SITE DEVELOPMENT PLAN
HARWOOD PARK
LOT 1273, BLOCK 13

GENERAL NOTES

1. ALL ASPECTS OF THE PROJECT ARE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS UNLESS WAIVERS HAVE BEEN APPROVED.
2. DEED REFERENCE: 7848/226
3. GROSS AREA OF PROJECT: 0.117 AC
   AREA OF 100-YEAR FLOODPLAIN DRAINAGE & UTILITY EASEMENT: 0.00 AC
   NET AREA OF PROJECT: 0.117 AC
   DWELLING UNITS PER NET ACRE ALLOWED: 2
   AREA OF PROPOSED BUILDABLE LOTS: 0.117 AC
   AREA OF PROPOSED ROAD AND OPEN SPACE DEDICATION: 0.00 AC
   PROPOSED WATER & SEWER SYSTEMS ARE PUBLIC
   AREA OF OPEN SPACE REQUIRED: N/A
   AREA OF OPEN SPACE PROVIDED: N/A
   AREA OF PROPOSED RIGHT-OF-WAY: N/A
4. 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.
5. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
6. THE EXISTING TOPOGRAPHY IS TAKEN FROM FIELD RUN SURVEY WITH TWO FOOT CONTOUR INTERVALS PREPARED BY FREDERICK WARD & ASSOCIATES DATED DECEMBER 2001. THE PROJECT BOUNDARY IS BASED ON A BOUNDARY SURVEY PREPARED BY FREDERICK WARD & ASSOCIATES DATED DECEMBER 2001.
7. THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM. HOWARD COUNTY MONUMENT NOS. 38D5 AND 38D6 AND WERE USED FOR THIS PROJECT.
8. STORMWATER MANAGEMENT FOR THIS LOT IS PROVIDED BY RAINGARDENS TO PROVIDE THE REQUIRED WQv AND Rev. Cpv IS NOT REQUIRED SINCE THE 1-YR RUNOFF (FOR LOTS 1273, 1274 AND 1275) IS LESS THAN 2 CFS.
9. EXISTING UTILITIES ARE BASED ON HOWARD COUNTY AS-BUILT DRAWINGS UNDER CONTRACT 23-S.
10. ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
11. SHC ELEVATIONS SHOWN ARE LOCATED AT THE PROPERTY LINE.
12. FOR DRIVEWAY ENTRANCE DETAILS REFER TO THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV, STANDARD DETAIL R-6.05.
13. WATER AND SEWER FOR THIS PROJECT WILL BE BY PUBLIC WATER AND SEWER LINES.
14. THIS SITE IS NOT LOCATED IN A HISTORIC DISTRICT.
15. NO HISTORIC STRUCTURES EXIST ON THIS SITE.
16. A TRAFFIC STUDY IS NOT REQUIRED FOR THIS SITE.
17. STREET LIGHTING IS NOT REQUIRED FOR THIS SITE.
18. THIS PROPERTY IS WITHIN THE METROPOLITAN DISTRICT.
19. STREET TREES ARE NOT REQUIRED FOR THIS SUBDIVISION IN ACCORDANCE WITH ECTION 16.124(e)(1) OF THE SUBDIVISION REGULATIONS AND THE LANDSCAPE MANUAL.
20. A NOISE STUDY IS NOT REQUIRED FOR THIS PROJECT.
21. TO THE BEST OF THE OWNERS KNOWLEDGE, THERE ARE NO BURIAL/CEMETERY LOCATIONS ON SITE.
22. REQUEST TO WAIVE SECTIONS 16.102, APPLICABILITY AND 16.144, REQUIRING THE SUBMISSION OF A FINAL PLAN WAS APPROVED BY WP-04-12 ON AUGUST 29, 2003 SUBJECT TO THE FOLLOWING CONDITIONS:
    I: THE APPLICANT MUST RECORD THE NEW DEEDS OF CONVEYANCE IN THE LAND RECORDS OFFICE OF HOWARD COUNTY, MD. A COPY OF THE CONSOLIDATION DEEDS SHALL BE SUBMITTED TO THIS DEPARTMENT FOR OUR RECORDS. THE APPLICANT IS ADVISED THAT THE ADJOINER DEEDS MUST BE RECORDED PRIOR TO THE SUBMISSION OF ANY SITE DEVELOPMENT PLANS FOR THE SUBJECT LOTS. IN ADDITION, THE EXISTING HOME ON LOT B MUST BE RAZED PRIOR TO THE RECORDATION OF THE CONSOLIDATION DEEDS.
    II: THE APPLICANT SHALL IDENTIFY THE NEWLY RECONFIGURED LOTS BY NUMERICAL ORDER UTILIZING THE NEXT CONSECUTIVE LOT NUMBERS WHICH ARE AVAILABLE IN THE PARTICULAR SECTION AND AREA OR BLOCK NUMBER OF THE HARWOOD PARK SUBDIVISION OF WHICH THEY ARE LOCATED, AS APPLICABLE.
    III: A SITE DEVELOPMENT PLAN SHALL BE REQUIRED FOR ALL NEW BUILDING LOTS.
    IV: WRITTEN VERIFICATION FROM THE HEALTH DEPARTMENT MUST ACCOMPANY THE SITE DEVELOPMENT PLAN SUBMISSION WHICH INDICATES PROPER ABANDONMENT OF THE EXISTING WELL LOCATED ON THE SUBJECT PROPERTY.
23. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO ENSURE SAFE ACCESS FOR FIRE EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
    A. WIDTH - 12 (14' FOR SERVING MORE THAN ONE RESIDENCE)
    B. SURFACE - 6' OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1-1/2" MIN)
    C. GEOMETRY - MAX 15% GRADE, MAX 10% GRADE CHANGE, AND MIN 45' TURNING RADIUS
    D. STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING)
    E. DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT OF DEPTH OVER DRIVEWAY SURFACE
    F. MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE
24. SUBJECT PROPERTY ZONED R-12 PER 02/02/04 COMPREHENSIVE ZONING PLAN.
25. IN ACCORDANCE WITH SECTION 128 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, OPEN OR ENCLOSED MAY PROJECT NOT MORE THAN 10 FEET INTO THE FRONT OR REAR YARD SETBACK.
26. THIS PLAN IS EXEMPT FROM FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH Sec. 16.1202(b)(1)(iii) OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION MANUAL SINCE IT HAS PRELIMINARY PLAN APPROVAL PRIOR TO DECEMBER 31, 1992.
27. THIS PLAN IS EXEMPT FROM PERIMETER LANDSCAPE REQUIREMENTS IN ACCORDANCE WITH THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL SINCE THESE LOTS ARE LOCATED WITHIN AN EXISTING SUBDIVISION CREATED PRIOR TO THE REGULATIONS.
28. RAIN GARDEN IS PRIVATELY OWNED AND MAINTAINED BY THE OWNER OF LOT 1273.

21.0 STANDARDS AND SPECIFICATIONS FOR TOPSOIL

DEFINITION

Placement of topsoil over a prepared subsoil prior to establishment of permanent vegetation.

PURPOSE

To provide a suitable soil medium for vegetable growth. Soils of concern have low moisture content, low nutrient levels, low pH, materials toxic to plants, and/or unacceptable soil gradation.

CONDITIONS WHERE PRACTICE APPLIES

I. This practice is limited to areas having 2:1 or flatter slopes where:

a. The texture of the exposed subsoil/parent material is not adequate to produce vegetative growth.

b. The soil material is so shallow that the rooting zone is not deep enough to support plants or furnish continuing supplies of moisture and plant nutrients.

c. The original soil to be vegetated contains material toxic to plant growth.

d. The soil is so acidic that treatment with limestone is not feasible.

II. For the purpose of these Standards and Specifications, areas having slopes steeper than 2:1 require special consideration and design for adequate stabilization. Areas having slopes steeper than 2:1 shall have the appropriate stabilization shown on the plans.

CONSTRUCTION AND MATERIAL SPECIFICATIONS

I. Topsoil salvaged from the existing site may be used provided that it meets the standards as set forth in these specifications. Typically, the depth of topsoil to be salvaged for a given soil type can be found in the representative soil profile section in the Soil Survey published by USDA-SCS in cooperation with Maryland Agricultural Experimental Station.

II. Topsoil Specifications - Soil to be used as topsoil must meet the following:

i. Topsoil shall be a loam, sandy loam, clay loam, silt loam, sandy clay loam, loamy sand. Other soils may be used if recommended by an agronomist or a soil scientist and approved by the appropriate approval authority. Regardless, topsoil shall not be a mixture of contrasting textured subsoils and shall contain less than 5% by volume of cinders, stones, slag, coarse fragments, gravel, sticks, roots, trash, or other materials larger that 1 and 1/2" in diameter.

ii. Topsoil must be free of plants or plant parts such as Bermuda grass, quackgrass, Johnsongrass, nutsedge, poison ivy, thistle, or others as specified.

iii. Where the subsoil is either highly acidic or composed of heavy clays, ground limestone shall be spread at the rate of 4-8 tons/acre (200-400 pounds per 1,000 square feet) prior to the placement of topsoil. Lime shall be distributed uniformly over designated areas and worked into the soil in conjunction with tillage operations as described in the following procedures.

III. For sites having disturbed areas under 5 acres:

i. Place topsoil (if required) and apply soil amendments as specified in 20.0 Vegetative Stabilization - Section I - Vegetative Stabilization Methods and Materials.

iii. For sites having disturbed areas over 5 acres:
i. On soil meeting topsoil specifications, obtain test results dictating fertilizer and lime amendments required to bring the soil into compliance with the following:
   a. pH for topsoil shall be between 6.0 and 7.5. If the tested soil demonstrates a pH of less than 6.0, sufficient lime shall be prescribed to raise the pH to 6.5 or higher.
   b. Organic content of topsoil shall be not less than 1.5 percent by weight.
   c. Topsoil having soluble salt content greater than 500 parts per million shall not be used.
   d. No sod or seed shall be placed on soil soil which has been treated with soil sterilants or chemicals used for weed control until sufficient time has elapsed (14 days min.) to permit dissipation of phyto-toxic materials.

NOTE: Topsoil substitutes or amendments, as recommended by a qualified agronomist or soil scientist and approved by the appropriate approval authority, may be used in lieu of natural topsoil.

ii. Place topsoil (if required) and apply soil ammendments specified in 20.0 Vegetative Stabilization-Section I-Vegetative Stabilization Methods and Materials.

V. Topsoil Application

i. When topsoiling, maintain needed erosion and sediment control practices such as diversions, Grade Stabilization Structures, Earth Dikes, Slope Silt Fence and Sediment Traps and Basins.

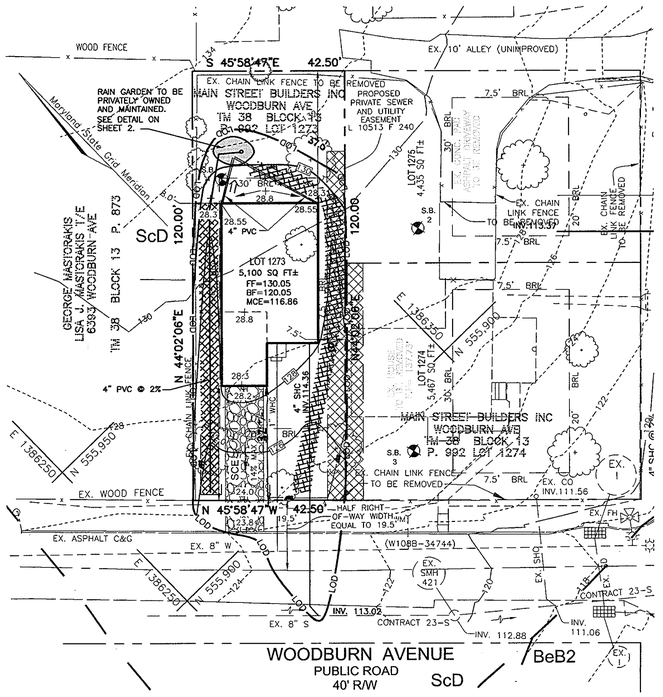
ii. Grades on the areas to be topsoiled, which have been previously established, shall be maintained, albeit 4" - 8" higher in elevation.

iii. Topsoil shall be uniformly distributed in a 4" - 8" layer and lightly compacted to a minimum thickness of 4". Spreading shall be performed in such a manner that sodding or seeding can proceed with a minimum of additional soil preparation and tillage. Any irregularities in the surface resulting from topsoiling or other operations shall be corrected in order to prevent the formation of depressions or water pockets.

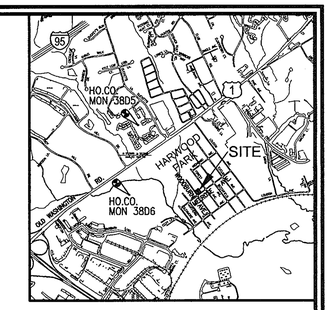
iv. Topsoil shall not be place while the topsoil or subsoil is in a frozen or muddy condition, when the subsoil is excessively wet or in a condition that may otherwise be detrimental to proper grading and seedbed preparation.

OPERATION AND MAINTENANCE SCHEDULE FOR RAIN GARDEN AREAS

1. ANNUAL MAINTENANCE OF PLANT MATERIAL, MULCH LAYER AND SOIL LAYER IS REQUIRED. MAINTENANCE OF MULCH AND SOIL IS LIMITED TO CORRECTING AREAS OF EROSION OR WASH OUT. ANY MULCH REPLACEMENT SHALL BE DONE IN THE SPRING. PLANT MATERIAL SHALL BE CHECKED FOR DISEASE AND INSECT INFESTATION AND MAINTENANCE WILL ADDRESS DEAD MATERIAL AND PRUNING.
2. SCHEDULE OF PLANT INSPECTION WILL BE TWICE A YEAR IN SPRING AND FALL. THIS INSPECTION WILL INCLUDE REMOVAL OF DEAD AND DISEASED VEGETATION CONSIDERED BEYOND TREATMENT, TREATMENT OF ALL DEFICIENT STAKES AND WIRES.
3. MULCH SHALL BE INSPECTED EACH SPRING. REMOVE PREVIOUS MULCH LAYER BEFORE APPLYING NEW LAYER ONCE EVERY 2 TO 3 YEARS.
4. SOIL EROSION TO BE ADDRESSED ON AN AS NEEDED WITH A MINIMUM OF ONCE PER MONTH AND AFTER HEAVY STORM EVENTS.



PLAN VIEW
SCALE: 1"=20'



VICINITY MAP

SCALE: 1"=2000'

BENCHMARKS

NO.	NORTHING	EASTING	ELEVATION
38D5	558,378.575	1,386,524.158	193.726'
38D6	557,155.459	1,384,992.262	175.228'

LEGEND

- EXISTING CONTOUR ----440----
- PROPOSED CONTOUR (442)
- SPOT ELEVATION +82.53
- DIRECTION OF FLOW
- EXISTING TREES TO REMAIN
- SUPER SILT FENCE SSF
- LIMIT OF DISTURBANCE LOD
- EROSION CONTROL MATTING
- PROP. SEWER AND UTILITY EASEMENT (PRIVATE)

SITE ANALYSIS DATA CHART

LOCATION: TAX MAP 38, GRID 13, PARCELS 992
1ST ELECTION DISTRICT
EXISTING ZONING: R-12
GROSS AREA OF PROJECT: 0.117 AC
AREA OF 100-YEAR FLOODPLAIN DRAINAGE & UTILITY EASEMENT: N/A
AREA OF STEEP SLOPES OUTSIDE THE FLOODPLAIN: N/A
NET AREA OF PROJECT: 0.117 AC
AREA OF PROPOSED BUILDABLE LOTS: 0.117 AC
AREA OF OPEN SPACE REQUIRED: N/A
AREA OF OPEN SPACE PROVIDED: N/A
AREA OF RECREATIONAL OPEN SPACE REQUIRED: N/A
AREA OF RECREATIONAL OPEN SPACE PROVIDED: N/A
AREA OF PROPOSED RIGHT-OF-WAY: N/A
NUMBER OF LOTS/PARCELS ALLOWED (2 PER NET ACRE):
NUMBER OF LOTS/PARCELS PROPOSED: 1 SINGLE-FAMILY DETACHED
TOTAL APPROXIMATE LIMIT OF DISTURBANCE: 4,919 SF

ADDRESS CHART

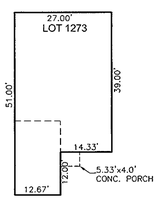
LOT #	STREET ADDRESS
1273	6397 WOODBURN AVE

PERMIT INFORMATION CHART

PROJECT NAME			SECTION/AREA		PARCEL NUMBER
HARWOOD PARK/LOTS 1273			N/A		992
PLAT REF. 7848/226 10513/240	BLOCK NO. 13	ZONE R-12	TAX MAP 38	ELECT. DIST. 1st	CENSUS TR. 601202
WATER CODE: A-02			SEWER CODE: 2152200		

SHEET INDEX

DESCRIPTION	SHEET NO.
SITE DEVELOPMENT PLAN	1 OF 1
SEDIMENT AND EROSION CONTROL NOTES AND DETAILS	2 OF 2



HOUSE PLAN
NOT TO SCALE

OWNER/DEVELOPER
MAIN STREET BUILDERS, INC.
5705 LANDING ROAD
ELKRIDGE, MARYLAND 21075
(410) 744-6738

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION — DATE 7/12/07
CHIEF, DIVISION OF LAND DEVELOPMENT — DATE 7/13/07
DIRECTOR — DATE 7/12/07

BY THE ENGINEER

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

SIGNATURE OF ENGINEER
M. RAZAVI, PE — DATE 7/3/07

BY THE DEVELOPER

"I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE IN ACCORDANCE TO THESE PLANS, 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.

MAIN STREET BUILDERS, INC.
JOSEPH SNODGRASS — DATE 7/3/07

THESE PLANS HAVE BEEN REVIEWED FOR HOWARD COUNTY SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SOIL EROSION AND SEDIMENT CONTROL.

USDA - NATURAL RESOURCES CONSERVATION SERVICE — DATE 7/10/07

THESE PLANS FOR SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

HOWARD SCD — DATE 7/10/07

NO.	REVISION	DATE

SITE DEVELOPMENT PLAN
LOT 1273, BLOCK 13
HARWOOD PARK

DEED REFERENCE: 7848/226
LIBER 10513;FOLIO 240
TAX MAP 38 GRID 13 P/O TM PARCEL 992
1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND

ROBERT H. VOGEL ENGINEERING, INC.
ENGINEERS • SURVEYORS • PLANNERS
8407 MAIN STREET ELLICOTT CITY, MD 21043
TEL: 410.461.7666 FAX: 410.461.8961

STATE OF MARYLAND — MOSHAMMAD REZA RAZAVI — No. 22742 — PROFESSIONAL ENGINEER — 7/3/07
M. RAZAVI, PE #22742

DESIGN BY: DRN/MY
DRAWN BY: DRN/MY
CHECKED BY: RHV
DATE: JUNE 2006
SCALE: AS SHOWN
W.O. NO.: 04-33

SHEET 1 OF 2

SDP-07-01

PERMANENT SEEDING NOTES

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

SEEDBED PREPARATION: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding, if not previously loosened.

SOIL AMENDMENTS: In lieu of soil test recommendations, use one of the following schedules:

1) Preferred–Apply 2 tons per acre dolomitic limestone (92 lbs/ 100 sq.ft.) and 600 lbs per acre 10–10–10 fertilizer (14 lbs./ 1000 sq.ft.) before seeding. Harrow or disc into upper three inches of soil. At the time of seeding, apply 400 lbs. per acre 30–0–0 ureaform fertilizer (9 lbs/1000 sq.ft.)
2) Acceptable–Apply 2 tons per acre dolomatic limestone (92 lbs/ 1000 sq.ft.) and apply 1000 lbs. per acre 10–10–10– fertilizer (23 lbs./1000 sq.ft.) before seeding. Harrow or disc into upper three inches of soil.

SEEDING: For the periods March 1 thru April 30, and August 1 thru October 15, seed with 60 lbs. per acre (1.4 lbs/1000 sq.ft.) of Kentucky 31 Tall Fescue. For the period May 1 thru July 31, seed with 60 lbs. Kentucky 31 Tall Fescue per acre and 2 lbs. per acre (.05 lbs./1000 sq.ft.) of weeping lovegrass. During the period of October 16 thru February 28, protect site by: Option (1) 2 tons per acre 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 31 Tall Fescue and mulch with 2 tons/acre well anchored straw.

MULCHING: Apply 1 1/2 to 2 tons per acre (70 to 90 lbs/1000 sq. ft.) of unrotted small 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 slopes 8 feet or higher, use 348 gallons per acre (8 gal/1000 sq.ft.) for anchoring.

MAINTENANCE: Inspect all seeded areas and make needed repairs, replacements and reseedings.

TEMPORARY SEEDING NOTES

SEEDBED PREPARATION: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding, if not previously loosened.

SOIL AMENDMENTS: Apply 600 lbs. per acre 10–10–10 fertilizer (14 lbs./1000 sq.ft).

SEEDING: For periods March 1 thru April 30 and from August 15 thru November 15, seed with 2 1/2 bushel per acre of annual rye (3.2 lbs./1000 sq.ft.) For the period May 1 thru August 14, seed with 3 lbs. per acre of weeping lovegrass (.07 lbs./1000 sq.ft.). For the period November 1 thru February 28, protect site by applying 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring, or use sod.

MULCHING: Apply 1 1/2 to 2 tons per acre (70 to 90 lbs./1000 sq.ft.) of unrotted 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 slopes 8 feet 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 RATE AND METHODS NOT COVERED.

SEDIMENT CONTROL NOTES

1. A minimum of 48 hours notice must be given to the Howard County Department of Inspection, License and Permits Sediment Control Division prior to the start of any construction (313–1855).
2. All vegetation and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL. and revisions thereto.
3. Following initial soil disturbance or redisturbance, permanent or temporary stabilization shall be completed within: (a) 7 calendar days for all perimeter sediment control structures, dikes, perimeter slopes, and all slopes greater 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 7, 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, sod, temporary seeding, and mulching (Sec. G). Temporary stabilization with mulch alone shall 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
Total Area	0.117 AC
Area Disturbed	4919 SF
Area to be roofed or paved	1,519 SF
Area to be vegetatively stabilized	2,916 SF
Total Cut	190 CY
Total Fill	190 CY
Offsite waste/borrow area location	*

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 controls 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.
12. Estimates of earthwork quantities are provided solely for the purpose of calculating fees.

* To be determined by contractor, with pre–approval of the Sediment Control Inspector with an approved and active grading permit

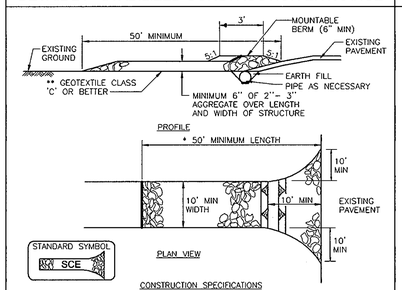
SEQUENCE OF CONSTRUCTION

1. Obtain grading permit.
2. Notify Howard County Bureau Of Inspections and Permits (410.313.1880) at least 24 hours before starting any work.
3. Construct Stabilized Construction Entrances. (1 day)
4. Install silt fence and erosion control matting. (2 days)
5. After obtaining permission from the sediment control inspector to proceed, rough grade site. (4 days)
6. Construct house. The first floor elevation cannot be more than 1' higher or 0.2' lower than the elevations shown on this plan. The foundation footprint must be within the generic block. (3 months)
7. Upon stabilization of all disturbed areas and with the approval of the sediment control inspector, remove all sediment control devices.

NOTES

1. DURING GRADING AND AFTER EACH RAINFALL, THE CONTRACTOR SHALL INSPECT AND PROVIDE THE NECESSARY MAINTENANCE ON THE SEDIMENT AND EROSION CONTROL MEASURES SHOWN HEREON.
2. FOLLOWING INITIAL SOIL DISTURBANCE OR REDISTURBANCE PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLIED WITH.

DETAIL 24 - STABILIZED CONSTRUCTION ENTRANCE

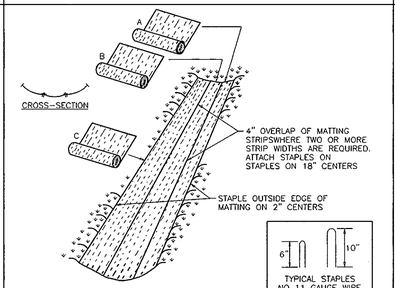


CONSTRUCTION SPECIFICATIONS

1. Length – Minimum of 50' (* 30' for a 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. ** The 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" 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 Construction Entrance shall be protected with a mountable berm with 5:1 slopes and a minimum of 6" of stone over the pipe. Pipe has to be sized according to the drainage. When the SCE is located at a high spot and has no drainage to convey, a 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.

US DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE | PAGE F-17-3 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL 30 - EROSION CONTROL MATTING



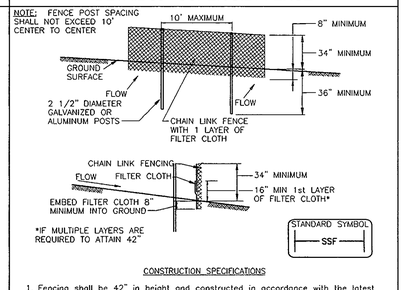
CONSTRUCTION SPECIFICATIONS

1. Key–in the matting by placing the top ends of the matting in a narrow trench, 6" in depth. Backfill the trench and tamp firmly to conform to the channel cross–section. Secure with grow of staples, about 4" down from the trench. Spacing between staples is 6".
2. Staple the 4" overlap in the channel center using on 18" spacing between staples.
3. Before stapling the outer edges of the matting, make sure the matting is smooth and in firm contact with the soil.
4. Staples shall be placed 2" apart with 4 rows for each strip, 2 outer row, and 2 alternating rows down the center.
5. Where one roll of matting ends and another begins, the end of the top strip shall overlap the upper end of the lower strip by 4", shiptop fashion. Reinforce the overlap with a double row of staples spaced 6" apart in a staggered pattern on either side.
6. The discharge end of the matting liner should be similarly secured with 2 double rows of staples.

Note: If flow will enter from the edge of the matting then the area effected by the flow must be keyed–in.

US DEPARTMENT OF AGRICULTURE SOIL CONSERVATION SERVICE | PAGE G-22-2 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION

DETAIL 33 - SUPER SILT FENCE



CONSTRUCTION SPECIFICATIONS

1. Fencing shall be 42" in height and constructed in accordance with the latest Maryland State Highway Details for Chain Link Fencing. The specification for a 6' fence shall be used, substituting 42" fabric and 6' length posts.
2. Chain link fence shall be fastened securely to the fence posts with wire ties. The lower tension wire, brace and truss rods, drive anchors and post caps are not required except on the ends of the fence.
3. Filter cloth shall be fastened securely to the chain link fence with ties spaced every 24' at the top and midsection.
4. Filter cloth shall be embedded a minimum of 8" into the ground.
5. When two sections of filter cloth adjoin each other, they shall be overlapped by 8" and folded.
6. Maintenance shall be performed as needed and silt buildups removed when 'bulges' develop in the silt fence, or when silt reaches 50% of fence height.
7. Filter cloth shall be fastened securely to each fence post with wire ties or staples at top and midsection and shall meet the following requirements for Geotextile Class F

Tensile Strength	50 lbs/in (min)	Test: MSMT 509
Tensile Modulus	20 lbs/in (min)	Test: MSMT 509
Flow Rate	0.3 gal/ft²/minute (max)	Test: MSMT 322
Filtering Efficiency	75% (min)	Test: MSMT 322

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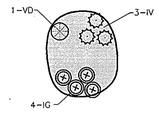
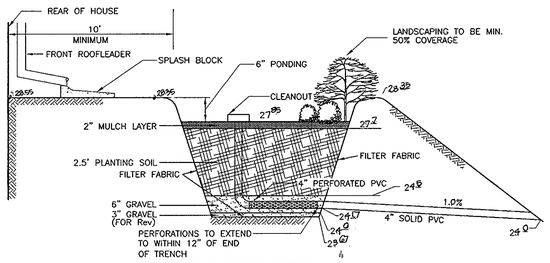


RAIN GARDEN PLANTING DETAIL
FRONT AND BACK
N.T.S.

(1) RAIN GARDEN PLANT LIST (SIZE 5'x10')

KEY	QTY	BOTANICAL NAME/ COMMON NAME	SIZE	ROOT
IV	3	ILEX VERTICILLATA WINTERBERRY	2'–3' HEIGHT	B & B OR CONT
VD	1	VIBURNUM DENTATUM ARROW WOOD	3'–4' HEIGHT	B & B OR CONT
IG	4	ILEX GLABRA INKBERRY	18"–24" HEIGHT	B & B OR CONT



RAIN GARDEN CROSS SECTION
NOT TO SCALE

NO.	REVISION	DATE

SITE DEVELOPMENT PLAN
LOT 1273, BLOCK 13

HARWOOD PARK

DEED REFERENCE: 7848/226
LIBER 10513;FOLIO 240
TAX MAP 38 GRID 13 P/O TM PARCEL 873
1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND

ROBERT H. VOGEL ENGINEERING, INC.
ENGINEERS • SURVEYORS • PLANNERS
8407 MAIN STREET ELLICOTT CITY, MD 21043
TEL: 410.461.7666 FAX: 410.461.8961

STATE OF MARYLAND — RICHARD HOUSE VOGEL — No. 22742 — PROFESSIONAL ENGINEER — 7.10.07
M. RAZAVI, PE #22742

DESIGN BY:	DRN/MY
DRAWN BY:	DRN/MY
CHECKED BY:	RHV
DATE:	JUNE 2006
SCALE:	AS SHOWN
W.O. NO.:	04-33

SHEET 2 OF 2

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

CHIEF, DEVELOPMENT ENGINEERING DIVISION — DATE 7/12/07
CHIEF, DIVISION OF LAND DEVELOPMENT — DATE 7/13/07
DIRECTOR — DATE 7/16/07

BY THE ENGINEER

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

SIGNATURE OF ENGINEER M. RAZAVI, PE — DATE 7/3/07

BY THE DEVELOPER

"I/WE CERTIFY THAT ALL DEVELOPMENT AND/OR CONSTRUCTION WILL BE DONE IN ACCORDANCE TO THESE PLANS, 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.

MAIN STREET BUILDERS, INC. JOSEPH SNODGRASS — DATE 7/3/07

THESE PLANS HAVE BEEN REVIEWED FOR HOWARD COUNTY SOIL CONSERVATION DISTRICT AND MEET THE TECHNICAL REQUIREMENTS FOR SOIL EROSION AND SEDIMENT CONTROL.

USDA – NATURAL RESOURCES CONSERVATION SERVICE — DATE 7/10/07

THESE PLANS FOR SOIL EROSION AND SEDIMENT CONTROL MEET THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

HOWARD SCD — DATE 7/10/07

OWNER/DEVELOPER
MAIN STREET BUILDERS, INC.
5705 LANDING ROAD
ELKRIDGE, MARYLAND 21075
(410) 744–6738

SDP-07-01