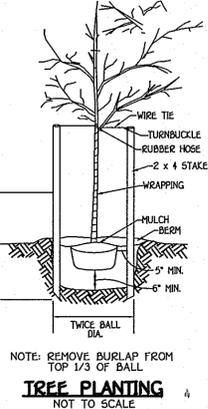
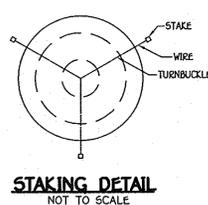
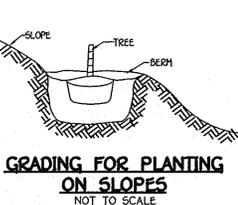


SCHEDULE A - PERIMETER LANDSCAPE EDGE						
PERIMETER	P-1	P-2	P-3	P-4	P-5	TOTALS
CATEGORY	ADJACENT TO ROADWAY	ADJACENT TO PERIMETER PROPERTIES	---			
LANDSCAPE TYPE	N/A	A	A	A	A	---
LINEAR FEET OF PERIMETER	69.16 L.F.	223.70 L.F.	103.95 L.F.	37.73 L.F.	90.46 L.F.	---
NUMBER OF PLANTS REQUIRED	N/A	4	2	1	2	---
SHADE TREES		(223.70/60' = 3.73 OR 4)	(103.95/60' = 1.73 OR 2)	(37.73/60' = 0.63 OR 1)	(90.46/60' = 1.51 OR 2)	---
CREDIT FOR EXISTING VEGETATION		0	0	0	0	---
SHADE TREES		0	0	0	0	---
SMALL/MEDIUM DECIDUOUS TREES (21 SUBSTITUTION)		3	0	0	0	3
NUMBER OF PLANTS PROVIDED		3	2	1	2	7
SHADE TREES		1	0	0	0	1
EVERGREEN TREES		2	2	1	2	7

LANDSCAPING PLANT LIST			
QTY.	KEY	NAME	SIZE
7		ACER RUBRUM "OCTOBER GLODY" (OCTOBER RED MAPLE)	2 1/2" - 3" CALIPER FULL CROWN, BAB
1		PRINUS STROBUS (EASTERN WHITE PINE)	6'-8' HGT.

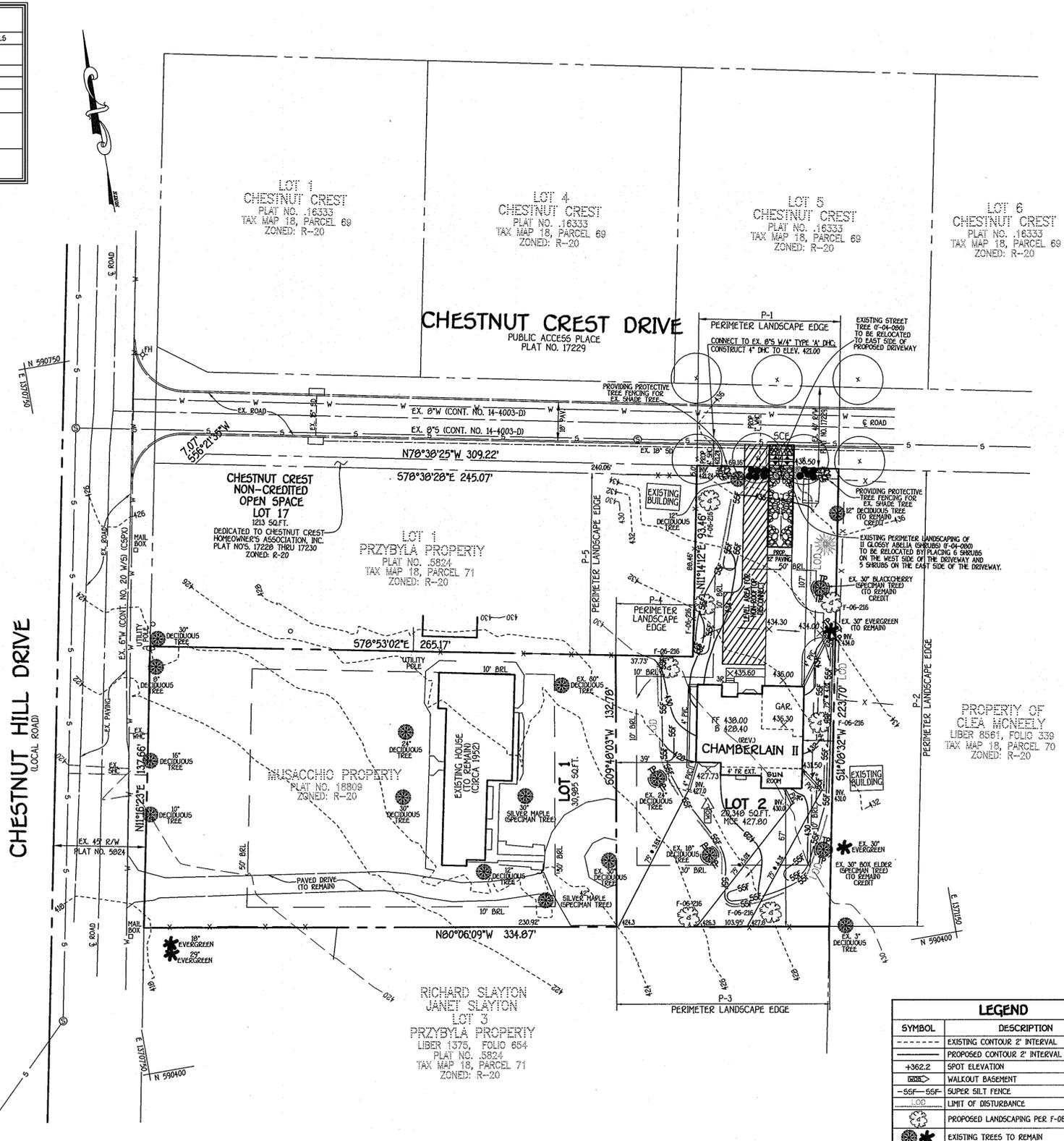
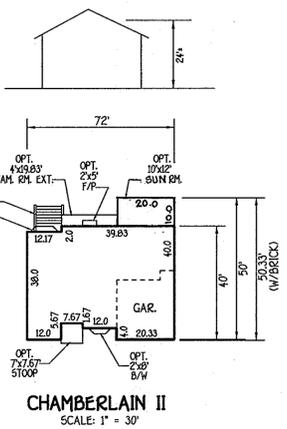


Developer's/Builder's Certificate
I/We certify that the landscaping shown on this plan will be done according to Section 16.124 of the Howard County Code and the Howard County Landscape Manual. I/We further certify that upon completion of Certification of Landscaping Installation accompanied by an executed one year guarantee of plant materials will be submitted to the Department of Planning and Zoning.

Robert Dorsey, Jr. 6-14-07
Date

At the Time of Plant Installation All Shrubs And Trees Listed And Approved On The Landscape Plan, Shall Comply With The Proper Height Requirement In Accordance With The Howard County Landscape Manual. In Addition, No Substitutions Or Relocations Of The Required Plantings May Be Made Without Prior Review And Approval From The Department of Planning And Zoning. Any Deviation From The 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 Revision Are Made To The Applicable Plans.

The Owner, Tenants And/Or Their Agents Shall Be Responsible For Maintenance Of The Required Landscaping Including Both Plant Materials And Berms, Fences And Walls. All Plant Materials Shall Be Maintained In Good Growing Conditions, 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.



- GENERAL NOTES:**
- SUBJECT PROPERTY IS ZONED R-20 PER THE 2/2/04 COMPREHENSIVE ZONING PLAN, AND COMPREHENSIVE LITE ZONING REGULATIONS EFFECTIVE 7/20/06.
 - COORDINATES BASED ON NAD 83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 177A AND NO. 2422. STA. 177A N 594940.349, E 1364626.760 ELEV. 476.799 STA. 2422 N 590648.312, E 1366038.195 ELEV. 354.760
 - THIS PLAN IS BASED ON FIELD RUN BOUNDARY SURVEY PERFORMED ON OR ABOUT NOVEMBER, 2005 BY FISHER, COLLINS AND CARTER, INC.
 - 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:
 - A) WIDTH - 12 FEET (6 FEET SERVING MORE THAN ONE RESIDENCE)
 - B) SURFACE - SIX (6) INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING, 0-1/2" MINIMUM
 - C) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND 45-FOOT TURNING RADIUS
 - D) STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS 01-25-LOADING
 - E) DRAINAGE ELEMENTS - CAPABLE OF SAFETY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
 - F) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE
 - ALL LOT AREAS ARE MOORE OR LESS 4' OR 3'
 - DISTANCES SHOWN ARE BASED ON NAD 83 MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY
 - PROPERTY IS LOCATED WITHIN THE METROPOLITAN DISTRICT, PUBLIC WATER AND SEWER IS UTILIZED IN THIS SUBDIVISION
 - PREVIOUS DEPARTMENT OF PLANNING AND ZONING FILE NUMBERS: SP-01-10, WP-04-78, F-0319, S0P-03-69, F-04-00, F-04-12 AND F-06-216, W & S, CONT. NO. 14-4003-D.
 - THERE IS AN EXISTING DWELLING/STRUCTURE(S) LOCATED ON LOT 1 TO REMAIN, NO NEW BUILDINGS, EXTENSIONS OR ADDITIONS TO THE EXISTING DWELLING(S) ARE TO BE CONSTRUCTED AT A DISTANCE LESS THAN THE ZONING REGULATIONS REQUIRE.
 - ARTICLES OF INCORPORATION BY THE STATE DEPARTMENT OF ASSESSMENTS AND TAXATION FOR THE CHESTNUT CREST HOMEOWNERS ASSOCIATION INC. WERE ACCEPTED AND IDENTIFIED BY INCORPORATION NUMBER 006439459. THE COVENANTS, CONDITIONS AND RESTRICTIONS ARE RECORDED IN LIBER 7830 AT FOLIO 125.
 - SECTION 16.155(A)(2)(B) OF THE SUBDIVISION REGULATIONS.
 - NON-CREDITED OPEN SPACE, LOT 17 IS OWNED AND MAINTAINED BY THE CHESTNUT CREST HOMEOWNERS ASSOCIATION, INC.
 - SPEED STUDY DATED MARCH, 2006 WAS PREPARED BY VMS GROUP, INC.
 - NO CEMETERIES EXIST ON THIS SITE BASED ON A VISUAL SITE VISIT AND ON AN EXAMINATION OF THE HOWARD COUNTY CEMETERY INVENTORY MAP.
 - WETLAND DELINEATION WAS PREPARED ON MARCH 30, 2006 BY ECO-SCIENCE PROFESSIONALS, INC.
 - WATER AND SEWER SERVICE TO THESE LOTS WILL BE GRANTED UNDER THE PROVISIONS OF SECTION 18.122B OF THE HOWARD COUNTY CODE.
 - PUBLIC WATER AND SEWER ALLOCATIONS WILL BE GRANTED AT TIME OF ISSUANCE OF THE BUILDING PERMIT IF CAPACITY IS AVAILABLE AT THAT TIME.
 - LANDSCAPING FOR LOT 2 ASSOCIATED WITH THIS PLAN IS PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN ON FILE, IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. LOT 1 IS EXEMPT FROM THE PERIMETER LANDSCAPE REQUIREMENTS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL BECAUSE LOT 1 CONTAINS AN EXISTING DWELLING TO REMAIN.
 - A LANDSCAPE SURETY FOR 7 SHADE TREES AND 1 EVERGREEN TREE IN THE AMOUNT OF \$2,250.00 (7 SHADE TREES • 4300 EACH AND 1 EVERGREEN TREE • \$150 EACH) SHALL BE PROVIDED WITH THE GRADING PERMIT.
 - THIS PLAN IS IN COMPLIANCE WITH THE AMENDED FIFTH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS PER COUNCIL BILL 45-2003 AND THE ZONING REGULATIONS AS AMENDED BY COUNCIL BILL 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, WAIVER PETITION APPLICATION, OR BUILDING GRADING PERMIT.
 - NO 100 YEAR FLOOD PLAIN EXISTS ON SITE.
 - THIS PROPERTY IS EXEMPT FROM FOREST CONSERVATION IN ACCORDANCE WITH SECTION 16.102(B)(X)(VII) BECAUSE IT IS A MINOR SUBDIVISION THAT CREATES ONE ADDITIONAL LOT AND HAS NO FURTHER SUBDIVISION POTENTIAL. A FEE IN LIEU OF PROVIDING OPEN SPACE HAS BEEN PAID IN THE AMOUNT OF \$1500.00 UNDER F-06-216.
 - LOT 2 DOES NOT INCLUDE WETLAND, STREAM, ASSOCIATED WETLAND BUFFERS AND STREAM BUFFERS, FOREST CONSERVATION EASEMENTS AND ASSOCIATED BUFFERS AND STEEP SLOPES.
 - QUANTITY AND QUALITY STORMWATER MANAGEMENT REQUIREMENTS ARE PROPOSED TO BE MET BY APPLYING THE NON-ROOFTOP AND ROOFTOP DISCONNECTION CREDITS IN ACCORDANCE WITH CHAPTER 5 OF THE 2000 MARYLAND STORMWATER DESIGN MANUAL AND PER F-06-216.
 - 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 FEET INTO ANY SETBACKS, PORCHES OR DECKS, OPEN OR ENCLOSED PRODUCT NOT MORE THAN 10 FEET INTO THE FRONT OR REAR YARD SETBACKS.
 - THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT 410-313-1800 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.
 - ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
 - SIC ELEVATIONS SHOWN ARE LOCATED AT THE PROPERTY LINE.
 - FOR DRIVEWAY ENTRANCE DETAILS REFER TO THE HOWARD COUNTY DESIGN MANUAL, VOLUME IV, STANDARD DETAIL R-6105.
 - ALL WATER HOUSE CONNECTIONS SHALL BE FOR INSIDE METER SETTING.

LEGEND	
SYMBOL	DESCRIPTION
---	EXISTING CONTOUR 2' INTERVAL
---	PROPOSED CONTOUR 2' INTERVAL
+362.2	SPOT ELEVATION
▭	WALKOUT BASEMENT
-66' -66'	SUPER SILT FENCE
---	LIMIT OF DISTURBANCE
	PROPOSED LANDSCAPING PER F-06-216
	EXISTING TREES TO REMAIN

ADDRESS CHART	
LOT NUMBER	STREET ADDRESS
2	8110 CHESTNUT CREST DRIVE

INDEX CHART	
SHEET	DESCRIPTION
SHEET 1	TITLE SHEET, HOUSE TYPE, SITE DEVELOPMENT & SEDIMENT/EROSION CONTROL PLAN
SHEET 2	SEDIMENT/EROSION CONTROL NOTES & DETAILS

NO.	REVISION	DATE



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 6-13-07
Signature of Engineer EARL D. COLLINS Date

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.

Robert Dorsey, Jr. 6-14-07
Signature of Developer ROBERT DORSEY, JR. Date

Reviewed for HOWARD SCD and meets Technical Requirements.

Jim Meyen 6/26/07
USDA-Natural Resources Conservation Service Date

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

John R. Polunco 6/26/07
Howard SCD Date

OWNER/BUILDER/DEVELOPER
DORSEY FAMILY HOMES
10717-B BIRMINGHAM WAY
WOODSTOCK, MARYLAND 21163
410-465-7200

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Cindy Kamin 7/2/07
Chief, Division of Land Development Date

John S. Williams 7/2/07
Chief, Development Engineering Division Date

Stephen J. Lehigh 7/2/07
Director - Department of Planning and Zoning Date

PROJECT	SECTION	LOT NO.
MUSACCHIO PROPERTY	N/A	2

PLAT	BLOCK NO.	ZONE	TAX/ZONE	ELEC. DIST.	CENSUS TR.
18009	20	R-20	18	SECOND	6029.00

WATER CODE	SEWER CODE
F01	101133

SITE DEVELOPMENT & SEDIMENT/EROSION CONTROL PLAN

SINGLE FAMILY DETACHED

MUSACCHIO PROPERTY

LOT 2

PLAT NO. 18009
TAX MAP NO. 18 PARCEL NO. 71 GRID NO. 20
SECOND ELECTION DISTRICT, HOWARD COUNTY, MARYLAND
SCALE: 1" = 30' DATE: APRIL, 2007

SHEET 1 OF 2

SDP 07-108

