#### **GENERAL NOTES**

- 1. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY PLUS MSHA STANDARDS AND SPECIFICATIONS IF APPLICABLE. 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
- 3. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 811 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION
- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED OUTSIDE OF THE LIMIT OF DISTURBANCE. THE COORDINATES SHOWN HEREON ARE BASED UPON HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED
- UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM, HOWARD COUNTY MONUMENTS NOS. AE2449 AND JV1361 WERE USED FOR THIS PROJECT.
- WATER SERVICE IS NOT PROPOSED AT THIS SITE. SEWER SERVICE IS NOT PROPOSED AT THIS SITE.
- STORMWATER MANAGEMENT IS REQUIRED AT THIS SITE DUE TO AN AREA OF DISTURBANCE OVER 5000 SF. BOUNDARY AND TOPOGRAPHY SHOWN HEREON IS BASED ON FIELD SURVEY BY MORRIS AND RITCHIE ASSOCIATES, INC., DATED OCTOBER 2007
- 10. A TRAFFIC STUDY IS NOT REQUIRED FOR THIS SITE AS THE PROPOSED SITE WILL BE UNOCCUPIED WITH INFREQUENT VISITS (ONE PER MONTH).
- 11. CONTRACTOR IS RESPONSIBLE FOR ALL SITE CONDITIONS, CONSTRUCTION REQUIREMENTS, AND SHALL CONFORM TO ALL STATE, FEDERAL, AND COUNTY CONSTRUCTION REGULATIONS. THE CONTRACTOR IS NOT RELIEVED OF RESPONSIBILITY SHOULD ANY REQUIRED ITEMS PERTAINING TO SITE CONSTRUCTION NOT BE INCLUDED ON THESE PLANS. CONTRACTOR IS RESPONSIBLE FOR ALL ITEMS NECESSARY TO COMPLETE THE SITE IMPROVEMENTS AS SHOWN ON THESE PLANS.
- 12. LOCATIONS OF EXISTING UTILITIES WERE OBTAINED FROM THE BEST AVAILABLE RECORDS. CONTRACTOR SHALL VERIFY TO HIS/HER SATISFACTION, THE FIELD LOCATIONS OF ALL UTILITIES PRIOR TO THE COMMENCEMENT
- 13. ANY DAMAGE TO EXISTING UTILITIES, PAVEMENT, OR CURB AND GUTTER DUE TO CONSTRUCTION ACTIVITY OUTSIDE THE LIMITS OF DISTURBANCE IS TO BE REPLACED BY THE CONTRACTOR AT HIS OWN EXPENSE.
- 14. CONTRACTOR IS RESPONSIBLE FOR REPLACING ANY PROPERTY MONUMENTS, MARKERS, SIGNS, LIGHTS, OR ANY OTHER EXISTING SITE FEATURES DISTURBED DURING CONSTRUCTION. 15. ALL WORK SHALL COMPLY WITH ALL APPLICABLE PROVISIONS OF THE "1994 STANDARDS AND SPECIFICATIONS
- FOR SOIL EROSION AND SEDIMENT CONTROLS" PUBLISHED JOINTLY BY THE WATER RESOURCES ADMINISTRATION, SOIL CONSERVATION SERVICE, AND STATE SOIL CONSERVATION COMMITTEE. 16. THE SUBJECT PROPERTY IS ZONED R-20 RESIDENTIAL PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND
- PER THE 'COMP LITE' ZONING AMENDMENTS EFFECTIVE 7/28/06. 17. THIS PLAN IS EXEMPT FROM THE REQUIREMENTS OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOR FOREST CONSERVATION, PER SECTION 16.1202 (b)(1)(xi) FOR CUTTING OR CLEARING OF PUBLIC UTILITY RIGHTS-OF-WAY LICENSED UNDER ARTICLE 78 OF THE ANNOTATED CODE OF MARYLAND.
- 18. A GEO-TECHNICAL STUDY WAS NOT CONDUCTED FOR THIS SITE.
- 19. ALL COMPACTED FILL SHALL BE IN ACCORDANCE WITH AASHTO T-180 REQUIREMENTS. 20. NO EXTERIOR LIGHT IS PROPOSED AT THIS SITE.
- THERE ARE NO NATURAL STEEP SLOPES (25% OR >), WITHIN THE PROJECT AREA. TRASH DISPOSAL IS NOT REQUIRED AS THE PROPOSED FACILITY IS TO BE UNOCCUPIED.
- 23. PROPOSED BUILDING WILL NOT HAVE SPRINKLERS. 24. THE PROPOSED DEVELOPMENT SHOWN IN THIS PLAN INCLUDES THE INSTALLATION OF A 12'x30' EQUIPMENT SHELTER AT GRADE THAT WILL BE FENCED IN FOR SECURITY PURPOSES. TWELVE (12) ANTENNAS WILL BE INSTALLED ON A FORTWORTH POWERMOUNT POLE WITHIN AN EXISTING BGE TRANSMISSION TOWER. THE
- PROPOSED FACILITY WILL BE UNOCCUPIED, WITH INFREQUENT VISITS. (ONE PER MONTH). 25. THE APPLICANT SHALL BE RESPONSIBLE FOR THE PERMITTING OF THIS WORK WITH HOWARD COUNTY PRIOR
- 26. NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING, AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE REQUIRED WETLANDS, STREAM(S) OR THEIR BUFFERS, FOREST CONSERVATION
- EASEMENT AREAS AND 100 YEAR FLOODPLAIN. 27. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCE PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM
- WIDTH 12' (16' SERVING MORE THAN ONE RESIDENCE) SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1 1/2" MIN) GEOMETERY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE, AND MINIMUM 45' TURNING
- STRUCTURES (CULVERTS/BRIDGES) CAPABLE OF SUPORTING 25 GROSS TONS (H25 LOADING) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE
- MAINTENANCE SUFFICIENT TO INSURE ALL WEATHER USE. 29. THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. SURETY FOR THE REQUIRED 130 LINEAR FEET OF FENCE PLUS THE 21 SHRUBS IN THE AMOUNT OF \$1930.00 SHALL BE POSTED AT THE TIME OF ISSUANCE
- OF THE GRADING PERMIT FOR THIS SITE. 30. THE EXISTING TOPOGRAPHY IS TAKEN FROM A FIELD RUN SURVEY WITH 2' CONTOUR INTERVALS PREPARED BY MORRIS AND RITCHIE ASSOCIATES, IND DATED OCTOBER 2007.
- 31. THE CONTIGUOUS PARCELS SHOWN ON THIS PLAN (WITHIN THE BGE RIGHT-OF-WAY) ARE BEING DEVELOPED AS AN INTEGRATED DEVELOPMENT BY VERIZON WIRELESS IN ACCORDANCE WITH SECTION 128.A.10 OF THE ZONING REGULATIONS.

#### SITE NOTES

APPLICANT:

9000 JUNCTION DRIVE TEL 301-512-2000 FAX 301-512-2186

VERIZON WIRELESS

(410) 244-7874

APPLICANT'S ATTORNEY:

JEFF BARNES 1800 MERCANTILE BANK AND TRUST BUILDING 2 HOPKINS PLAZA BATLIMORE, MARYLAND 21201

PROPERTY OWNER:

BALTIMORE GAS AND ELECTRIC 1068 NORT FRONT STREET BALTIMORE, MARYLAND 21202 ATTN: RENEE OSWALD

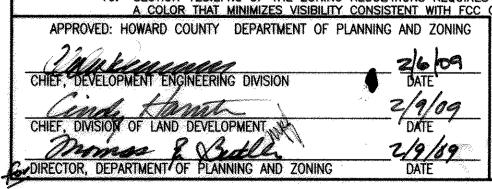
TEL 410-291-5727 MAP: 24, GRID 18, PARCEL: 945 DEED REFERENCE: LIBER 343 / FOLIO 0001 TRACT AREA: 1.645 AC (71,655.31 SF)

ELECTION DISTRICT: 02 ADDRESS: 4518 TURKEY FARM PLACE ELLICOTT CITY, MARYLAND 21043 EXISTING USE: TRANSMISSION TOWER

HORIZONTAL AND VERTICAL CONTROL SHOWN HEREON IS BASED ON A GPS LATITUDE BY MORRIS & RITCHIE ASSOCIATES, INC DATED OCTOBER 20, 2007.

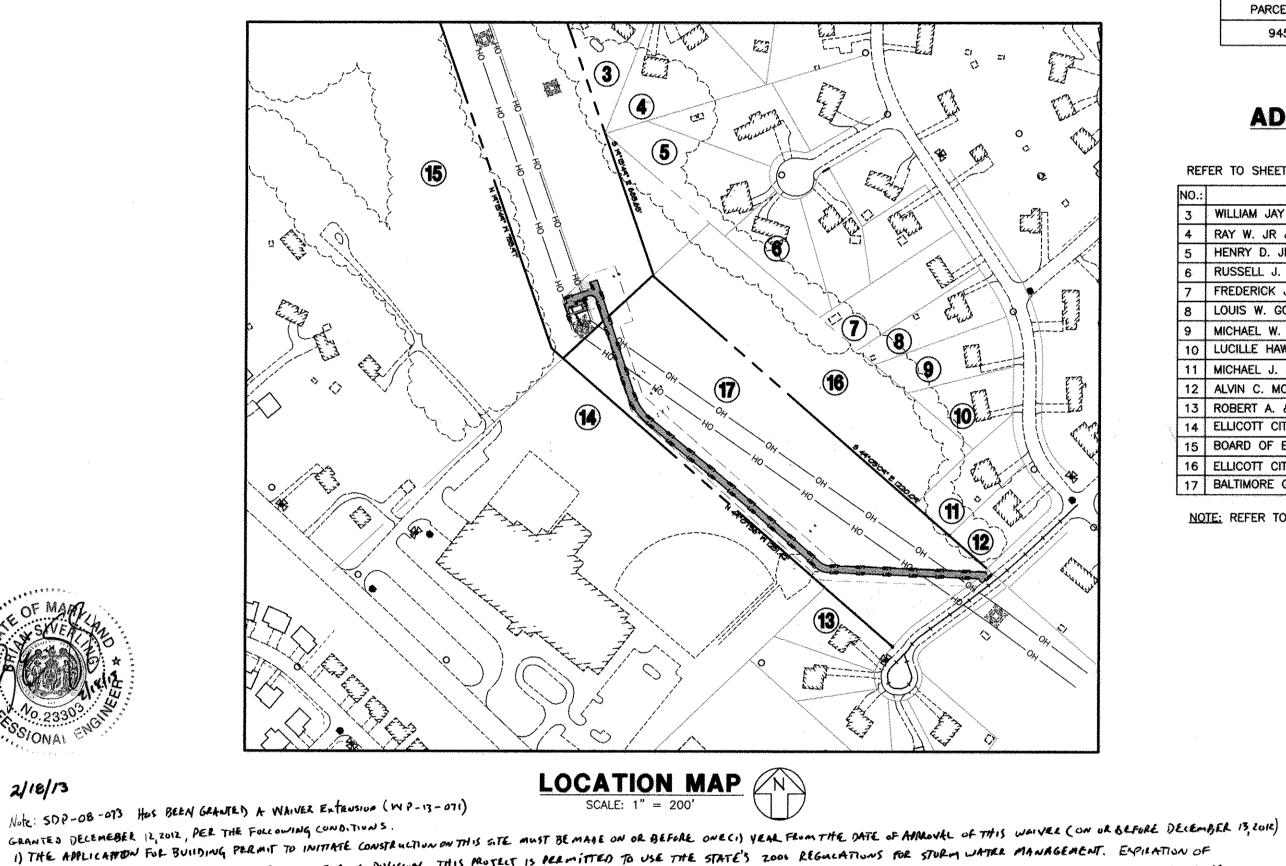
LATITUDE: N39° 15' 05.45" GROUND ELEVATION: 439.0' AMSL (AVG.) PROPOSED STRUCTURE HEIGHT: 146.00' AGL PROPOSED ANTENNA RAD CENTER ELEVATION: 147.00' AGL

- LONGITUDE: W76' 48' 39.68" 3. TOTAL DISTURBED AREA = 17.831 SF (0.41 AC. +/-)
- 4. THE PROPOSED FACILITIES WILL CONSIST OF ONE (1) 30' LONG x 11'-7" WIDE x 10'-7" HIGH UNOCCUPIED COMMUNICATION EQUIPMENT SHELTER WITHIN A 40'x25' PROPOSED FENCED COMPOUND. TWELVE (12) ANTENNAS SHALL BE MOUNTED ON A PROPOSED 146'-0" FORTWORTH POWERMOUNT ASSEMBLY WITH A RAD CENTER AT AN ELEVATION OF 147'-0" ABOVE GRADE LEVEL FOR THE RECEPTION OF VERIZON WIRELESS TELECOMMUNICATIONS. TOTAL SHELTER FLOOR AREA = 360 SF.
- 5. THE STRUCTURE WILL NOT SUPPORT LIGHTS OR SIGNS UNLESS REQUIRED FOR AIRCRAFT WARNING OR
- 6. THE APPLICANT WILL PROVIDE A CERTIFICATION FROM A REGISTERED ENGINEER THAT THE STRUCTURE WILL MEET THE APPLICABLE DESIGN STANDARDS FOR WIND LOADS, OF THE ELECTRONIC INDUSTRIES ASSOCIATES
- 7. IF THE ANTENNAS ARE NO LONGER USED FOR TELECOMMUNICATIONS PURPOSES FOR A CONTINUOUS PERIOD OF SIX (6) MONTHS, THEY SHALL BE REMOVED BY THE ANTENNA OWNER AT OWNER'S EXPENSE.
- 8. NO WATER OR SANITARY UTILITIES ARE REQUIRED FOR THE OPERATION OF THIS FACILITY.
- 9. STORMWATER MANAGEMENT NOTE: A STORMWATER MANAGEMENT DESIGN HAS BEEN PERFORMED FOR THIS SITE DUE TO AN AREA OF DISTURBANCE OVER 5000 SF
- 10. NO OUTDOOR STORAGE, LIGHTING, OR WASTE STORAGE WILL BE REQUIRED FOR THIS SITE.
- 11. THE EXTERIOR OF THE SHELTER SHALL BE PAINTED AS SPECIFIED BY THE OWNER.
- 12. BOUNDARY SHOWN PER COUNTY RECORDS. EXISTING SITE FEATURES SHOWN PER SITE SURVEY BY MORRIS > & RITCHIE ASSOCIATES, INC. ON OCTOBER 20, 2007.
- 13. THIS PLAN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. PLAN IS SUBJECT TO EASEMENTS AND
- 14. ALL DETAILS SHOWN ARE "STANDARD" OR "TYPICAL" FOR REFERENCE ONLY. FOR ACTUAL DETAILS, SEE ARCHITECTURAL, STRUCTURAL, OR CONSTRUCTION PLANS BY OTHERS.
- 15. THE COMMUNICATION SHELTER SHALL BE UNMANNED, WITH INFREQUENT VISITS (FOUR OR FEWER PER YEAR) BY MAINTENANCE PERSONNEL, AND WITH ACCESS AND PARKING FOR NO MORE THAN ONE VEHICLE. THE PROPOSED FACILITY IS NOT FOR HUMAN HABITATION AND THEREFORE HANDICAP ACCESS IS NOT
- 16. SECTION 128.E.4.a OF THE ZONING REGULATIONS REQUIRES THAT THE ANTENNAS BE PAINTED GRAY OR A COLOR THAT MINIMIZES VISIBILITY CONSISTENT WITH FCC OR FAA REGULATIONS.



# ZON WIRELESS IBGIE TOWIER 276A

2nd ELECTION DISTRICT HOWARD COUNTY, MARYLAND SDP-08-073



2) PER COMMENTS FROM DEVELOPMENT ENGINEERING DIVISION, THIS PROJECT IS PERMITTED TO USE THE STATE'S ZOOS REGULATIONS FOR STURM WATER MANAGEMENT. EXPIRATION OF

PER COMMENTS ... WAINERS FOR GRAND FATHERING SHALL BE MAY 4, 2013 IF THE DEVELOPER DIES NOT RECEIVE APPROVAL (SIGNED SCO) PRIVE TO THIS DATE SO THAT A GRADING

PERMIT COULD BE USTAINED AND THE PROTECT CONTINUES TO CONSTRUCTION COMPLETION. THE GRANDFATHERING ADMINISTRATIVE WAIVER IS ALSO CONDITIONED THAT THE

GRANTED DECEMEBER 12, 2012, PER THE FOLLOwing CONDITIONS.

DEVELOPER WILL MAKE TIMELY CONSTRUCTION PROGRESS AND COMPLETION by MAY 4, 2017.

**CONSTRUCTION NOTES** 

1. CONTRACTOR SHALL NOTIFY "MISS UTILITY" (811) 48 HOURS PRIOR TO DOING ANY EXCAVATION IN THIS AREA. CONTRACTOR SHALL CONTACT A SUBSURFACE UTILITY LOCATOR

FOR LOCATION OF EXISTING UTILITIES PRIOR TO COMMENCMENT OF ANY CONSTRUCTION

NECESSARY. LOCATION OF UTILITIES SHOWN ON THIS PLAN ARE APPROXIMATE AND FOR

PLANNING PURPOSES ONLY. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION

CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND

UTILITES. DAMAGE TO UTILITES OR PROPERTY OF OTHER BY THE CONTRACTOR DURING

2. ALL WORK SHALL BE COMPLETED IN ACCORDANCE WITH ALL STATE AND LOCAL CODES AND

CONTRACTOR SHALL SECURE ALL NECESSARY PERMITS FOR THIS PROJECT FROM ALL

APPLICABLE GOVERNMENTAL AGENCIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR

EXISTING PAVEMENT AND OTHER SURFACES DISTURBED BY CONTRACTOR (WHICH ARE NOT

TO BE REMOVED) SHALL BE REPAIRED TO PRECONSTRUCTION CONDITIONS BY THE

ANY PERMITS WHICH MUST BE OBTAINED SHALL BE THE CONTRACTOR'S RESPONSIBILITY.

4. CONTRACTOR SHALL COORDINATE ALL UTILITY CONNECTIONS WITH APPROPRIATE UTILITY

ABIDING BY ALL CONDITIONS AND REQUIREMENTS OF THE PERMITS

ACTIVITES. CONTRACTOR SHALL VERIFY EXISTING UTILITY LOCATIONS BY TEST PIT AS

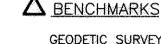
OF ALL EXISTING UTILITES BEFORE COMMENCING WORK, AND AGREES TO BE FULLY

RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE

CONSTRUCTION SHALL BE REPAIRED TO PRECONSTRUCTION CONDITIONS BY THE

ORDINANCES, THE LATEST EDITION THEROF.

5. THESE PLANS ARE NOT FOR RECORDATION.



GEODETIC SURVEY CONTROL: AE2449 N 583,158.794 E 1,370,739.953 ELEVATION: 124.82

GEODETIC SURVEY CONTROL: JV1361 N 581.857.064 E 1,367,702.744 ELEVATION: 304.96

#### SHEET INDEX

1	COVER SHEET
2	SITE PLAN, LANDSCAPE PLAN, AND TOWER DETAIL
3	DETAILS
4	EXISTING DRAINAGE AREA
5	PROPOSED DRAINAGE AREA
6	STORMWATER MANAGEMENT & EROSION AND SEDIMENT CONTROL
7	EROSION AND SEDIMENT CONTROL NOTES

ADE	DRESS CHART
PARCEL #	STREET ADDRESS
945	4518 TURKEY FARM PLACE

#### **ADJACENT PROPERTY** CHART(\*)

#### REFER TO SHEET 2 & 3 OF 5 FOR ADDITIONAL PROPERTY INFORMATION

NO.:	OWNER:	TAX MAP
3	WILLIAM JAY & SHARON O. PENDLETON	24
4	RAY W. JR & KAREN J. GROSE T/E	24
5	HENRY D. JEFFERIES & WF	24
6	RUSSELL J. HESS & WF	25
7	FREDERICK J. & DEBRA ANN HOEHN	25
8	LOUIS W. GOODMUTH JR & WF	25
9	MICHAEL W. SR & BARBARA A. ANUSZEWSKI T/E	25
10	LUCILLE HAWKINS	25
11	MICHAEL J. & LORI E. DAVIS T/E	31
12	ALVIN C. MONSHOWER JR & VALORIE E. WEALTON T/E	25
13	ROBERT A. & JENNIFER A. FRANEY T/E	31
14	ELLICOTT CITY MIDDLE SCHOOL	24
15	BOARD OF EDUCATION OF HOWARD COUNTY	24
16	ELLICOTT CITY MIDDLE SCHOOL (FOREST CONSERVATION AREA)	24
17	BALTIMORE GAS AND ELECTRIC COMPANY	24

NOTE: REFER TO SHEET 2 FOR ADDITIONAL PROPERTY LOCATIONS.

#### LANDSCAPE NOTES:

- THE OWNER, TENANT AND/OR THEIR AGENTS SHALL BE RESPONSIBLE FOR ALL MAINTENANCE OF THE REQUIRED LANDSCAPING, PLANT MATERIALS, BERMS AND FENCES AND WALLS. ALL PLANT MATERIALS SHALL BE MAINTAINED IN GOOD GROWING CONDITION AND WHEN NECESSARY, REPLACED WITH NEW MATERIALS TO ENSURE CONTINUED COMPLIANCE WITH APPLICABLE REGULATIONS. ALL REQUIRED LANDSCAPING SHALL BE PERMANENTLY MAINTAINED IN GOOD CONDITION, AND WHEN NECESSARY, REPAIRED OR REPLACED.
- NO CLEARING OF EXISTING VEGETATION IS PERMITTED WITHIN THE LANDSCAPE EDGE FOR WHICH CREDIT IS BEING TAKEN; HOWEVER, LANDSCAPE MAINTENANCE IS AUTHORIZED.
- AT THE TIME OF INSTALLMENT, ALL TREES AND SHRUBS HEREWITH LISTED AND APPROVED FOR THIS SITE SHALL BE OF THE PROPER HEIGHT REQUIREMENTS IN ACCORDANCE WITH THE HOWARD COUNTY LANDSCAPE MANUAL. IN ADDITION, NO SUBSTITUTIONS OR RELOCATION OF REQUIRED PLANTINGS MAY BE MADE WITHOUT PRIOR REVIEW AND APPROVAL FROM THE DEPARTMENT OF PLANNING AND ZONING. ANY DEVIATION FROM THIS APPROVED LANDSCAPE PLAN MAY RESULT IN DENIAL OR DELAY IN THE RELEASE OF LANDSCAPE SURETY UNTIL SUCH TIME AS ALL REQUIRED MATERIALS ARE PLANTED AND/OR REVISIONS ARE MADE TO APPLICABLE PLANS AND CERTIFICATES.

#### DEVELOPER'S / BUILDER'S CERTIFICATE

I/WE CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE ACCORDING TO THE PLAN. SECTION 16.124 OF HTE HOWARD COUNTY SUBDIVISION AND LAND DEVELOPMENT REGULATIONS AND THE LANDSCAPE MANUAL. I/WE FURTHER CERTIFY THAT UPON COMPLETION. A LETTER OF NOTICE. ACCOMPANIED BY AN EXECUTED ONE YEAR GUARANTEE OF PLANT MATERIALS. WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

DEVELOPER / BUILDER

OPTION 2: EXEMPT/DOI FOREST CONSERVATION DATA SUMMARY roject/Subdivision Name: SDP-08-073 VERIZON WIRELESS - LONG GATE
4518 TURKEY FARM PLACE, ELLICOTT CITY MD Comment: Exempt per Section 16.1202.(6)(1)(xi) of the Howard County Subdivision

Regulations, for cutting or clearing of public utility rights—of—way licensed under Article 78 of the Annotated Code of Maryland. PERMIT INFORMATION CHART

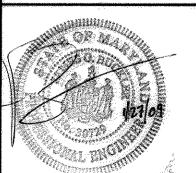
PROJECT NAME PARCEL VERIZON WIRELESS 945 LIBER / FOLIO GRID # ZONING TAX MAP NO. | ELECT. DIST. CENSUS TRACT 343 / 0001 24 R-20 6028.00 WATER CODE SEWER CODE: 6440000



# MORRIS & RITCHIE ASSOCIATES, INC

ENGINEERS, PLANNERS, SURVEYORS AND LANDSCAPE ARCHITECTS

1220-C EAST JOPPA ROAD, SUITE 505 **TOWSON, MARYLAND 21286** (410) 821-1690 FAX (410) 821-1748



SITE DEVELOPMENT PLAN **VERIZON WIRELESS - LONG GATE (BGE TOWER 276A) EQUIPMENT SHELTER AND ANTENNA ADDITION** SDP-08-073

## **COVER SHEET**

LIBER: 343 ~ FOLIO: 0001~ PARCEL: 945 ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24 2ND FLECTION DISTRICT ~ HOWARD COUNTY MARYLAND

			12
TE	REVISIONS	JOB NO.:	10427.479
/r <u>3</u>	A 5DD WAINER EXTENSION	SCALE:	AS SHOWN
		DATE:	01/23/08
		DRAWN BY:	EEO
		DESIGN BY:	EEO
		REVIEW BY:	BES

# SITE ANALYSIS DATA CHART

PROPERTY OWNER

ATTN: RENEE OSWALD

- APPLICABLE DPZ FILE REFERENCES: TOTAL PROJECT AREA:
- AREA OF PLAN SUBMISSION TOTAL PARCEL ACREAGE: LIMIT OF DISTRUBANCE: PRESENT ZONING:
- PROPOSED USE: FLOOR SPACE: MAXIMUM NUMBER OF EMPLOYEES: MINIMUM NUMBER OF PARKING SPACES REQUIRED BY ZONING: PARKING SPACES PROVIDED:
- **EXISTING BUILDING COVERAGE:** PROPOSED BUILDING COVERAGE: 14. TOTAL BUILDING COVERAGE\* (INCLUDING OVERHANGS): 15. SANITARY SEWER/ WATER SERVICE: PROPERTY OWNER
- 17. PROPERTY OWNER INFORMATION

PROFESSIONAL CERTIFICATION

I HEARBY CERTIFY THAT THESE

APPROVED BY ME, AND THAT I

THE LAWS OF THE STATE OF

MARYLAND, LICENSE NO. 30729. EXPIRATION DATE: 07/11/2010.

AM A DULY LICENSED

DOCUMENTS WERE PREPARED OR

410-291-5727 BALTIMORE GAS & ELECTRIC COMPANY 1068 NORTH FRONT STREET BALTIMORE, MARYLAND 21202 PHONE 410-291-5727

**DEVELOPER** VERIZON WIRELESS 9000 JUNCTION DRIVE ANNAPOLIS JUNCTION, MD 20701 PHONE: 301.512.2000 ATTN: JOSH LEVY

17,831 SQUARE FEET 0.41 ACRES +/-

17,831 SQUARE FEET 0.41 ACRES +/-

17,831 SQUARE FEET 0.41 ACRES +/-

360 SF OR 0.0083 ACRES ±

BALTIMORE GAS AND ELECTRIC

1068 NORTH FRONT STREET

BALTIMORE, MARYLAND 21202

ATTN: RENEE OSWALD

UNOCCUPIED TELECOMMUNICATIONS FACILITY

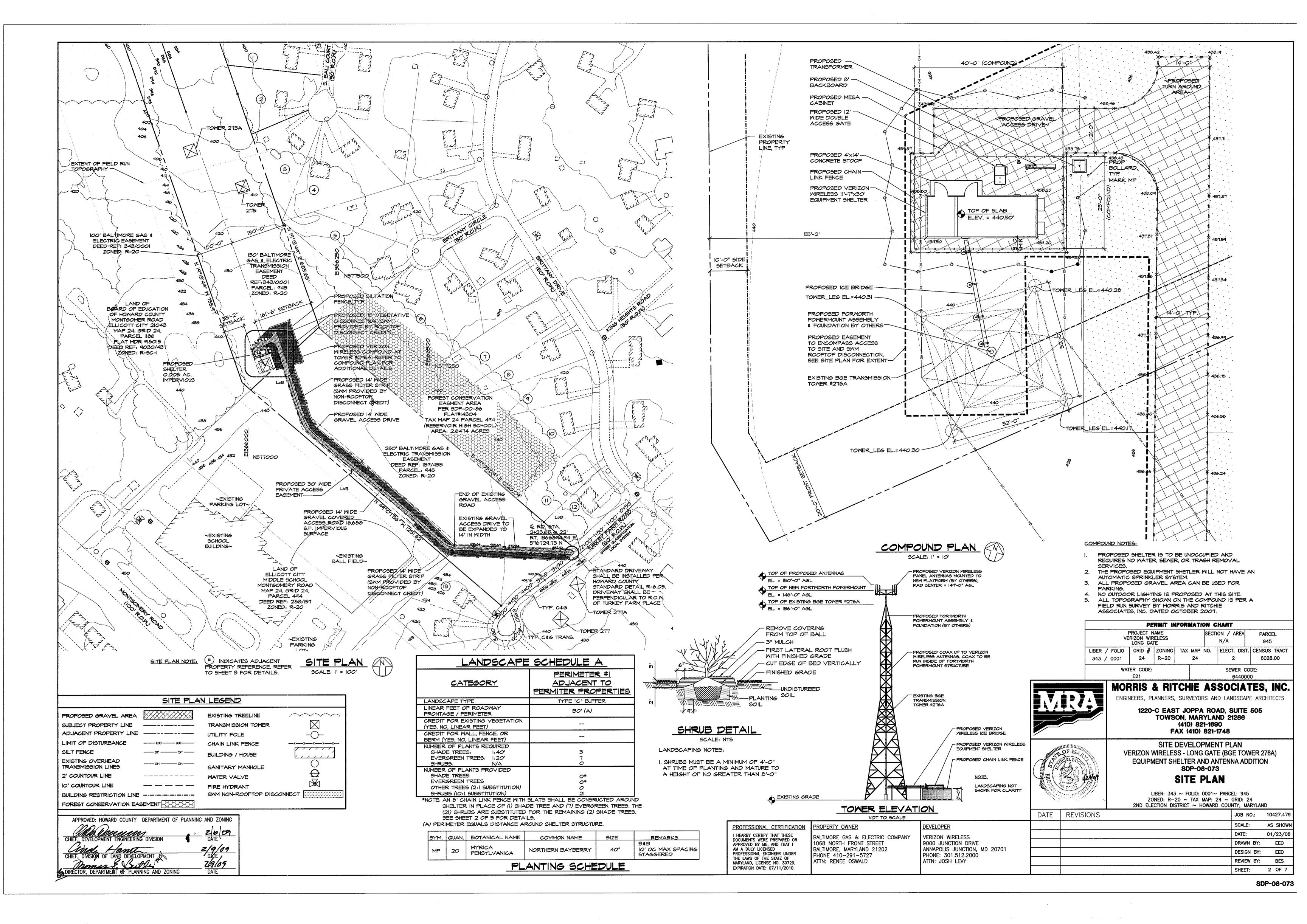
0.0083 ACRES, 0.22% OF TOTAL LOT AREA

71,655.31 SF SQUARE FEET 1.645 ACRES +/-

2/18/

DAT

SDP-08-073



#### HOWARD SOIL CONSERVATION DISTRICTS STANDARD SEDIMENT CONTROL NOTES

- A MIN. OF 48 HOURS NOTICE MUST BE GIVEN TO THE HOWARD CO. DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS, SEDIMENT CONTROL DIVISION PRIOR TO THE START OF ANY CONSTRUCTION (313-1855)
- ALL VEGETATION AND STRUCTURAL 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 THERETO.
- FOLLOWING INITIAL SOIL DISTURBANCE OR RE-DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN: A) 7 CALENDAR DAYS FOR ALL PERIMETER SEDIMENT CONTROL STRUCTURES, DIKES, PERIMETER SLOPES AND ALL SLOPES GREATER THAN 3:1, B) 14 DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
- ALL SEDIMENT TRAPS/BASINS SHOWN MUST BE FENCED AND WARNING SIGNS POSTED AROUND THE PERIMETER IN ACCORDANCE WITH VOL. I, CHAPTER 12 OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
- ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDING (SEC. 51), SOD (SEC. 54), TEMPORARY SEEDING (SEC. 50) AND MULCHING (SEC. 52). TEMPORARY STABILIZATION WITH MULCH ALONE CAN ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GERMINATION AND ESTABLISHMENT OF GRASSES.
- 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 HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
- SITE ANALYSIS: 0.409 AC. TOTAL AREA OF SITE AREA DISTURBED 0.409 AC. AREA TO BE ROOFED OR PAVED 0.0083 AC. 0.042 AC. AREA TO BE VEGETATIVELY STABILIZED TOTAL CUT O CU. YDS.\* TOTAL FILL O CU. YDS.\* TOTAL TOPSOIL O CU. YDS.\* OFF SITE WASTE/BORROW AREA LOCATION\_\_\_\_\_
- ANY SEDIMENT CONTROL PRACTICE WHICH IS DISTRIBUTED BY GRADING ACTIVITY FOR PLACEMENT OF UTILITIES MUST BE REPAIRED ON THE SAME DAY OF DISTURBANCE.
- ADDITIONAL SEDIMENT MUST BE PROVIDED, IF DEEMED NECESSARY BY THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
- IO. ON ALL SITES WITH DISTURBED AREAS IN ACCESS 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.
- TRENCHES FOR THE UTILITIES IS LIMITED TO THREE PIPE LENGTHS OR THAT WHICH SHALL BE BACK-FILLED AND STABILIZED BY THE END OF EACH WORK DAY, WHICHEVER IS SHORTER.

UNSUITABLE MATERIAL SHALL BE REMOVED FROM THE SITE AND DISPOSED OF AT AN OFF-SITE AREA COVERED BY AN ACTIVE GRADING PERMIT, WITH FUNCTIONING EROSION & SEDIMENT CONTROLS IN PLACE.

\* THE EARTHWORK QUANTITIES SHOWN HEREON ARE FOR INFORMATION PURPOSES ONLY. MRA MAKES NO GUARANTEE OF ACCURACY OF QUANITIES OR BALANCE OF SITE. THE DEVELOPER AND CONTRACTOR SHALL TAKE FULL RESPONSIBILITY OF ACTUAL EARTHWORK QUANTITIES ENCOUNTERED DURING CONSTRUCTION.

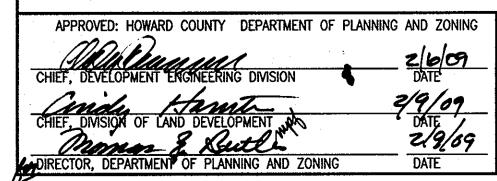
#### SEQUENCE OF CONSTRUCTION:

- CLEAR AND GRUB TO INSTALL SILT FENCE. (I DAY)
- 2. AFTER SILT FENCE IS IN PLACE, CLEAR AND GRUB THE REMAINDER OF THE SITE. (I DAY)
- BEGIN CONSTRUCTION OF THE DRIVES AND PARKING AREAS. (2 DAYS)
- BEGIN BUILDING CONSTRUCTION. AFTER COMPLETION OF THE BUILDING PLACE THE GRAVEL SURFACE. REMOVE THE TEMPORARY DIVERSION DIKES AND TOPSOIL AND SEED ALL DISTURBED AREAS. (14 DAYS)
- AFTER CONSTRUCTION OPERATIONS HAVE ENDED AND ALL DISTURBED AREAS HAVE BEEN STABILIZED. THE SEDIMENT CONTROLS SHALL BE REMOVED AND THE DISTURBED AREAS PERMANENTLY STABILIZED WITH VEGETATION. (I DAY)

#### \*TIMEFRAMES ARE APPROXIMATE

#### PROPERTY OWNER:

BALTIMORE GAS AND ELECTRIC 1068 NORTH FRONT STREET BALTIMORE, MARYLAND 21202 ATTN: RENEE OSWALD 410-291-5727



#### ADJACENT PROPERTY REFERENCE CHART

- OWNER: ROSE M. HILL L/E ADDRESS: 8622 S. BALL COURT MAP: 24, GRID: 24 PARCEL: 906, LOT: 270 DEED REF: 10979/483 LAND AREA: 30,097 SF ZONED: R-20
- OWNER: WANDA J. GRIFFIN L/E ADDRESS: 8626 S. BALI COURT MAP: 24 GRID: 24 PARCEL: 906, LOT: 27 DEED REF I: 9139/306 DEED REF 2: 4410/332 LAND AREA: 22,084 SF ZONED: R-20
- OWNER: WILLIAM JAY & SHARON O. PENDLETON ADDRESS: 8630 S. BALI COURT SUBDIVISION: STONECREST PLAT BOOK: 8 PAGE 83 SECTION: 3 MAP: 24, GRID: 24 PARCEL: 906, LOT: 272 DEED REF: 1607/275 LAND AREA: 26,832 SF ZONED: R-20
- OWNER: RAY W. JR & KAREN J. GROSE T/E ADDRESS: 8633 S. BALI COURT SUBDIVISION: STONECREST PLAT BOOK: 8 PAGE 83 SECTION: 3 MAP: 24. GRID: 24 PARCEL: 906, LOT: 286 PLAT NO: 16148 DEED REF: 7917/173 LAND AREA: 22890 SF ZONED: R-20
- OWNER: HENRY D. JEFFERIES & MF ADDRESS: 4226 BRITTANY CIRCLE SUBDIVISION: STONECREST PLAT BOOK: 10 PAGE 24 SECTION: 6 MAP: 25, GRID: 19 PARCEL: 273, LOT: 243 DEED REF: 581/76 LAND AREA: 38,400 SF ZONED: R-20
- OWNER: RUSSELL J. HESS & WF ADDRESS: 4225 BRITTANY CIRCLE SUBDIVISION: STONECREST PLAT BOOK: 10 PAGE 24 SECTION: 6 MAP: 25, GRID: 19 PARCEL: 273, LOT: 244 DEED REF: 455/743 LAND AREA: 27,390 SF ZONED: R-20
- OWNER: FREDERICK J. & DEBRA ANN HOEHN ADDRESS: 4310 BRITTANY DRIVE SUBDIVISION: STONECREST PLAT BOOK: 9 PAGE 47 SECTION: 4 MAP: 25, GRID: 19 PARCEL: 271, LOT: 249 DEED REF: 1617/209 LAND AREA: 31,920 SF ZONED: R-20
- ADDRESS: 4314 BRITTANY DRIVE SUBDIVISION: STONECREST MAP: 25, GRID: 19 PARCEL: 271, LOT: 250 DEED REF: 419/117 LAND AREA: 23,000 SF ZONED: R-20
- ANUSZEMSKI T/E ADDRESS: 4318 BRITTANY DRIVE SUBDIVISION: STONECREST MAP: 25, GRID: 19 PARCEL: 271, LOT: 251 DEED REF: 430/548 LAND AREA: 23,200 SF
- ADDRESS: 4322 BRITTANY DRIVE SUBDIVISION: STONECREST MAP: 25, GRID: 19 PARCEL: 271, LOT: 252 DEED REF: 427/536 LAND AREA: 20824 SF
- ADDRESS: 4326 BRITTANY DRIVE SUBDIVISION: STONECREST PLAT BOOK: 8 PAGE 45 SECTION: 2 MAP: 31, GRID: 19 PARCEL: 479, LOT: 116 PLAT NO: 845 **DEED REF: 4011/245** LAND AREA: 23,114 SF
- OWNER: ROBERT A. & JENNIFER A. FRANEY T/E ADDRESS: 4526 TURKEY FARL PLACE SUBDIVISION: TURKEY FARM PLACE PLAT: M.D.R #10675 MAP: 31, GRID: 1 PARCEL: 592, LOT: 6 PLAT NO: 10675 DEED REF: 3504/376 LAND AREA: 20,025 SF ZONED: R-20

#### -3" MIN., 3/4" AGGREGATE SURFACING NOTES: OVER 6" MIN. SUB-BASE COMPACTED IN , WHERE CURB & GUTTER EDOSTS, REMOVE & RECONSTRUCT OURS & GUTTER TO FIRST JOINT ON EITHER SIDE OF ENTRANCE LAYERS OF 3" \_ MIRAFI 500X OR APPROVED EQUAL L TIE—IN GRADE OF PRIVATE DRIVEWAY SHALL NOT EXCEED 18%. GEOTEXTILE FABRIC TO EXTEND I'-O" OUTSIDE FENCE, UNDER ACCESS DRIVE POSITIVE DRAINAGE SHALL BE FROMDED FROM THE PROPERTY LINE DOWN TO THE BOADWAY. AND TURN AROUND /2" PREFORMED EXPANSION JOINT . -PROOF ROLL AND - EXISTING GROUND STABILIZE SUBGRADE SURFACE CURR TYPE VARGES --SLOPE 1/4" PER F 2,-0, 2'-0" EXCAVATE AS SEE NOTE 1 REQUIRED TO MEET - GRADE AREA LEVEL FINISH GRADE STRIP TOPSOIL COMPACTED FILL AS SLOPE BY MAX REQUIRED TO MEET FINISH GRADE (6" LIFTS MAXIMUM) HMA CURE CLEAR AND GRUB THE LAND ALONG THE ACCESS DRIVE. SLOPE 8% MAX REMOVE ALL EXISTING ORGANIC MATERIAL TO SUITABLE SUBGRADE. PLACE GEOTEXTILE FABRIC OVER SUBGRADE AND THEN PLACE AGGREGATE BASE. COMPACTED SUB-84SE-MARYLAND DOT: SECTION 304 GRADED AGGREGATE BASE COURSE VIRGINIA DHT: SECTION 210 AGGRGATE BASE COURSE .... MODIFIED COMBINATION CURB AND GUTTER LEASE AREA, ACCESS DRIVE AND 7" COMBINATION CURB AND GUTTER TURN AROUND AREA SURFACING Detail Howard County, Maryland RESIDENTIAL DRIVEWAY ENTRANCE NOT TO SCALE Nevisod Department of Public Works Closed Section Roadway R-6.05Kenxec without Sidewalk

Chief. Pageog of Engineering

OWNER: ELLICOTT CITY MIDDLE SCHOOL (14) ADDRESS: MONTGOMERY ROAD MAP: 24, GRID: 24 PARCEL: 494 **DEED REF: 288/157** ZONED: R-20

GRAVEL SUBBASE SPECIFICATION:

2'-0"

ROUND-OFF

3:1 MAX

\_\_\_\_\_

CONSTRUCTION NOTES:

SLOPE

OWNER: BOARD OF EDUCATION OF HOMARD COUNTY MAP: 24, GRID: 24 PARCEL: 1186 PLAT MDR# 18015 DEED REF: 9030/437 ZONED: R-SC-I

PER SDP-00-86 PLAT#14304 AREA: 2.6474 ACRES

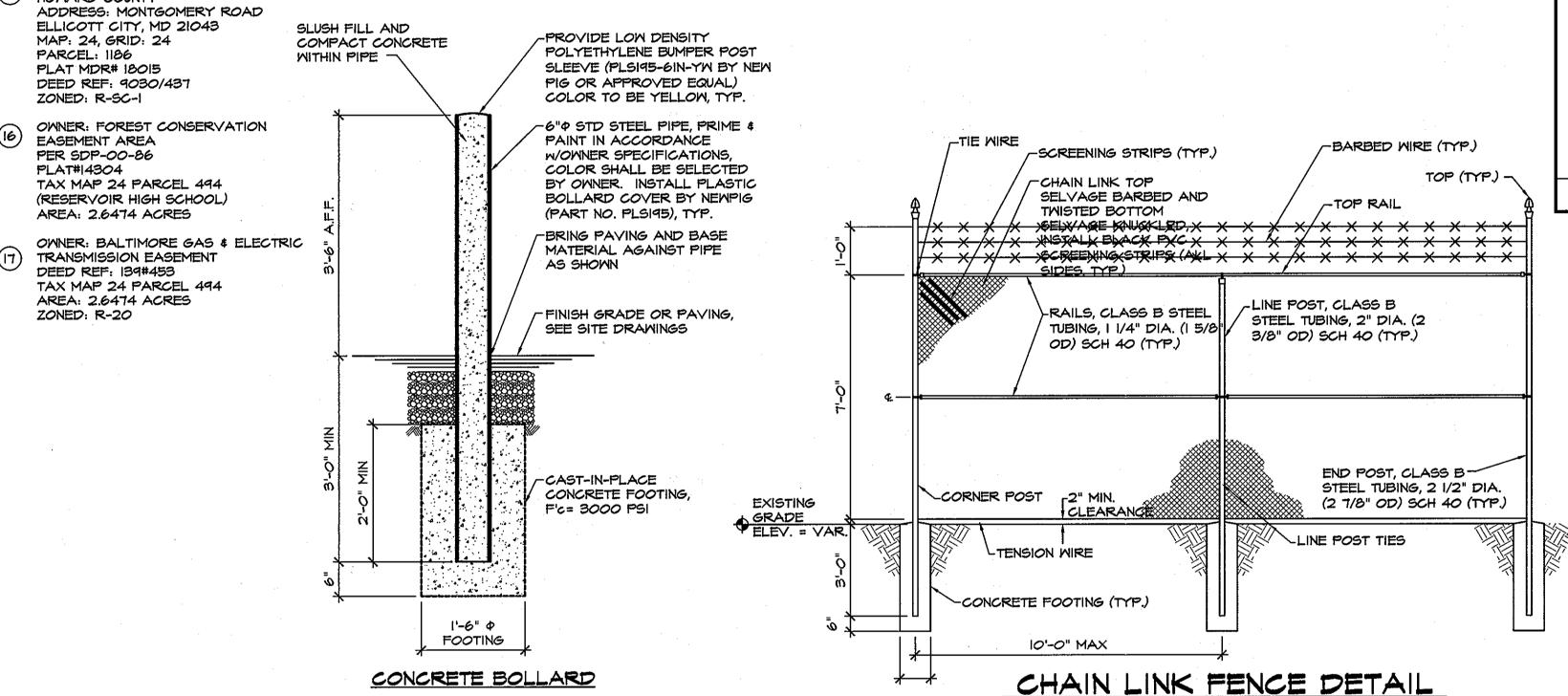
OWNER: LOUIS M. GOODMUTH JR & WE PLAT BOOK: 9 PAGE 47 SECTION: 4

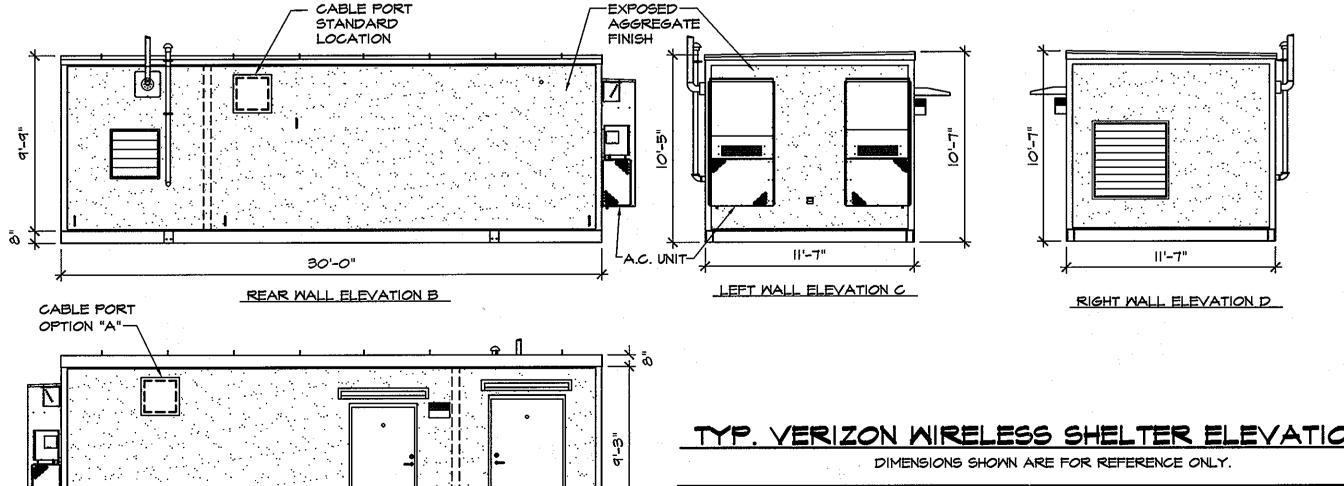
OWNER: MICHAEL W. SR & BARBARA A. PLAT BOOK: 9 PAGE 47 SECTION: 4 ZONED: R-20

OWNER: LUCILLE HAWKINS PLAT BOOK: 9 PAGE 47 SECTION: 4 ZONED: R-20

OWNER: MICHAEL J. & LORI E. DAVIS T/E ZONED: R-20

OWNER: ALVIN C. MONSHOWER JR & VALORIE E. WEALTON T/E ADDRESS: 4330 BRITTANY DRIVE SUBDIVISION: STONECREST PLAT BOOK: 8 PAGE 45 SECTION: 2 MAP: 25, GRID: 19 PARCEL: 249, LOT: 117 DEED REF: 1378/142 LAND AREA: 21,046 SF ZONED: R-20





TYPICAL DETAIL

SCALE: 94" = 1'-0"

30'-0"

FRONT WALL ELEVATION A

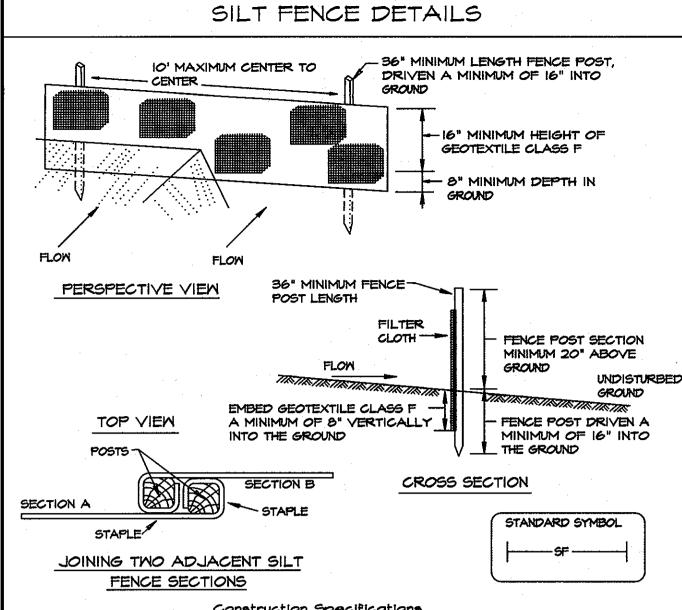
SCALE: N.T.S.

# TYP. VERIZON WIRELESS SHELTER ELEVATIONS

PROFESSIONAL CERTIFICATION I HEARBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 30729, EXPIRATION DATE: 07/11/2010.

PROPERTY OWNER BALTIMORE GAS & ELECTRIC COMPANY 1068 NORTH FRONT STREET BALTIMORE, MARYLAND 21202 PHONE 410-291-5727 ATTN: RENEE OSWALD

**DEVELOPER** VERIZON WIRELESS 9000 JUNCTION DRIVE ANNAPOLIS JUNCTION, MD 20701 PHONE: 301.512.2000 ATTN: JOSH LEVY



Construction Specifications

l. Fence posts shall be a minimum of 36" long driven 16" minimum into the ground. Wood posts shall be 11/2" × 11/2" square (minimum) cut, or 13/4" diameter (minimum) round and shall be of sound quality hardwood. Steel posts will be standard T or U section weighting not less than 1.00 pond per linear foot.

2. Geotextile shall be fastened securely to each fence post with wire ties or staples at top and mid-section and shall meet the following requirements for Geotextile Class F:

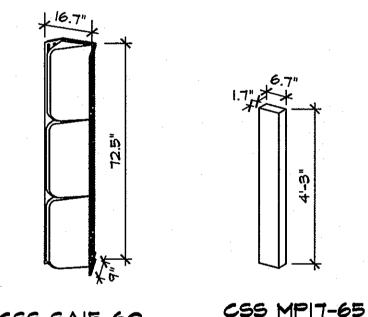
Flow Rate 0.3 gal ft /2minute (max.) Test: MSMT 3	Tensile Strength	50 lbs/in (min.)	Test: MSMT 50
	Tensile Modulus	20 lbs/in (min.)	Test: MSMT 50
man and the second terms of the second terms o	Flow Rate	0.3 gal ft /2minute (max.)	Test: MSMT 32
Filtering Efficiency 15% (Min.) Test: MSMT 3:	Filtering Efficiency	75% (min.)	Test: MSMT 32

3. Where ends of geotextile fabric come together, they shall be overlapped, folded and stapled to prevent sediment bypass.

U.S. DEPARTMENT OF AGRICULTURE

SOIL CONSERVATION SERVICE

4. Silt Fence shall be inspected after each rainfall event and maintained when bulges occur or when sediment accumulation reached 50% of the fabric height.



MARYLAND DEPARTMENT OF ENVIRONMENT

WATER MANAGEMENT ADMINISTRATION

CSS SAI5-60

NOTE: ALL ANTENNAS SHALL BE GREY IN COLOR, PAINT IF REQUIRED VERIZON WIRELESS

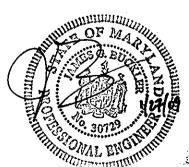
#### ANTENNA DETAILS NOT TO SCALE PERMIT INFORMATION CHART SECTION / AREA PARCEL

PROJECT NAME VERIZON WIRELESS LONG GATE LIBER / FOLIO | GRID # | ZONING | TAX MAP NO. | ELECT. DIST. | CENSUS TRACT R-20 343 / 0001 24 6028.00 WATER CODE: SEWER CODE: 6440000 F21



# MORRIS & RITCHIE ASSOCIATES, INC. ENGINEERS. PLANNERS. SURVEYORS AND LANDSCAPE ARCHITECTS

1220-C EAST JOPPA ROAD, SUITE 505 TOWSON, MARYLAND 21286 (410) 821-1690 FAX (410) 821-1748

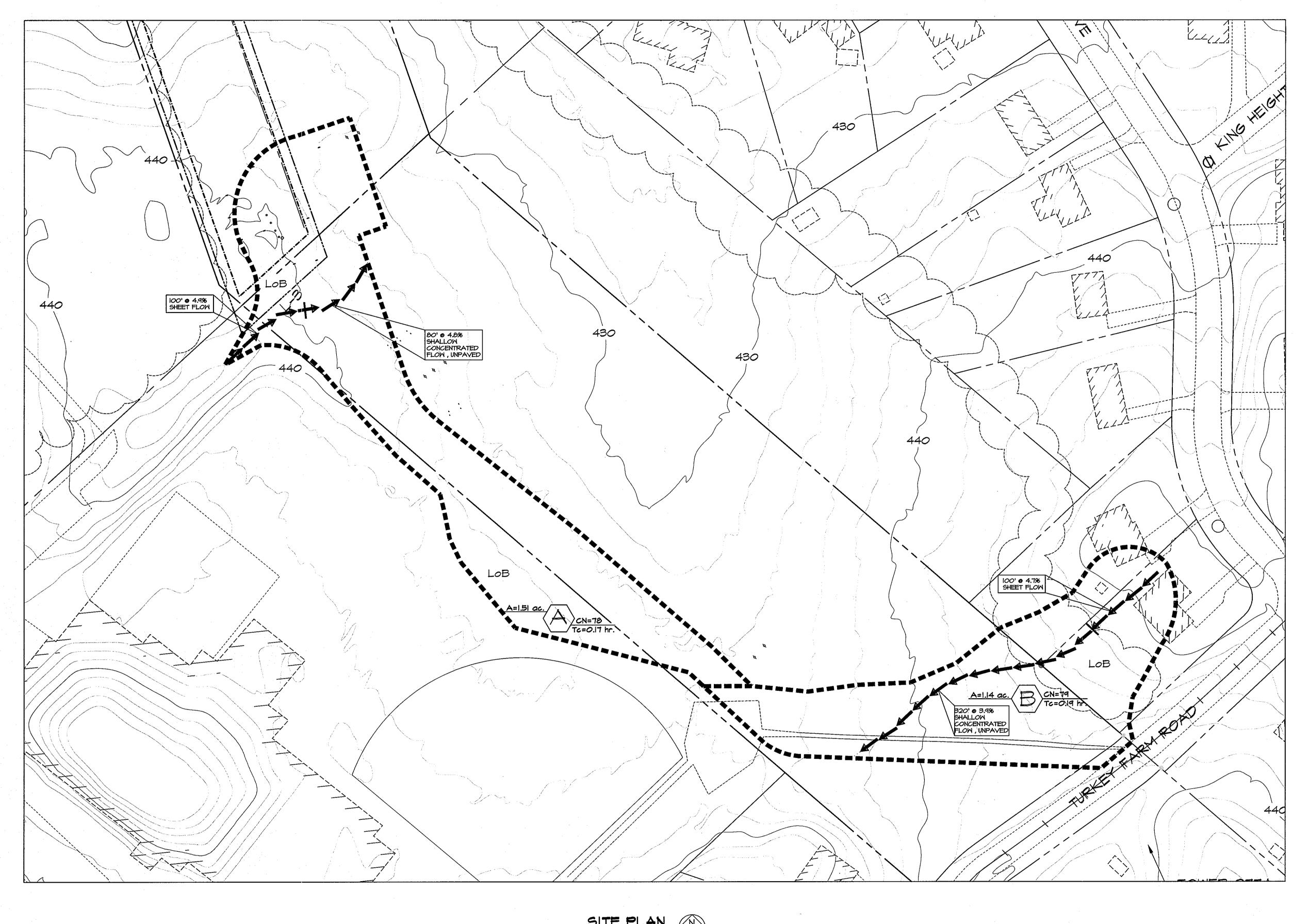


SITE DEVELOPMENT PLAN **VERIZON WIRELESS - LONG GATE (BGE TOWER 276A) EQUIPMENT SHELTER AND ANTENNA ADDITION** SDP-08-073

#### SITE DETAILS

LIBER: 343 ~ FOLIO: 0001~ PARCEL: 945 ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24 2ND ELECTION DISTRICT ~ HOWARD COUNTY, MARYLAND

DATE	REVISIONS	JOB NO	<b>.:</b>	10427.479
		SCALE:		AS SHOWN
		DATE:		01/23/08
		DRAWN	BY:	EEO
		DESIGN	BY:	EEO
		REVIEW	BY:	BES
		SHEET:		3 OF 7



NOTE: SEE SHEET 5 FOR RCN AND FLOW SUMMARY TABLES.

PERMIT INFORMATION CHART								
PROJECT NAME VERIZON WIRELESS LONG GATE					SECTI	ON / AREA N/A	PARCEL 945	
LIBER / FOLIO	GRID #	ZONING	TAX	MAP	T. CENSUS TRACT			
343 / 0001	24	R-20		24 2 60			6028.00	
WATER CODE:					SEWER (	ODE:		
	E21					64400	000	



### MORRIS & RITCHIE ASSOCIATES, INC. ENGINEERS, PLANNERS, SURVEYORS AND LANDSCAPE ARCHITECTS

1220-C EAST JOPPA ROAD, SUITE 505 TOWSON, MARYLAND 21286 (410) 821-1690 FAX (410) 821-1748

SITE DEVELOPMENT PLAN **VERIZON WIRELESS - LONG GATE (BGE TOWER 276A)** EQUIPMENT SHELTER AND ANTENNA ADDITION SDP-08-073

# EXISTING DRAINAGE AREA

LIBER: 343 ~ FOLIO: 0001~ PARCEL: 945 ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24 2ND ELECTION DISTRICT ~ HOWARD COUNTY, MARYLAND

REVISIONS	JOB NO.:	10427.479
	SCALE:	AS SHOWN
	DATE:	01/23/08
	DRAWN BY:	DFA
	DESIGN BY:	DFA
	REVIEW BY:	RWB
	SHEET:	4 OF 7
	REVISIONS	SCALE:  DATE:  DRAWN BY:  DESIGN BY:  REVIEW BY:

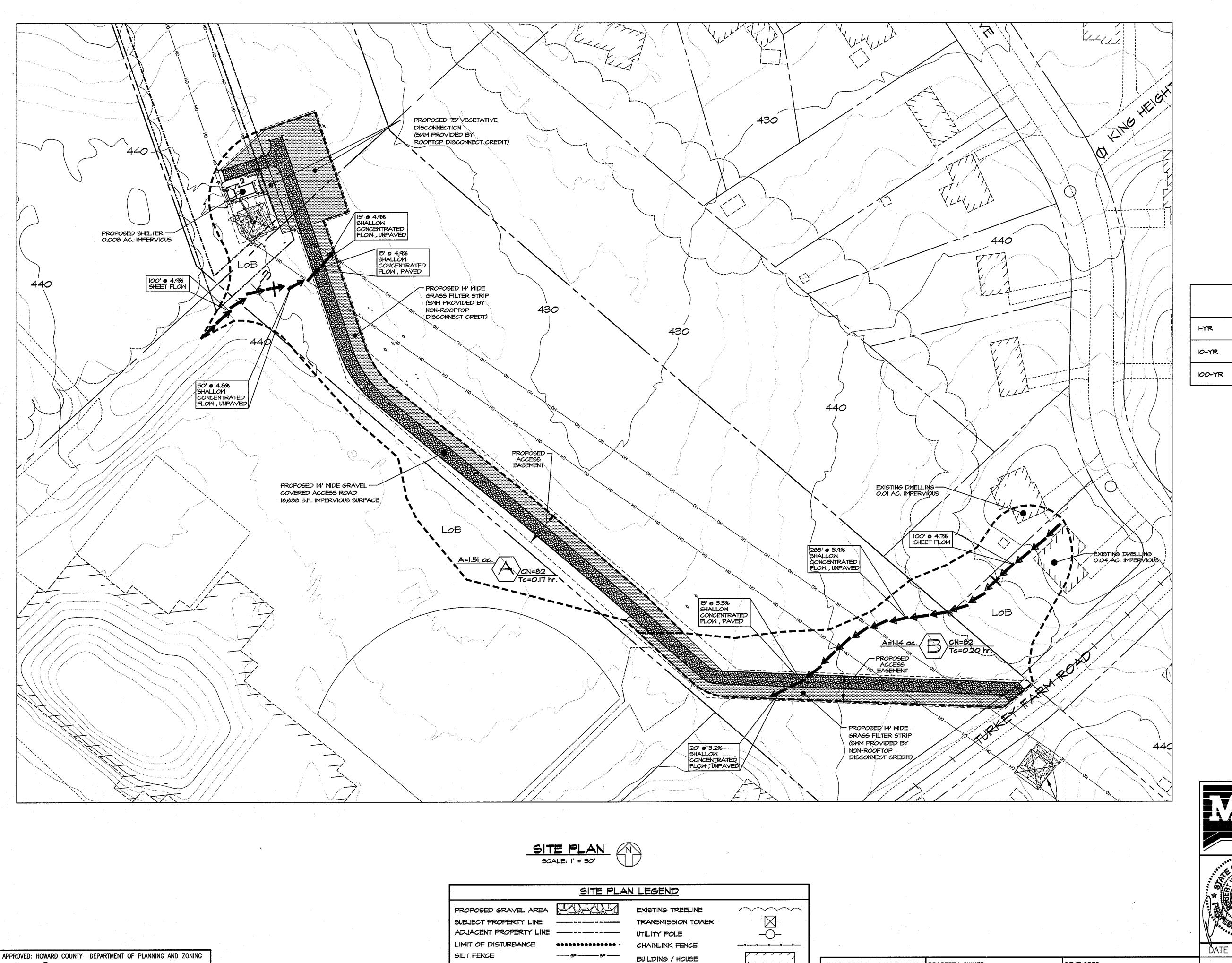
	•	
SITE	PLAN	N
GCALE	: !! #=0!	

SITE PLAN LEGEND							
PROPOSED GRAVEL AREA		EXISTING TREELINE					
SUBJECT PROPERTY LINE		TRANSMISSION TOWER	$\boxtimes$				
ADJACENT PROPERTY LINE		UTILITY POLE	<del>-</del> O-				
LIMIT OF DISTURBANCE	•••••••••••••••••••••••••••••••••••••••	CHAINLINK FENCE	xxxx-				
SILT FENCE	SF SF	BUILDING / HOUSE					
EXISTING OVERHEAD TRANSMISSION LINES	—— он ———	PROPOSED GRASS AREA					
2' COUNTOUR LINE	<del></del>	DRAINAGE AREA LINE					
10' COUNTOUR LINE							
BUILDING RESTRICTION LINE		DRAINAGE AREA LINE					

PROFESSIONAL CERTIFICATION

VERIZON WIRELESS 9000 JUNCTION DRIVE ANNAPOLIS JUNCTION, MD 20701 PHONE: 301.512.2000 ATTN: JOSH LEVY

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING PROPERTY OWNER <u>DEVELOPER</u> I HEARBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 14015, EXPIRATION DATE: 07/12/2008. BALTIMORE GAS & ELECTRIC COMPANY 1068 NORTH FRONT STREET BALTIMORE, MARYLAND 21202 PHONE 410-291-5727 ATTN: RENEE OSWALD



EXISTING OVERHEAD

TRANSMISSION LINES

2' COUNTOUR LINE

10' COUNTOUR LINE

— он — он —

BUILDING RESTRICTION LINE ----- EASEMENT LINE

-----

PROPOSED GRASS AREA

DRAINAGE AREA LINE

DRAINAGE AREA LINE

PROFESSIONAL CERTIFICATION

I HEARBY CERTIFY THAT THESE
DOCUMENTS WERE PREPARED OR
APPROVED BY ME, AND THAT I
AM A DULY LICENSED
PROFESSIONAL ENGINEER UNDER
THE LAWS OF THE STATE OF
MARYLAND, LICENSE NO. 14015,

EXPIRATION DATE: 07/12/2008.

PROPERTY OWNER

BALTIMORE GAS & ELECTRIC COMPANY 1068 NORTH FRONT STREET

BALTIMORE, MARYLAND 21202 PHONE 410-291-5727

ATTN: RENEE OSWALD

RCN

EXIS.	EXISTING		BED W/O EDUCTION	PROPOSED W/ CREDIT REDUCTION		
Α	<u>B</u>	A	<u>13</u>	A	B	
78	79	82	82	78	79	

#### PEAK DISCHARGE (cfs)

	EXISTING		PROPOS CREDIT R	EDUCTION	PROPOSED W/ CREDIT REDUCTION	
	A	₿	Δ	₿	A	<u>₿</u>
I-YR	1.7	1.3	2.2	1.6	1.7	1.3
IO-YR	5.8	4.3	6.5	4.7	5.8	4.3
100-YR	9.6	7.4	10.4	7.5	9.6	7.4

NOTE: BY APPLYING THE CREDIT REDUCTION, THE SITE WOULD REVERT BACK TO EXISTING CONDITIONS.

PERMIT INFORMATION CHART									
PROJECT NAME VERIZON WIRELESS LONG GATE					SECTI	ION / AREA N/A	PARCEL 945		
LIBER / FOLIO	GRID #	ZONING	TAX	MAP	NO.	ELECT. DIS	T. CENSUS TRACT		
343 / 0001	24	R-20		24		2	6028.00		
WATER CODE:					SEWER CODE:				



<u>DEVELOPER</u>

VERIZON WIRELESS 9000 JUNCTION DRIVE ANNAPOLIS JUNCTION, MD 20701 PHONE: 301.512.2000 ATTN: JOSH LEVY

# MORRIS & RITCHIE ASSOCIATES, INC.

ENGINEERS, PLANNERS, SURVEYORS AND LANDSCAPE ARCHITECTS

1220-C EAST JOPPA ROAD, SUITE 505

P-C EAST JOPPA ROAD, SUITE 50 TOWSON, MARYLAND 21286 (410) 821-1690 FAX (410) 821-1748

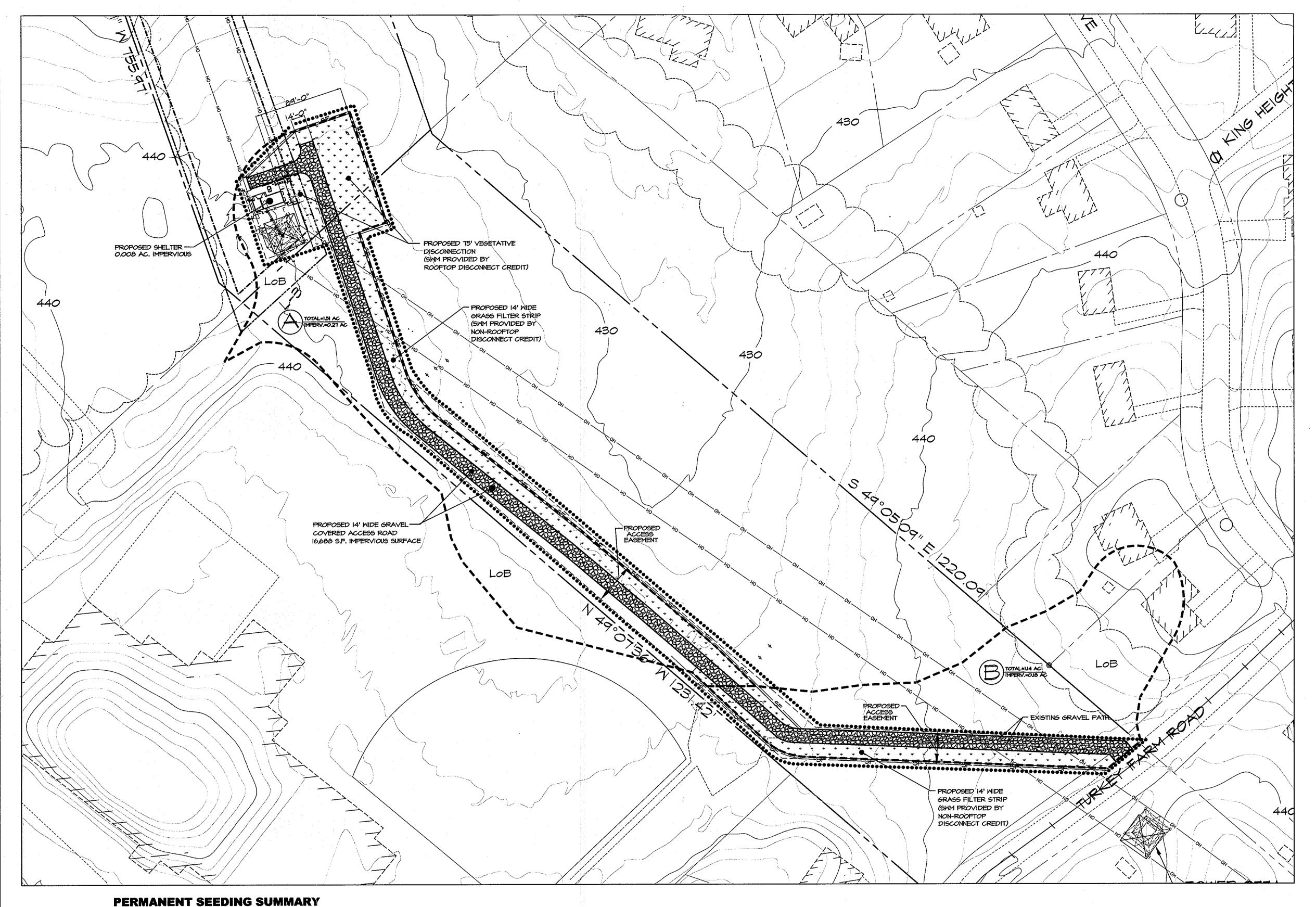
SITE DEVELOPMENT PLAN
VERIZON WIRELESS - LONG GATE (BGE TOWER 276A)
EQUIPMENT SHELTER AND ANTENNA ADDITION
SDP-08-073

# PROPOSED DRAINAGE AREA

LIBER: 343 ~ FOLIO: 0001~ PARCEL: 945
ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24
2ND ELECTION DISTRICT ~ HOWARD COUNTY, MARYLAND

-	REVISIONS	JOB NO.:	10427.479
		SCALE:	AS SHOWN
		DATE:	01/23/08
		DRAWN BY:	DFA
		DESIGN BY:	DFA
		REVIEW BY:	RWB
		 SHEET:	5 OF 7

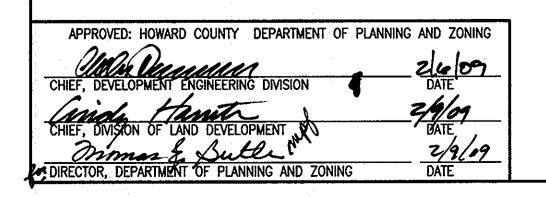
SDP-08-073



SEED MIXTURE (HARDINESS ZONE 6b) (FROM TABLE 25)				**FERTILIZER RATE (10-20-20)			**LIME	
NO.	SPECIES	APPLICATION RATE (LB/AC)	*SEEDING DATE	SEEDING DEPTHS	N	P205	K20	RATE
3	TALL FESCUE (85%) PERENNIAL RYEGRASS (10%) KENTUCKY BLUEGRASS (5%)	125 lbs/ac. 15 lbs/ac 10 lbs/ac	3/1 - 5/15 8/15 - 10/15	1/4"-1/2"	90 LBS./AC. (2.0 LB/ 1000 S.F.)	(4 LB/	175 LBS./AC. (4 LB/ 1000 S.F.)	2 TONS/AC (100 LB/ 1000 S.F.)

- NOTE: 1. FOR STANDARD AND SPECIFICATION FOR VEGETATIVE STABILIZATION, SEE SECTION G "VEGETATIVE PRACTICES IN THE "1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL".
  - 2. \* FOR 5/16 TO 8/14 ADD 10 LBS. OF MILLET PER ACRE IN EACH SEED MIXTURE.
  - 3. \*\* AT TIME OF FINE GRADING, APPLICATION OF FERTILIZER AND LIME RATES SHALL BE BASED ON SOIL TEST RESULTS.

    COPY OF RECOMMENDED FERTILIZER AND LIME RATES TO BE FURNISHED TO THE SEDIMENT CONTROL





SITE PLAN LEGEND						
PROPOSED GRAVEL AREA		EXISTING TREELINE				
SUBJECT PROPERTY LINE		TRANSMISSION TOWER	$\boxtimes$			
ADJACENT PROPERTY LINE		UTILITY POLE				
LIMIT OF DISTURBANCE	•••••••••••••••••••••••••••••••••••••••	CHAINLINK FENCE	xxxx			
SILT FENCE	9F 9F	BUILDING / HOUSE				
EXISTING OVERHEAD TRANSMISSION LINES	ОН ——— ОН ———	PROPOSED GRASS AREA	+ + + +			
2' COUNTOUR LINE		DRAINAGE AREA LINE				
IO' COUNTOUR LINE		DRAINAGE AREA LINE				
BUILDING RESTRICTION LINE		EASEMENT LINE				

PROFESSIONAL CERTIFICATION

I HEARBY CERTIFY THAT THESE
DOCUMENTS WERE PREPARED OR
APPROVED BY ME, AND THAT I
AM A DULY LICENSED
PROFESSIONAL ENGINEER UNDER
THE LAWS OF THE STATE OF
MARYLAND, LICENSE NO. 14015,

EXPIRATION DATE: 07/12/2008.

PROPERTY OWNER

BALTIMORE GAS & ELECTRIC COMPANY
1068 NORTH FRONT STREET
BALTIMORE, MARYLAND 21202
PHONE 410-291-5727
ATTN: RENEE OSWALD

DEVELOPER

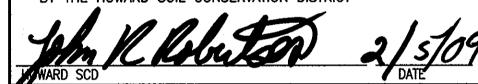
VERIZON WIRELESS
9000 JUNCTION DRIVE
ANNAPOLIS JUNCTION, MD 20701
PHONE: 301.512.2000
ATTN: JOSH LEVY

### May & Rev

	PROPOSED W/ CREDIT REDUCTION					
	A	<u> </u>				
Wav	1156 cu.ft.	795 cu.ft.				
Rev	81 cu.ft.	56 cu.ft.				

NOTE: WOY AND ROY REQUIREMENTS ARE
MET BY THE NON-ROOFTOP DISCONNECT
CREDIT FOR THE GRAVEL ROAD AND
COMPOUND AND BY THE USE OF THE
ROOFTOP DISCONNECT CREDIT FOR THE
BUILDING WITHIN THE COMPOUND.

THIS DEVELOPEMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL



#### ENGINEER'S CERTIFICATE

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

SIGNATURE OF ENGINEER (PRINT NAME BELOW SIGNATURE)
ROBERT W ROWLING

## DEVELOPER'S CERTIFICATE

"I/WE CERTIFY THAT ALL DEVELOPEMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL, AND THAT ALL RESPONSIBLE PERSONEL 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."



WATER CODE:

E21

PERMIT INFORMATION CHART

PROJECT NAME
PERIZON WIRELESS

PARCEL

SEWER CODE: 6440000

 VERIZON WIRELESS LONG GATE
 N/A
 945

 LIBER / FOLIO 343 / 0001
 GRID # ZONING TAX MAP NO. 24
 ELECT. DIST. CENSUS TRACT 2
 6028.00



# MORRIS & RITCHIE ASSOCIATES, INC. ENGINEERS, PLANNERS, SURVEYORS AND LANDSCAPE ARCHITECTS

1220-C EAST JOPPA ROAD, SUITE 505 TOWSON, MARYLAND 21286 (410) 821-1690

SITE DEVELOPMENT PLAN
VERIZON WIRELESS - LONG GATE (BGE TOWER 276A)



LIBER: 343 ~ FOLIO: 0001~ PARCEL: 945
ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24
2ND ELECTION DISTRICT ~ HOWARD COUNTY, MARYLAND

DATE	REVISIONS	JOB NO	<b>.:</b>	10427.4	<b>179</b>
		SCALE:		AS SHO	NWC
		DATE:		01/23/	<b>'08</b>
		DRAWN	BY:	DFA	
		DESIGN	BY:	·DFA	
		REVIEW	BY:	RWE	
		SHEET:		6 OF	7

SDP-08-073

1/26/09 DATE

#### 1994 MDE STANDARD SEDIMENT & EROSION CONTROL STABILIZATION NOTES

20.0 STANDARDS AND SPECIFICATIONS FOR VEGETATIVE STABILIZATION

SECTION 1: VEGETATIVE STABILIZATION METHODS AND MATERIALS

- A. SITE PREPARATION: INSTALL EROSION AND SEDIMENT CONTROL STRUCTURES (EITHER TEMPORARY OR PERMANENT) SUCH AS DIVERSIONS.
- GRADE STABILIZATION STRUCTURES, BERMS, WATERWAYS, OR DIMENT CONTROL BASINS. 2. PERFORM ALL GRADING OPERATIONS AT RIGHT ANGLES TO THE SLOPE. FINAL GRADING AND SHAPING IS NOT
- USUALLY NECESSARY FOR TEMPORARY SEEDING. 3. SCHEDULE REQUIRED SOIL TESTS TO DETERMINE SOIL AMENDMENT COMPOSITION AND APPLICATION RATES FOR SITES HAVING DISTURBED AREAS OVER 5 ACRES.
- SOIL AMENDMENTS (FERTILIZER AND LIME SPECIFICATIONS) SOIL TESTS MÛST BE PERFORMED TO DETERMINE THE EXACT RATIOS AND APPLICATION RATES FOR BOTH LIME AND FERTILIZER ON SITES HAVING DISTURBED AREAS OVER 5 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 ANALYSES.
- 2. FERTILIZERS SHALL BE: UNIFORM IN COMPOSITION FREE FLOWING AND SUITABLE FOR ACCURATE APPLICATION BY APPROVED EQUIPMENT. MANURE MAY BE SUBSTITUTED FOR FERTILIZER WITH PRIOR APPROVAL FROM THE APPROPRIATE APPROVAL AUTHORITY. FERTILIZERS SHALL ALL BE DELIVERED TO THE SITE FULLY LABELED ACCORDING TO THE APPLICABLE STATE FERTILIZER LAWS AND SHALL BEAR NAME, TRADE NAME OR TRADEMARK AND WARRANTEE
- OF THE PRODUCER. 3. LIME MATERIALS SHALL BE GROUND LIMESTONE (HYDRATED OR BURNT LIME MAY BE SUBSTITUTED) WHICH CONTAINS AT LEAST 50% TOTAL OXIDES (CALCIUM OXIDE PLUS MAGNESIUM OXIDE). LIMESTONE SHALL BE GROUND TO SUCH FINENESS THAT AT LEAST 50% WILL PASS THROUGH A #100 MESH SIEVE AND 98-100% WILL PASS THROUGH A #20 MESH SIEVE.
- INCORPORATE LIME AND FERTILIZER INTO THE TOP 3"-5" OF SOIL BY DISKING OR OTHER SUITABLE MEANS. SEEDBED PREPARATION
  - TEMPORARY SEEDING A. SEEDBED 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. SLOPED AREAS (GREATER THAN 3:1) SHOULD BE TRACKED LEAVING
- B. APPLY FERTILIZER AND LIME AS PRESCRIBED ON THE INCORPORATE LIME AND FERTILIZER INTO THE TOP 3"-5" OF

THE SURFACE IN AN IRREGULAR CONDITION WITH

RIDGES RUNNING PARALLEL TO THE CONTOUR OF THE

- SOIL BY DISKING OR OTHER SUITABLE MEANS. PERMANENT SEEDING:
- MINIMUM SOIL CONDITIONS REQUIRED FOR PERMANENT vegetative establishment. SOIL PH SHALL BE BETWEEN 6.0 AND 7.0
  - SOLUBLE SALTS SHALL BE LESS THAN 500 PARTS PER 3. THE SOIL SHALL CONTAIN LESS THAN 40% CLAY BUT ENOUGH FINE GRAINED MATERIAL ( > 30% SILT PLUS CLAY) TO PROVIDE: THE CAPACITY TO HOLD A MODERATE AMOUNT OF MOISTURE. AN EXCEPTION IS IF LOVEGRASS OR SERECIA LESPEDEZA IS TO BE PLANTED, THEN A SANDY SOIL (< 30% SILT PLUS CLAY) WOULD BE ACCEPTABLE
  - SOIL SHALL CONTAIN 1.5% MINIMUM ORGANIC MATTER BY 5. SOIL MUST CONTAIN SUFFICIENT PORE SPACE TO PERMIT ADEQUATE KOOT PENETRATION
- 6. IF THESE CONDITIONS CANNOT BE MET BY SOILS ON SITE. ADDING TOPSOIL IS REQUIRED IN ACCORDANCE WITH SECTION 21: STANDARD AND SPECIFICATION FOR TOPSOIL. AREAS PREVIOUSLY GRADED IN CONFORMANCE WITH THE DRAWINGS SHALL BE MAINTAINED IN A TRUE AND EVEN GRADE, THEN SCARIFIED OR OTHERWISE LOOSENED TO A DEPTH OF 3-5" TO PERMIT BONDING OF THE TOPSOIL TO
- THE SURFACE AREA AND TO CREATE HORIZONTAL EROSION CHECK SLOTS TO PREVENT TOPSOIL FROM SLIDING DOWN A C. APPLY SOIL AMENDMENTS AS PER SOIL TEST OR AS INCLUDED
- MIX SOIL AMENDMENTS INTO THE TOP 3-5" OF TOPSOIL BY DISKING OR OTHER SUITABLE MEANS. LAWN AREAS SHOULD BE RAKED TO SMOOTH THE SURFACE, REMOVE LARGE. OBJECTS LIKE STONES AND BRANCHES, AND READY THE AREA FOR SEED APPLICATION, WHERE SITE CONDITIONS WILL NOT PERMIT NORMAL SEEDBED PREPARATION, LOOSEN SURFACE SOIL BY DRAGGING WITH A HEAVY CHAIN OR OTHER EQUIPMENT TO ROUGHEN THE SURFACE STEEP SLOPES (STEEPER THAN 3:1) SHOULD BE TRACKED BY A DOZER LEAVING THE SOF IN AN IRREGULAR CONDITION WITH RIDGES RUNNING PARALLEL TO THE CONTOUR OF THE SLOPE, THE TOP 1-3" OF SOIL SHOULD BE LOOSE AND FRIABLE. SEEDBED LOOSENING MAY NOT BE NECESSARY ON NEWLY
- SEED SPECIFICATIONS: ALL SEED MUST MEET THE REQUIREMENTS OF MARYLAND STATE SEED LAW. ALL SEED SHALL BE SUBJECT TO RE-TESTING 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 TAGS SHALL BE MADE AVAILABLE TO THE INSPECTOR TO VERIFY TYPE

DISTURBED AREAS.

AND RATE OF SEED USED).

INOCULANT - THE INOCULANT FOR TREATING LEGUME SEED IN THE SEED MIXTURES SHALL BE A PURE CULTURE OF NITROGEN-FIXING BACTERIA PREPARED SPECIFICALLY FOR THE SPECIES. INOCULANTS SHALL NOT BE USED LATER THAN THE DATE INDICATED ON THE CONTAINER. ADD FRESH INOCULANT AS DIRECTED ON PACKAGE. USE FOUR TIMES THE RECOMMENDED RATE WHEN HYDRO SEEDING. NOTE: IT IS VERY IMPORTANT TO KEEP INOCULANT AS COOL AS POSSIBLE UNTIL USED. TEMPERATURES ABOVE 75—80°F. CAN WEAKEN BACTERIA AND MAKE THE INOCULANT

- E. METHODS OF SEEDING: 1. HYDRO SEEDING: APPLY SEED UNIFORMLY WITH HYDRO SEEDER (SLURRY INCLUDES SEED AND FERTILIZER). A. IF FERTILIZER IS BEING APPLIED AT THE TIME OF SEEDING, THE APPLICATION RATE AMOUNTS WILL NOT EXCEED THE FOLLOWING: NITROGEN: MAXIMUM OF 100 LBS. PER ACRE
  - SOLUBLE NITROGEN; P205 (PHOSPHOROUS): 200 LBS./AC; K20 (POTASSIUM): 200 LBS./AC. LIME - USE ONLY GROUND AGRICULTURAL LIMESTONE (UP TO 3 TONS PER ACRE MAY BE APPLIED BY HYDRO NORMALLY, NOT MORE THAN 2 TONS ARE APPLIED BY HYDROSEEDING AT ANY ONE TIME. DO NOT USE BURNT OR HYDRATED LIME WHEN HYDRO SEEDING.
  - SEED AND FERTILIZER SHALL BE MIXED ON SITE AND SHALL BE DONE IMMEDIATELY AND WITHOUT INTERRUPTION.
- 2. DRY SEEDING: THIS INCLUDES USE OF CONVENTIONAL DROP OR BROADCAST SPREADERS.
- SEED SPREAD DRY SHALL BE INCORPORATED INTO THE AT THE RATES PRESCRIBED ON THE PERMANENT SEEDING SUMMARIES OR TABLES 25 OR 26. THE SEEDED AREA SHALL THEN BE ROLLED WITH A WEIGHTED ROLLER TO CONTACT
- PROVIDE GOOD SEED TO SOIL WHERE PRACTICAL SEED SHOULD BE APPLIED IN TWO PERPENDICULAR TO EACH OTHER. APPLY HALF THE SEEDING DIRECTION
- 3. DRILL OR CULTIPACKER SEEDING: MECHANIZED SEEDERS THAT APPLY AND COVER SEED WITH SOIL. A. CULTIPACKING SEEDERS AREA REQUIRED TO BURY TO SUCH A FASHION AS TO PROVIDE AT SEED IN LEAST 1/4 INCH OF SOIL COVERING. SEEDBED MUST BÉ FIRM AFTER PLANTING.
- WHERE PRACTICAL, SEED SHOULD BE APPLIED IN TWO DIRECTIONS PERPENDICULAR TO EACH OTHER. APPLY THE SEEDING RATE IN EACH DIRECTION. F. MUI.CH SPECIFICATIONS (IN ORDER OF PREFERENCE):
- STRAW SHALL CONSIST OF THOROUGHLY THRESHED WHEAT. RYE OR OAT STRAW, REASONABLY BRIGHT IN COLOR AND SHALL NOT BE MUSTY, MOLDY, CAKED, DECAYED, OR EXCESSIVELY DUSTY AND SHALL BE FREE OF NOXIOUS WEED SEEDS AS SPECIFIED IN THE MARYLAND SEED LAW. 2. WOOD CELLULOSE FIBER MULCH (WCFM)
- A. WCFM SHALL CONSIST OF SPECIALLY PREPARED WOOD CELLULOSE PROCESSED INTO A UNIFORM FIBROUS WCFM SHALL BE DYED GREEN OR CONTAIN A GREEN DYE
- IN THE PACKAGE THAT WILL PROVIDE AN APPROPRIATE FACILITATE VISUAL INSPECTION OF THE UNIFORMLY SPREAD WCFM, INCLUDING DYE, SHALL CONTAIN NO GERMINATION GROWTH INHIBITING FACTORS.
- WCFM MATERIALS SHALL BE MANUFACTURED AND SUCH A MANNER THAT THE WOOD CELLULOSE FIBER MULCH WILL REMAIN IN UNIFORM SUSPENSION IN WATER UNDER AGITATION AND WILL BLEND WITH SEED, FERTILIZER AND OTHER ADDITIVES TO FORM A HOMOGENEOUS SLURRY. MULCH MATERIAL SHALL FORM A BLOTTER-LIKE GROUND COVER ON APPLICATION, HAVING MOISTURE ABSORPTION AND PERCOLATION
- PROPERTIES AND SHALL COVER AND HOLD SEED IN CONTACT WITH THE SOIL WITHOUT INHIBITING THE GROWTH OF THE GRASS SEEDLINGS. E. WCFM MATERIAL SHALL CONTAIN NO ELEMENTS OR COMPOUNDS AT CONCENTRATION LEVELS THAT WILL BE
- WCFM MUST CONFORM TO THE FOLLOWING PHYSICAL REQUIREMENTS: FIBER LENGTH TO APPROXIMATELY 10 MM., DIAMETER APPROXIMATELY 1 MM., PH RANGE OF 4.0 TO ASH CONTENT OF 1.6%%% MAXIMUM AND WATER HOLDING CAPACITY OF 90%% MINIMUM (NOTE: ONLY STERILE STRAW MULCH SHALL BE USED IN AREAS WHERE ONE SPECIES OF GRASS IS DESIRED).

- MULCHING SEEDED AREAS MULCH SHALL BE APPLIED TO ALL SEED AREA IMMEDIATELY AFTER SEEDING. IF GRADING IS COMPLETED OUTSIDE OF THE SEEDING SEASON, MULCH ALONE SHALL BE APPLIED AS Prescribed in this section and maintained until THE SEEDING SEASON RETURNS AND SEEDING CAN BE PERFORMED IN ACCORDANCE WITH THESE
- SPECIFICATIONS. 2. WHEN STRAW MULCH IS USED, IT SHALL BE SPREAD OVER ALL SEEDED AREAS AT THE RATE OF 2 TONS/ACRE. MULCH SHALL BE APPLIED TO A UNIFORM LOOSE DEPTH OF BETWEEN 1" AND 2". MULCH APPLIED SHALL ACHIEVE A UNIFORM DISTRIBUTION AND DEPTH SO THAT THE SOIL SURFACE IS NOT EXPOSED. IF A MULCH ANCHORING TOOL IS TO BE USED, THE RATE SHOULD BE INCREASED TO
- 2.5 TONS/ACRE. 3. WOOD CELLULOSE FIBER USED AS A MULCH SHALL BE APPLIED AT A NET DRY WEIGHT OF 1,500 LBS. PER ACRE. THE WOOD CELLULOSE FIBER SHALL BE MIXED WITH WATER, AND THE MIXTURE SHALL CONTAIN A MAXIMUM OF 50 LBS. OF WOOD CELLULOSE FIBER PER 100 GALLONS OF WATER.
- SECURING STRAW MULCH (MULCH ANCHORING), MULCH ANCHORING SHALL BE PERFORMED IMMEDIATELY FOLLOWING MULCH APPLICATION TO MINIMIZE LOSS BY WIND OR WATER. THIS MAY BE DONE BY ONE OF THE FOLLOWING METHODS (LISTED BY PREFERENCE), DEPENDING UPON SIZE OR AREA AND EROSION HAZARD: A MULCH ANCHORING TOOL IS A TRACTOR DRAWN
- IMPLEMENT DESIGNED TO PUNCH AND ANCHOR MULCH INTO THE SOIL SURFACE A MINIMUM OF TWO (2) INCHES. THIS PRACTICE IS MOST EFFECTIVE ON LARGE AREAS, BUT IS LIMITED TO FLATTER SLOPES WHERE EQUIPMENT CAN OPERATE SAFELY. IF USED ON SLOPING LAND, THIS PRACTICE SHOULD BE USED ON THE CONTOUR IF POSSIBLE.
- 2. WOOD CELLULOSE FIBER MAY BE USED FOR ANCHORING STRAW, THE FIBER BINDER SHALL BE APPLIED AT A NET DRY WEIGHT OF 750 POUNDS/ACRE. THE WOOD CELLULOSE FIBER SHALL BE MIXED WITH WATER AND THE MIXTURE SHALL CONTAIN A MAXIMUM OF 50 POUNDS OF WOOD
- CELLULOSE FIBER PER 100 GALLONS OF WATER. 3. APPLICATION OF LIQUID BINDERS SHOULD BE HEAVIER AT THE EDGES WHERE WIND CATCHES MULCH, SUCH AS IN VALLEYS AND ON CRESTS OF BANKS. THE REMAINDER OF AREA SHOULD BE APPEAR UNIFORM AFTER FIBER APPLICATION, SYNTHETIC BINDERS -SUCH AS ACRYLIC DLR (AGRO-TACK). DCA-70, PETROSET, TERRA TAX II. TERRA TACK AR OR OTHER APPROVED EQUAL MAY BE USED AT RATES RECOMMENDED BY THE MANUFACTURER TO ANCHOR
- LIGHTWEIGHT PLASTIC NETTING MAY BE STAPLED OVER THE MULCH ACCORDING TO MANUFACTURER'S RECOMMENDATION. NETTING IS USUALLY AVAILABLE IN ROLLS 4' TO 15' FEET WIDE AND 300 TO 3,000 FEET
- INCREMENTAL STABILIZATION CUT SLOPES: ALL CUT SLOPES SHALL BE DRESSED, PREPARED, SEEDED AND MULCHED AS THE WORK PROGRESSES SLOPES SHALL BE EXCAVATED AND STABILIZED IN EQUAL INCREMENTS NOT TO EXCEED 15'. CONSTRUCTION SEQUENCE (REFER TO FIGURE 4,
- PAGE G-20-6): EXCAVATE AND STABILIZE ALL TEMPORARY SWALES, SIDE DITCHES, OR BERMS THAT WILL BE USED TO CONVEY RUNOFF FROM THE EXCAVATION.
- B. PERFORM PHASE 1 EXCAVATION, DRESS, AND STABILIZE. PERFORM PHASE 1 EXCAVATION, DRESS AND stabilize. Overseed Phase 1 areas as
- NECESSARY. D. PERFORM FINAL PHASE EXCAVATION, DRESS AND STABILIZE. OVERSEED PREVIOUSLY SEEDED AREAS AS NECESSARY. ONCE EXCAVATION HAS BEGIN THE OPERATION SHOULD BE CONTINUOUS FROM GRUBBING THROUGH THE COMPLETION OF GRADING AND PLACEMENT OF
- TOPSOIL (IF REQUIRED) AND PERMANENT SEED AND MULCH. ANY INTERRUPTIONS IN THE OPERATION OR COMPLETING THE OPERATION OUT OF THE SEEDING SEASON WILL NECESSITATE THE APPLICATION OF TEMPORARY STABILIZATION.
- INCREMENTAL STABILIZATION OF EMBANKMENTS FILL
- EMBANKMENTS SHALL BE CONSTRUCTED IN LIFTS AS PRESCRIBED ON THE PLANS. 2. SLOPES SHALL BE STABILIZED IMMEDIATELY WHEN THE VERTICAL HEIGHT OF THE MULTIPLE LIFTS REACHES 15', OR WHEN THE GRADING OPERATION CEASES AS
- PRESCRIBED IN THE PLANS. 3. AT THE END OF EACH DAY, TEMPORARY BERMS AND PIPE SLOPE DRAINS SHOULD BE CONSTRUCTED ALONG THE TOP EDGE OF THE EMBANKMENT TO INTERCEPT SURFACE RUNOFF AND CONVEY IT DOWN THE SLOPE IN A NON-EROSIVE MANNER TO A SEDIMENT TRAPPING
- 4. CONSTRUCTION SEQUENCE: REFER TO FIGURE 4, PAGE G-20-7.
- EXCAVATE AND STABILIZE ALL TEMPORARY SWALES, SIDE DITCHES, OR BERMS THAT WILL BE USED TO DIVERT RUNOFF AROUND THE FILL. CONSTRUCT SLOPE FENCE ON LOW SIDE OF FILL AS SHOWN IN FIGURE 5. UNLESS OTHER METHODS SHOWN ON THE PLANS ADDRESS THIS AREA.
- B. PLACE PHASE 1 EMBANKMENT, DRESS AND PLACE PHASE 2 EMBANKMENT, DRESS AND
- D. PLACE FINAL PHASE EMBANKMENT, DRESS AND
- STABILIZE. OVERSEED PREVIOUSLY SEEDED AREAS AS NECESSARY. ONCE THE PLACEMENT FILL HAS BEGUN THE OPERATION SHOULD BE CONTINUOUS FROM GRUBBING HROUGH THE COMPLETION OF GRADING AND PLACEMENT OF TOPSOIL (IF REQUIRED) AND PERMANENT SEED AND MULCH. ANY INTERRUPTIONS IN THE OPERATION OR COMPLETING THE OPERATION OUT OF THE SEEDING SEASON WILL NECESSITATE THE APPLICATION OF TEMPORARY STABILIZATION.

#### SECTION 2: TEMPORARY SEEDING:

VEGETATION - ANNUAL GRASS OR GRAIN USED TO PROVIDE COVER ON DISTURBED AREA FOR UP TO 12 MONTHS. FOR LONGER DURATION OF VEGETATIVE COVER, PERMANENT SEEDING IS REQUIRED.

- SEED MIXTURES TEMPORARY SEEDING: SELECT ONE OR MORE OF THE SPECIES OR MIXTURES LISTED IN TABLE 26 FOR THE APPROPRIATE PLANT HARDINESS ZONE (FROM FIGURE 5) AND ENTER THEM IN THE TEMPORARY SEEDING SUMMARY, PAGE G-20- B, ALONG WITH APPLICATION RATES, SEEDING DATES AND SEEDING DEPTHS. IF THIS SUMMARY IS NOT PUT ON THE PLANS AND COMPLETED, THEN
- TABLE 26 MUST BE PUT ON THE PLANS. 2. FOR SITES HAVING SOILS TESTS PERFORMED, THE RATES SHOWN ON THIS TABLE SHALL BE DELETED AND THE RATES RECOMMENDED BY THE TESTING AGENCY SHALL BE WRITTEN IN. SOIL TESTS ARE NOT REQUIRED FOR TEMPORARY SEEDING.

#### SECTION 3: PERMANENT SEEDING:

SEEDING GRASS AND LEGUMES TO ESTABLISH GROUND COVER FOR A MINIMUM PERIOD OF ONE YEAR ON DISTURBED AREAS GENERALLY RECEIVING LOW MAINTENANCE. A. SEED MIXTURES - PERMANENT SEEDING:

- SELECT ONE OR MORE OF THE SPECIES LISTED IN TABLE 25 FOR THE APPROPRIATE PLANT HARDINESS ZONE (FROM FIGURE 5) AND ENTER THEM IN THE PERMANENT SEEDING SUMMARY BELOW, ALONG WITH APPLICATION RATES AND SEEDING DATES. IF THIS SUMMARY IS NOT PUT ON THE CONSTRUCTION PLANS AND COMPLETED, THEN TABLE 25 MUST BE PUT ON THE PLANS. ADDITIONAL PLANTING SPECIFICATIONS FOR EXCEPTIONAL SITES SUCH AS SHORELINES, STREAM BANKS, OR DUNES OR FOR SPECIAL PURPOSES SUCH AS WILDLIFE, OR AESTHETIC TREATMENT MAY BE FOUND IN USDA-SCS TECHNICAL FIELD OFFICE GUIDE, SECTION 342-CRITICAL AREA PLANTING. FOR SPECIAL LAWN MAINTENANCE AREAS, SEE SECTIONS SOD AND TURFGRASS.
- FOR SITES HAVING DISTURBED AREA OVER 5 ACRES. THE RATES SHOWN ON THIS TABLE SHALL BE DELETED AND THE RATES RECOMMENDED BY THE SOIL TESTING AGENCY SHALL BE WRITTEN IN. FOR AREAS RECEIVING LOW MAINTENANCE, APPLY UREAFORM FERTILIZER (40-0-0) AT 3 LBS/1000 S.F.
- (150 LBS/AC), IN ADDITION TO THE ABOVE SOIL AMENDMENTS SHOWN IN THE TABLE, PAGE G-20-9, TO BE PERFORMED AT THE TIME OF SEEDING.

#### SECTION 4: SOD:

- A. GENERAL SPECIFICATIONS: 1. CLASS OF TURFGRASS SOD SHALL BE MARYLAND OR VIRGINIA STATE CERTIFIED OR APPROVED. SOD LABELS SHALL BE MADE AVAILABLE TO THE JOB FOREMAN AND
- 2. SOD SHALL BE MACHINE CUT AT A UNIFORM SOIL THICKNESS OF 3/4" PLUS OR MINUS 1/4" AT THE TIME OF CUTTING. MEASUREMENT FOR THICKNESS SHALL EXCLUDE TOP GROWTH AND THATCH, INDIVIDUAL PIECES OF SOD SHALL BE CUT TO THE SUPPLIERS WIDTH AND LENGTH. MAXIMUM ALLOWABLE DEVIATION FROM STANDARD WIDTHS AND LENGTHS SHALL BE 5 PERCENT. BROKEN PADS AND TORN OR UNEVEN ENDS WILL NOT BE ACCEPTABLE.
- 3. STANDARD SIZE SECTIONS OF SOD SHALL BE STRONG ENOUGH TO SUPPORT THEIR OWN WEIGHT AND RETAIN THEIR SIZE AND SHAPE WHEN SUSPENDED VERTICALLY WITH A FIRM GRASP ON THE UPPER 10 PERCENT OF THE SECTION.
- 4. SOD SHALL NOT BE HARVESTED OR TRANSPLANTED WHEN MOISTURE CONTENT (EXCESSIVELY DRY OR WET) MAY ADVERSELY AFFECT ITS SURVIVAL 5. SOD SHALL BE HARVESTED, DELIVERED, AND
- INSTALLED WITHIN A PERIOD OF 36 HOURS. SOD NOT TRANSPLANTED WITHIN THIS PERIOD SHALL BE APPROVED BY AN AGRONOMIST OR SOIL SCIENTIST PRIOR TO ITS INSTALLATION.
- B. SOD INSTALLATION: DURING PERIODS OF EXCESSIVELY HIGH TEMPERATURE OR IN AREAS HAVING DRY SUBSOIL, THE SUBSOIL SHALL BE LIGHTLY IRRIGATED IMMEDIATELY PRIOR TO
- 2. THE FIRST ROW OF SOD SHALL BE LAID IN A STRAIGHT LINE WITH SUBSEQUENT ROWS PLACED PARALLEL TO AND TIGHTLY WEDGED AGAINST EACH OTHER. LATERAL JOINTS SHALL BE STAGGERED TO PROMOTE MORE UNIFORM GROWTH AND STRENGTH, ENSURE THAT SOD IS NOT STRETCHED OR OVERLAPPED AND THAT ALL JOINTS ARE BUTTED TIGHT IN ORDER TO PREVENT VOIDS WHICH WOULD CAUSE
- AIR DRYING OF THE ROOTS. WHEREVER POSSIBLE, SOD SHALL BE LAID WITH THE LONG EDGES PARALLEL TO THE CONTOUR AND WITH STAGGERING JOINTS. SOD SHALL BE ROLLED AND TAMPED, PEGGED OR OTHERWISE SECURED TO PREVENT SLIPPAGE ON SLOPES AND TO ENSURE SOLID CONTACT BETWEEN SOD ROOTS AND THE UNDERLYING SOIL SURFACE.
- 4. SOD SHALL BE WATERED IMMEDIATELY FOLLOWING ROLLING OR TAMPING UNTIL THE UNDERSIDE OF THE NEW SOD PAD AND SOIL SURFACE BELOW THE SOD ARE THOROUGHLY WET. THE OPERATIONS OF LAYING, TAMPING AND IRRIGATING FOR ANY PIECE OF SOD SHALL BE COMPLETED WITHIN EIGHT HOURS.
- SOD MAINTENANCE: IN THE ABSENCE OF ADEQUATE RAINFALL, WATERING SHALL BE PERFORMED DAILY OR AS OFTEN AS NECESSARY DURING THE FIRST WEEK AND IN SUFFICIENT QUANTITIES TO MAINTAIN MOIST SOIL TO A DEPTH OF 4". WATERING SHOULD BE DONE DURING THE HEAT OF THE DAY TO PREVENT WILTING.
  - THE FIRST MOWING OF SOD SHOULD NOT BE ATTEMPTED UNTIL THE SOD IS FIRMLY ROOTED. NO MORE THAN 1/3 OF THE GRASS LEAF SHALL BE REMOVED BY THE INITIAL CUTTING OR SUBSEQUENT CUTTINGS. GRASS HEIGHT SHALL BE MAINTAINED BETWEEN 2" AND 3" UNLESS OTHERWISE SPECIFIED.

2. AFTER THE FIRST WEEK, SOD WATERING IS REQUIRED

AS NECESSARY TO MAINTAIN ADEQUATE MOISTURE

#### SECTION 5: TURFGRASS ESTABLISHMENT:

AREAS WHERE TURFGRASS MAY BE DESIRED INCLUDE LAWNS. PARKS, PLAYGROUNDS, AND COMMERCIAL SITES WHICH WILL RECEIVE A MEDIUM TO HIGH LEVEL OF MAINTENANCE, AREAS TO RECEIVE SEED SHALL BE TILLED BY DISKING OR OTHER APPROVED METHODS TO A DEPTH OF 2 TO 4 INCHES, LEVELED AND RAKED TO PREPARE A PROPER SEEDBED. STONES AND DEBRIS OVER 1 INCHES IN DIAMETER SHALL BE REMOVED. THE RESULTING SEEDBED SHALL BE IN SUCH CONDITION THAT FUTURE MOWING OF GRASSES WILL POSE NOT DIFFICULTY.

- CHOOSE CERTIFIED MATERIAL. CERTIFIED MATERIAL IS NOTE: THE BEST GUARANTEE OF CULTIVAR PURITY. THE CERTIFICATION PROGRAM OF THE MARYLAND DEPARTMENT OF AGRICULTURE, TURF AND SEED SECTION PROVIDES A RELIABLE MEANS OF CONSUMER PROTECTION AND ASSURES A PURE GENETIC LINE. A. TURF GRASS MIXTURES
- KENTUCKY BLUEGRASS FULL SUN MIXTURE FOR USE IN AREAS THAT RECEIVE INTENSIVE MANAGEMENT IRRIGATION REQUIRED IN THE AREAS OF CENTRAL MARYLAND AND EASTERN SHORE. RECOMMENDED CERTIFIED KENTUCKY BLUEGRASS CULTIVARS SEEDING RATE: 1.5 TO 2.0 POUNDS/1000 SQUARE FEET. A MINIMUM OF THREE BLUEGRASS CULTIVARS SHOULD BE CHOSEN RANGING FROM A MINIMUM OF 10% TO A MAXIMUM OF 35% OF THE MIXTURE BY WEIGHT.
- KENTUCKY BLUEGRASS/PERENNIAL RYE FULL SUN MIXTURE - FOR USE IN FULL SUN AREAS WHERE RAPID ESTABLISHMENT IS NECESSARY AND WHEN TURF WILL RECEIVE MEDIUM TO INTENSIVE MANAGEMENT. CERTIFIED PERENNIAL RYEGRASS CULTIVARS/CERTIFIED Kentucky BLUEGRASS SEEDING RATE: 2 POUNDS MIXTURE/1000 SQUARE FEET. A MINIMUM OF 3 Kentucky BLUEGRASS CULTIVARS MUST BE CHOSEN, WITH EACH CULTIVAR RANGING FROM 10% TO 35% OF THE MIXTURE BY WEIGHT.
- TALL FESCUE/KENTUCKY BLUEGRASS FULL SUN MIXTURE - FOR USE IN DROUGHT PRONE AREAS AND/OR FOR AREAS RECEIVING LOW TO MEDIUM MANAGEMENT IN FULL SUN TO MEDIUM SHADE. RECOMMENDED MIXTURE INCLUDES: CERTIFIED TALL FESCUE CULTIVARS 95-100% CERTIFIED KENTUCKY BLUEGRASS CULTIVARS 0-5%. SEEDING RATE: 5 TO 8 LB.1000 S.F. ONE OR MORE CULTIVARS MAY BE BLENDED.
- KENTUCKY BLUEGRASS/FINE FESCUE SHADE MIXTURE - FOR USE IN AREAS WITH SHADE IN BLUEGRASS LAWNS. FOR ESTABLISHMENT IN HIGH QUALITY, INTENSIVELY MANAGED TURF AREA. MIXTURE NCLUDES: CERTIFIED KENTUCKY BLUEGRASS CULTIVARS 30-40% AND CERTIFIED FINE FESCUE AND 60-70%. SEEDING RATE: 1 -3 LBS/1000 SQUARE FEET. A MINIMUM OF 3 KENTUCKY BLUEGRASS CULTIVARS MUST BE CHOSEN, WITH EACH CULTIVAR RANGING FROM A MINIMUM OF 10% TO A MAXIMUM OF 35% OF THE MIXTURE BY WEIGHT. NOTE: TURFGRASS VARIETIES SHOULD BE SELECTED FROM THOSE LISTED IN THE MOST CURRENT UNIVERSITY OF MARYLAND PUBLICATION AGRONOMY MIMEO #77, "TURFGRASS CULTIVAR RECOMMENDATIONS
- FOR MARYLAND". IDEAL TIMES OF SEEDING: WESTERN MD: MARCH 15 - JUNE 1, AUGUST 1 -OCTOBER 1 (HARDINESS ZONES 5B, 6A). CENTRAL MD: MARCH 1 - MAY 15, AUGUST 15 -OCTOBER 15 (HARDINESS ZONE - 6B).
- SOUTHERN MD, EASTER SHORE: MARCH 1 MAY 15, AUGUST 15 - OCTOBER 15 (HARDINESS ZONE -7A. 7B). C. IRRIGATION: IF SOIL MOISTURE IS DEFICIENT, SUPPLY NEW
- SEEDINGS WITH ADEQUATE WATER FOR PLANT GROWTH (1/2" EVERY 3 TO 4 DAYS DEPENDING ON SOIL TEXTURE) UNTIL THEY ARE FIRMLY ESTABLISHED. THIS IS ESPECIALLY TRUE WHEN SEEDINGS ARE MADE LATE IN THE PLANTING SEASON, IN ABNORMALLY DRY OR HOT SEASONS, OR ON ADVERSE SITES. REPAIRS AND MAINTENANCE: INSPECT ALL SEEDED AREAS FOR FAILURES AND MAKE
- NECESSARY REPAIRS, REPLACEMENTS, AND RESEEDINGS WITHIN THE PLANTING SEASON. ONCE THE VEGETATION IS ESTABLISHED. THE SITE SHALL HAVE 95% GROUND COVER TO BE CONSIDERED ADEQUATELY STABILIZED. IF THE STAND PROVIDES LESS THAN 40% GROUND
- COVERAGE. REESTABLISH FOLLOWING ORIGINAL LIME, FERTILIZER, SEEDBED, PREPARATION AND SEEDING RECOMMENDATIONS. IF THE STAND PROVIDES BETWEEN 40% AND 94% GROUND COVERAGE, OVERSEEDING AND FERTILIZING USING HALF OF THE RATES ORIGINALLY APPLIED MAY

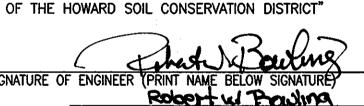
BE NECESSARY.

MAINTENANCE FERTILIZER RATES FOR PERMANENT SEEDING ARE SHOWN IN TABLE 24. FOR LAWNS AND OTHER MEDIUM TO HIGH MAINTENANCE TURFGRASS AREAS. REFER TO THE UNIVERSITY OF MARYLAND PUBLICATION "LAWN CARE IN MARYLAND" BULLETIN

THIS DEVELOPEMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL

#### ENGINEER'S CERTIFICATE

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



## DEVELOPER'S CERTIFICATE

"I/WE CERTIFY THAT ALL DEVELOPEMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL, AND THAT ALL RESPONSIBLE PERSONEL 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."

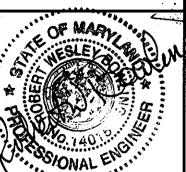


PERMIT INFORMATION CHART PROJECT NAMI SECTION / AREA PARCEL **VERIZON WIRELESS** 945 LIBER / FOLIO | GRID # | ZONING | TAX MAP NO. | ELECT. DIST. | CENSUS TRACT 343 / 0001 24 R-20 6028.00 SEWER CODE:



#### Morris & Ritchie Associates, inc. ENGINEERS, PLANNERS, SURVEYORS AND LANDSCAPE ARCHITECTS

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SITE DEVELOPMENT PLAN VERIZON WIRELESS - LONG GATE (BGE TOWER 276A) **EQUIPMENT SHELTER AND ANTENNA ADDITION** SDP-08-073

**EROSION AND SEDIMENT** CONTROL NOTES UBER: 343 ~ FOLIO: 0001~ PARCEL: 945 ZONED: R-20 ~ TAX MAP: 24 ~ GRID: 24

2ND ELECTION DISTRICT ~ HOWARD COUNTY, MARYLAND

DATE | REVISIONS 10427.479 JOB NO.: SCALE: AS SHOW DATE: 01/23/08 DRAWN BY: DFA DESIGN BY: DFA REVIEW BY: 7 OF 7

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING CHIEF, DIVISION OF LAND, DEVELOPMENT DIFFECTOR, DEPARTMENT OF PLANNING AND ZONING

PROFESSIONAL CERTIFICATION I HEARBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO.

EXPIRATION DATE:

PROPERTY OWNER

ALTIMORE GAS & ELECTRIC COMPANY 1068 NORTH FRONT STREET ALTIMORE, MARYLAND 21202 PHONE 410-291-5727 ATTN: RENEE OSWALD

VERIZON WIRELESS 9000 JUNCTION DRIVE ANNAPOLIS JUNCTION, MD 20701 PHONE: 301.512.2000 ATTN: JOSH LEVY

DEVELOPER

SHEET:

130/09

6440000