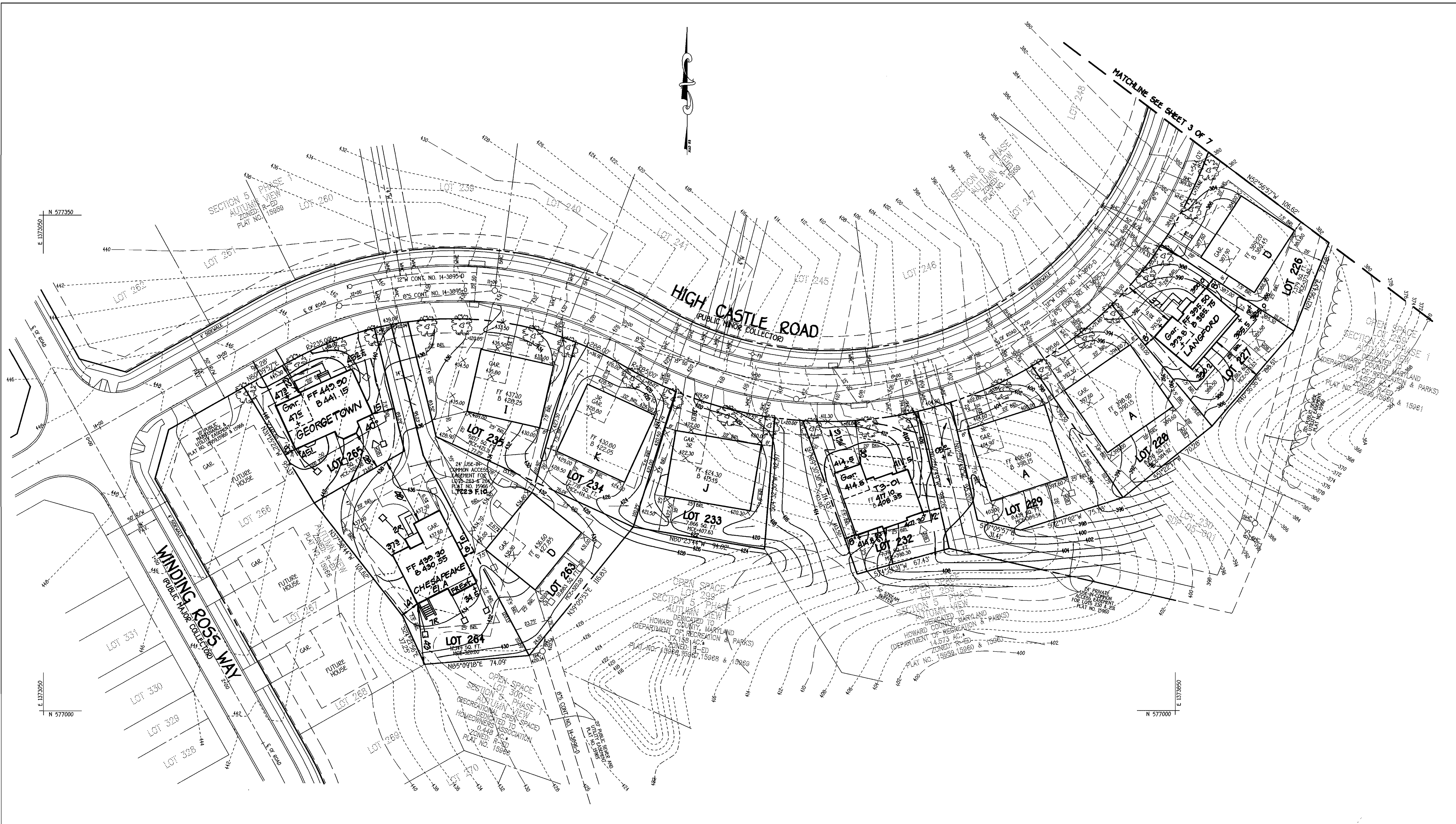
PLAT	BLOCK NO.	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
15956-15960 & 15966	8	R-ED	25 & 31	SECOND	602800
WATER CODE	SEWER CODE				
F05 G01	1252300				

SEDIMENT & EROSION CONTROL NOTES & DETAILS

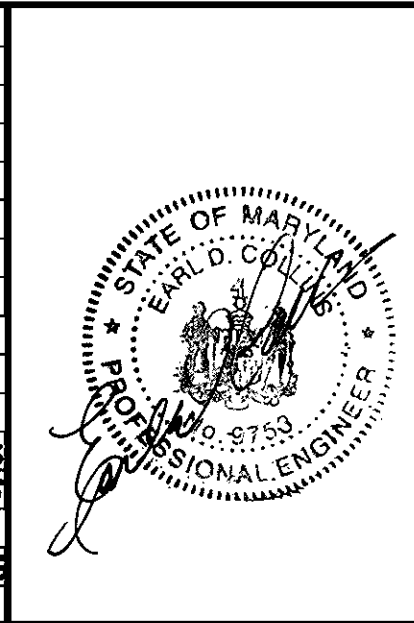
SINGLE FAMILY DETACHED
AUTUMN VIEW
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235 & SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO: 75 GRID NO: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"=30' DATE: MARCH, 2004

SHEET 7 OF 7



NO.	REVISION	DATE
3	Rev. hse. & grd. lot 232 to show Ex. Cond.	7-22-08
2	Rev. hse. & grd. lot 265 to show Ex. Cond.	7-15-08
1	Rev. hse. & grd. lots 264 and 227 to show existing conditions	6-17-08



ENGINEER'S CERTIFICATE
 I 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 Soil Conservation District.

Signature of Engineer: *Earl D. Collins* Date: *8-6-04*
 EARL D. COLLINS
 PROFESSIONAL ENGINEER

BUILDER/DEVELOPER'S CERTIFICATE
 I/we certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Signature of Engineer: *Bruce Harvey* Date: *8-10-04*
 BRUCE HARVEY (U.S. HOMES)

Signature of Engineer: *Cindy Huntberry* Date: *8-10-04*
 CINDY HUNT BERRY (PATRIOT HOMES)

Reviewed for HOWARD SCD and meets Technical Requirements.

U.S.D.A.-Natural Resources Conservation Service Date: _____
 This development plan is approved for soil erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Signature: *[Signature]* Date: _____
 HOWARD SCD

OWNER/BUILDER
 PATRIOT HOMES, INC.
 1021 WINGPIN CIRCLE
 SUITE 300
 COLUMBIA, MARYLAND 21044
 410-997-5522

DEVELOPER
 U.S. HOMES
 10230 NEW HAMPSHIRE AVENUE
 SUITE 300
 SILVER SPRING, MARYLAND 20903
 410-451-5933

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Signature: *Cindy Hamilton* Date: *9/2/04*
 Chief, Division of Land Development

Signature: *[Signature]* Date: *8/25/04*
 Chief, Development Engineering Division

Signature: *Mark D. LeVelle* Date: *7/31/04*
 Director - Department of Planning and Zoning

SITE DEVELOPMENT PLAN

SINGLE FAMILY DETACHED
AUTUMN VIEW

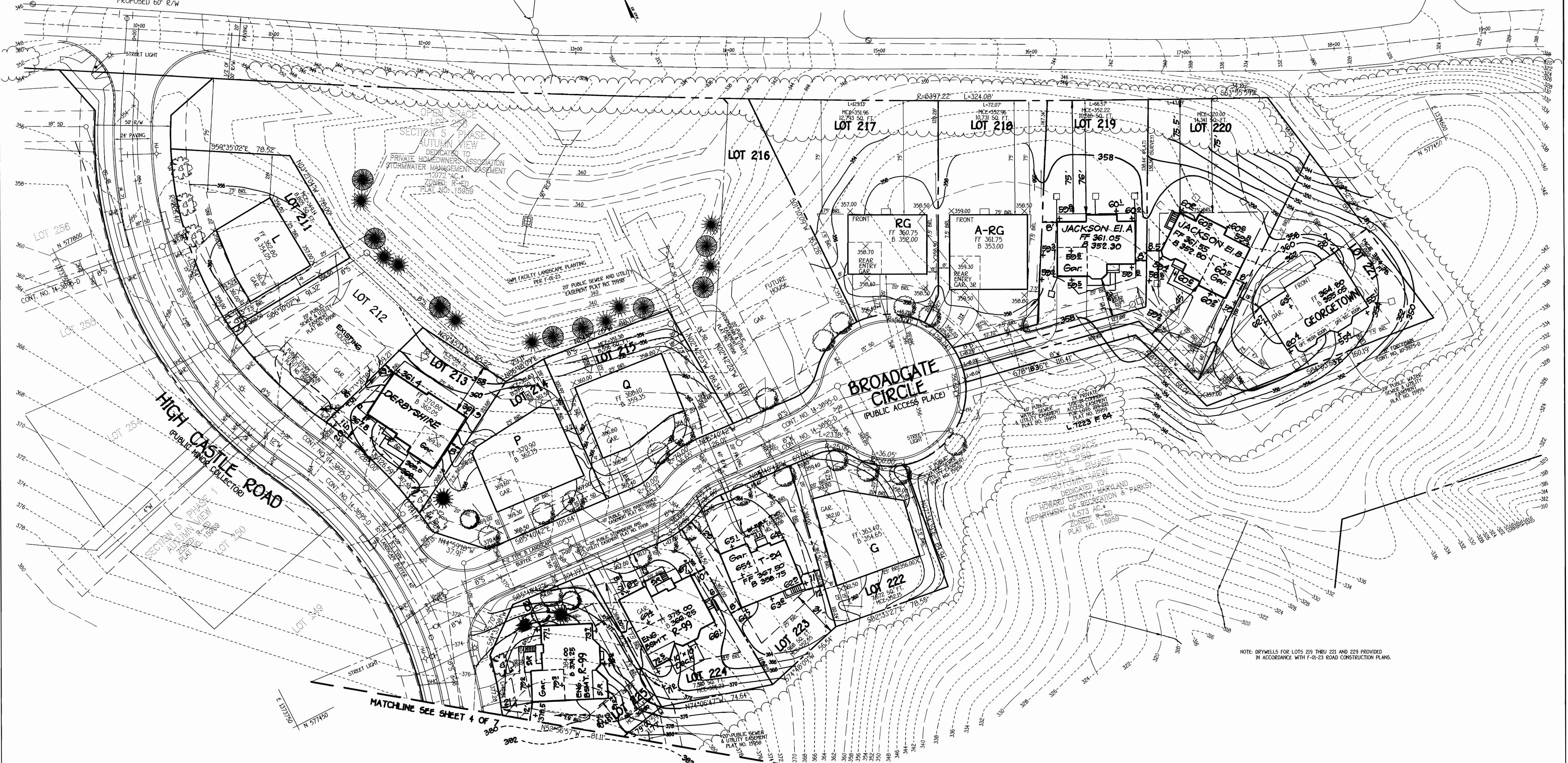
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
 & SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
 SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1"= 30' DATE: MARCH, 2004

SHEET 4 OF 7
 SDP 04-78

K:\Drawings\041815 Autumn View_Site_SDCIP PHASE 1\041815 SDCIP L04 226-229-232-235-263-265.dwg, 8/5/2004, 3:02:16 PM

COLLEGE AVENUE
(PUBLIC SCENIC ROAD)
PROPOSED 60' R/W



NOTE: DRYWELLS FOR LOTS 219 THRU 221 AND 223 PROVIDED IN ACCORDANCE WITH F-01-23 ROAD CONSTRUCTION PLANS.

K:\Drawings\661815 Autumn View Sec 5 SDP PHASE 1\61815 Sdp_L08 211,213,215,217,225.dwg, 8/2/2004, 2:40:18 PM

FISHER, COLLINS & CARTER, INC.
CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
ELLICOTT CITY, MARYLAND 21114
410-468-2055

NO.	REVISION	DATE
6	Rev. base & grd. lot 225 to show Ex. Cond.	8-12-05
5	Rev. base & grd. lot 223 to show Ex. Cond.	6-25-05
4	Rev. grd. lot 221 to show Ex. Cond.	6-20-05
3	Rev. grd. lots 224 and 225 to show Ex. Cond.	5-20-05
2	Rev. base & grd. lot 213 to show Ex. Cond.	5-17-05
1	Rev. base & grd. lots 224 and 225	1-21-05



ENGINEER'S CERTIFICATE
"I 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 Soil Conservation District."

Signature of Engineer: *Earl D. Collins* Date: 8-6-04
Earl D. Collins

BUILDER/DEVELOPER'S CERTIFICATE
"I/we certify that all development and construction will be done according to this plan for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District."

Signature of Builder/Developer: *Bruce Harvey* Date: 8-10-04
Bruce Harvey (U.S. HOMES)

Signature of Builder/Developer: *Cindy Hutzler* Date: 8-10-04
Cindy Hutzler (PATRIOT HOMES)

Reviewed for HOWARD SCD and meets Technical Requirements.

U.S.D.A.-Natural Resources Conservation Service
This development plan is approved for sediment and sedimentation by the HOWARD SOIL CONSERVATION DISTRICT.

Howard SCD Date: *[Signature]*

OWNER/BUILDER
PATRIOT HOMES, INC.
10211 WINCOPIN CIRCLE
SUITE 300
COLUMBIA, MARYLAND 21044
410-997-5522

DEVELOPER
U.S. HOMES
10230 NEW HAMPSHIRE AVENUE
SUITE 300
SILVER SPRING, MARYLAND 20903
410-451-5933

BONNIE BRANCH CORPORATION
P.O. BOX 396
ELLICOTT CITY, MD. 21043
410-465-1952

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chief, Division of Land Development: *Candy Hamant* Date: 9/3/04

Chief, Development Engineering Division: *[Signature]* Date: 8/25/04

Director - Department of Planning and Zoning: *[Signature]* Date: 9/3/04

SITE DEVELOPMENT & LANDSCAPE PLAN

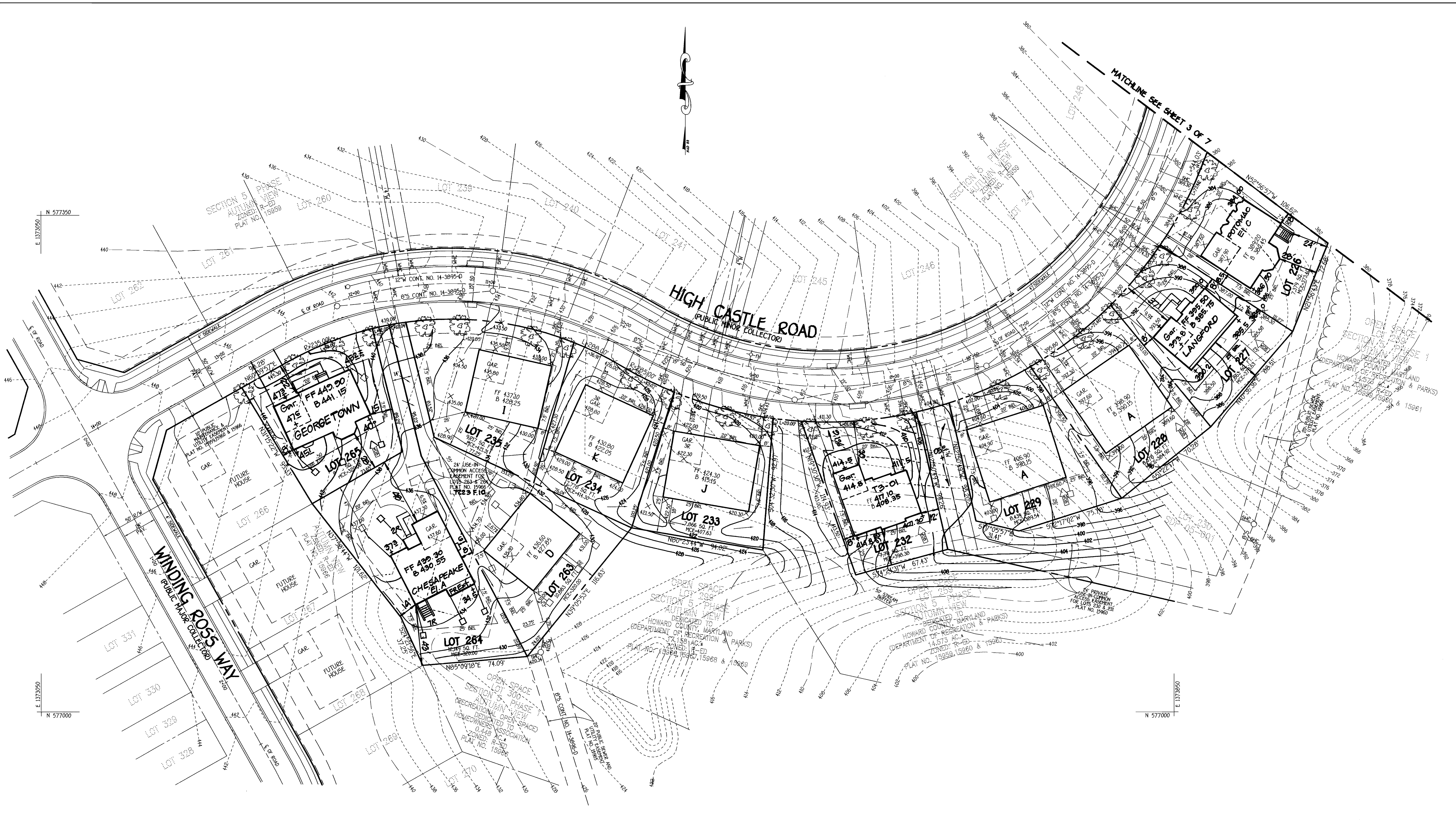
SINGLE FAMILY DETACHED
AUTUMN VIEW

SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
& SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"= 30' DATE: MARCH, 2004

SHEET 3 OF 7

SDP 04-78



K:\Drawings\61615 Autumn View Site SDP PHASE 1\615 Site Plan 226-232-233-234-235-263-265.dwg, 8/5/2004 3:02:16 PM

FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CENTRAL SQUARE OFFICE PARK - 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 410-481-2095

NO.	REVISION	DATE
4	Rev. hse. lot 226 to show Ex. Conditions	8-10-05
3	Rev. hse. 1st rd. lot 232 to show Ex. Cond.	7-22-05
2	Rev. hse. 1st rd. lot 265 to show Ex. Cond.	7-15-05
1	Rev. hse. 1st rd. lots 264 and 227 to show existing conditions	6-17-05



ENGINEER'S CERTIFICATE
 I 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 Soil Conservation District.

Signature of Engineer: *Earl D. Collins* Date: *8-6-04*
 EARL D. COLLINS Date

BUILDER/DEVELOPER'S CERTIFICATE
 I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Signature of Builder/Developer: *Bruce Harvey* Date: *8-10-04*
 BRUCE HARVEY (PATRIOT HOMES) Date

Signature of Builder/Developer: *Cindy Huntberry* Date: *8-10-04*
 CINDY HUNT BERRY (PATRIOT HOMES) Date

Reviewed for HOWARD SCD and meets Technical Requirements.

U.S.D.A.-Natural Resources Conservation Service Date: *8/10/04*

This development plan is approved for erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Signature: *[Signature]* Date: *8/10/04*

Howard SCD Date

OWNER/BUILDER
 PATRIOT HOMES, INC. U.S. HOMES
 10211 WINCOPIN CIRCLE 10230 NEW HAMPSHIRE AVENUE
 SUITE 300 SUITE 300
 COLUMBIA, MARYLAND 21044 SILVER SPRING, MARYLAND 20903
 410-997-9522 410-451-9333

DEVELOPER
 BONNIE BRANCH CORPORATION
 P.O. BOX 396
 ELLICOTT CITY, MD 21043
 410-465-1952

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Signature: *Cindy Hamilton* Date: *9/2/04*
 Chief, Division of Land Development

Signature: *[Signature]* Date: *8/25/04*
 Chief, Development Engineering Division

Signature: *Mark D. LeVelle* Date: *7/3/04*
 Director - Department of Planning and Zoning

SITE DEVELOPMENT PLAN

SINGLE FAMILY DETACHED
AUTUMN VIEW

SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
 & SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
 SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1" = 30' DATE: MARCH, 2004

SHEET 4 OF 7

SDP 04-78

COLLEGE AVENUE
(PUBLIC SCENIC ROAD)
PROPOSED 60' R/W



NOTE: DRYWELLS FOR LOTS 219 THRU 221 AND 229 PROVIDED IN ACCORDANCE WITH F-91-23 ROAD CONSTRUCTION PLANS.

MATCHLINE SEE SHEET 4 OF 7



NO.	REVISION	DATE
7	Rev. hse. & grd. lot	
6	Rev. hse. & grd. lot 225 to show Ex. Cond.	8-12-05
5	Rev. hse. & grd. lot 223 to show Ex. Cond.	6-25-05
4	Rev. grd. lot 221 to show Ex. Cond.	6-20-05
3	Rev. grd. lots 224 and 225 to show Ex. Cond.	5-20-05
2	Rev. hse. & grd. lot 213 to show Ex. Cond.	5-17-05
1	Rev. hse. & grd. lots 224 and 225	1-21-05



ENGINEER'S CERTIFICATE
I 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 Soil Conservation District.
Signature of Engineer: *Earl D. Collins* Date: 8-6-04
EARL D. COLLINS

BUILDER/DEVELOPER'S CERTIFICATE
I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.
Signature of Builder/Developer: *Bruce Harvey* Date: 8-10-04
Signature of Builder/Developer: *Cindy Harzberry* Date: 8-10-04
BRUCE HARVEY (U.S. HOMES)
CINDY HARZBERRY (PATRIOT HOMES)

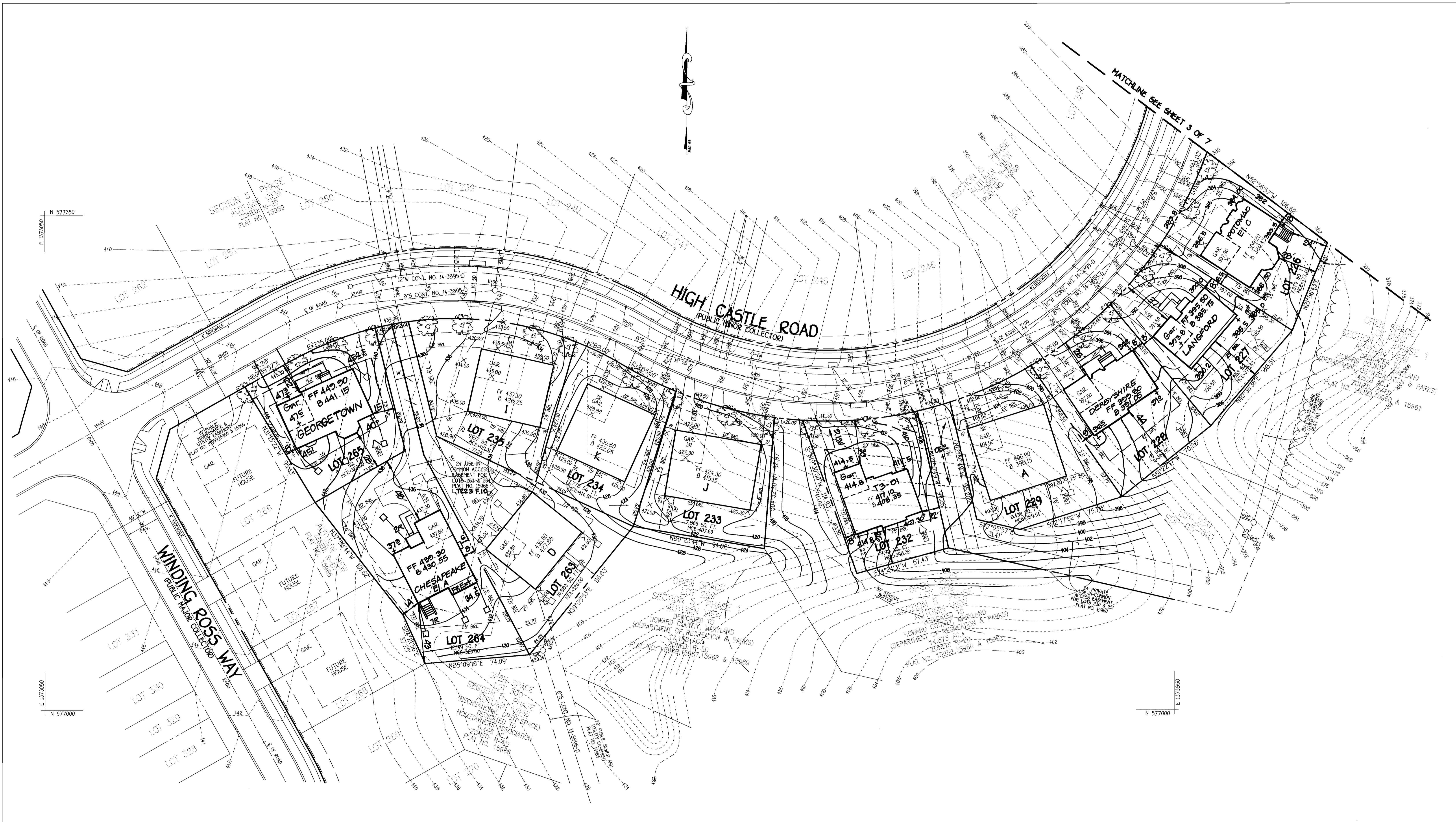
Reviewed for HOWARD SCD and meets Technical Requirements.
U.S.D.A.-Natural Resources Conservation Service
This development plan is approved for sedimentation and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.
Howard SCD Date: *[Signature]*

OWNER/BUILDER
PATRIOT HOMES, INC.
10211 WINCOPIN CIRCLE
SUITE 300
COLUMBIA, MARYLAND 21044
410-997-5522

DEVELOPER
U.S. HOMES
10230 NEW HAMPSHIRE AVENUE
SUITE 300
SILVER SPRING, MARYLAND 20903
410-451-5933

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING
Chris Hanrahan 9/2/04
Chief, Division of Land Development
William S. ... 8/25/04
Chief, Development Engineering Division
Harold ... 9/2/04
Director - Department of Planning and Zoning

SITE DEVELOPMENT & LANDSCAPE PLAN
SINGLE FAMILY DETACHED
AUTUMN VIEW
SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
& SECTION 5/PHASE 2, LOTS 263-265
TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SCALE: 1"= 30' DATE: MARCH, 2004
SHEET 3 OF 7



NO.	REVISION	DATE
6	Rev. grd. lot 226 to show Ex. Cond.	10-4-05
5	Rev. hse. & grd. lot 226 to show Ex. Conditions	9-20-05
4	Rev. hse. lot 226 to show Ex. Conditions	8-19-05
3	Rev. hse. & grd. lot 232 to show Ex. Cond.	7-22-05
2	Rev. hse. & grd. lot 265 to show Ex. Cond.	7-15-05
1	Rev. hse. & grd. lots 264 and 227 to show existing conditions	6-17-05



ENGINEER'S CERTIFICATE
 I 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 Soil Conservation District.

Signature of Engineer: *Earl D. Collins*
 EARL D. COLLINS
 Date: 8-6-04

BUILDER/DEVELOPER'S CERTIFICATE
 I/We certify that all development and construction will be done according to this plan, for sediment and erosion control and that any 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District.

Signature of Builder/Developer: *Bruce Harvey*
 BRUCE HARVEY (U.S. HOMES)
 Date: 8-10-04

Signature of Builder/Developer: *Cindy Huntberry*
 CINDY HUNT BERRY (PATRIOT HOMES)
 Date: 8-10-04

Approved for HOWARD SCD and meets Technical Requirements.

U.S.D.A.-Natural Resources Conservation Service
 Date: _____

This development plan is approved for all erosion and sediment control by the HOWARD SOIL CONSERVATION DISTRICT.

Signature: *[Signature]*
 Date: _____

Howard SCD

OWNER/BUILDER
 PATRIOT HOMES, INC.
 10211 WINCOPIN CIRCLE
 SUITE 300
 COLUMBIA, MARYLAND 21044
 410-997-9922

DEVELOPER
 BONNIE BRANCH CORPORATION
 P.O. BOX 396
 ELLICOTT CITY, MD 21043
 410-465-1952

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Signature: *Cindy Hamilton*
 Chief, Division of Land Development
 Date: 9/2/04

Signature: *[Signature]*
 Chief, Development Engineering Division
 Date: 8/25/04

Signature: *Mark D. Leight*
 Director - Department of Planning and Zoning
 Date: 7/2/04

SITE DEVELOPMENT PLAN

SINGLE FAMILY DETACHED

AUTUMN VIEW

SECTION 5/PHASE 1, LOTS 211,213-215,217-229,232-235
 & SECTION 5/PHASE 2, LOTS 263-265

TAX MAP NO'S: 25 & 31 PARCEL NO.: 75 GRID NO.: 21
 SECOND ELECTION DISTRICT HOWARD COUNTY, MARYLAND
 SCALE: 1"= 30' DATE: MARCH, 2004

SHEET 4 OF 7

SDP 04-78

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FISHER, COLLINS & CARTER, INC.
 CIVIL ENGINEERING CONSULTANTS & LAND SURVEYORS
 CONTINENTAL SQUARE, OFFICE PARK 10272 BALTIMORE NATIONAL PIKE
 ELLICOTT CITY, MARYLAND 21042
 410-461-2899