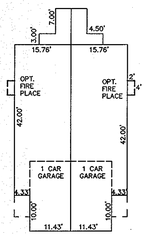
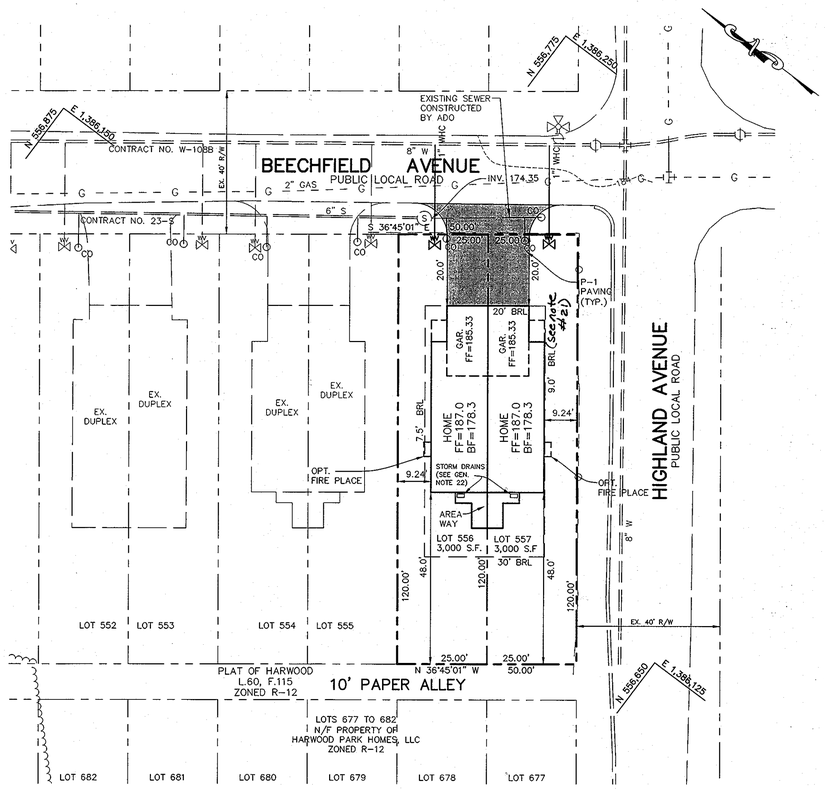
SHEET INDEX	
NO	DESCRIPTION
1	SITE DEVELOPMENT PLAN
2	GRADING & SEDIMENT CONTROL PLAN & DETAILS
3	EROSION AND SEDIMENT CONTROL NOTES AND DETAILS

SITE DEVELOPMENT PLAN
HARWOOD PARK
LOTS 556 AND 557
1st ELECTION DISTRICT
HOWARD COUNTY, MARYLAND



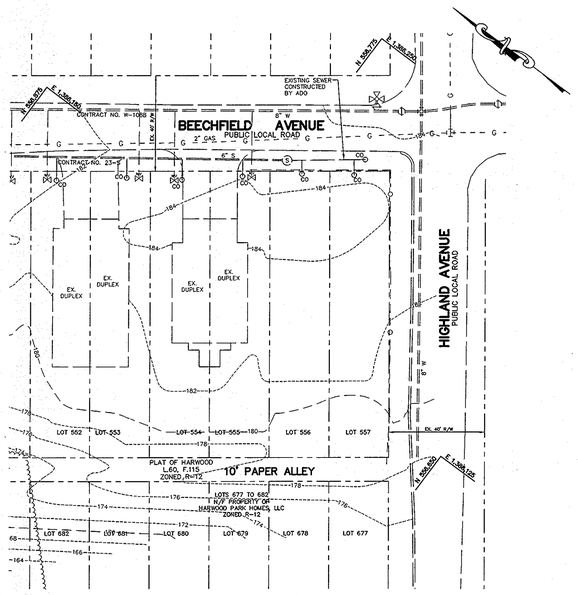
FOOTPRINT
SCALE: 1" = 20'

ELEVATION
SCALE: 1" = 20'



SITE DEVELOPMENT PLAN
SCALE: 1" = 20'

10' 0' 20' 40'



EXISTING SITE CONDITIONS
SCALE: 1" = 30'

15' 0' 30' 60'

LEGEND

EX. PROPERTY LINE	
PROPERTY LINE	
EX. WATER LINE	8" W
EX. SANITARY SEWER LINE	6" S
EX. GAS LINE	G 2" GAS
EX. WATER VALVE	WV
EX. FIRE HYDRANT	
EX. CLEAN OUT	CO
EX. SAN. MANHOLE	S
DENOTES CONCRETE	
P-1 PAVING	

GENERAL NOTES

1. 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.

2. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.

3. THE EXISTING TOPOGRAPHY IS TAKEN FROM FIELD STUDY WITH MAXIMUM TWO FOOT CONTOUR INTERVALS PREPARED BY PATTON HARRIS RUST AND ASSOCIATES, DATED MAY, 2007.

4. 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 NO'S 38D5 AND 38D6 WERE USED FOR THIS PROJECT.

5. EXISTING UTILITIES ARE BASED ON PUBLIC WATER AND PUBLIC SEWERAGE CONNECTIONS PROVIDED UNDER CONTRACTS NO. 23-S AND W-108B.

6. ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.

7. DRIVEWAY ENTRANCE SHALL BE P-1 PAVING.

8. BASED ON AVAILABLE COUNTY DATA, NO HISTORIC STRUCTURES OR BURIAL GROUNDS EXIST ON SITE

9. SOILS DATA BASED ON HOWARD COUNTY SOIL SURVEY DATED 1968.

10. THERE ARE NO STEEP SLOPES, FLOODPLAINS, STREAMS OR WETLANDS PRESENT ON THE PROJECT SITE.

11. THIS SUBDIVISION IS EXEMPT FROM FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 16.1202(B)(1)(i) OF THE FOREST CONSERVATION MANUAL SINCE THE ENTIRETY OF THE SITE IS LESS THAN 40,000 SQUARE FEET.

12. THE SUBDIVISION IS EXEMPT FROM PERIMETER LANDSCAPING SINCE IT HAD A PRELIMINARY PLAN AND PLAT RECORDATION PRIOR TO 1993. IN ADDITION, THE SUBJECT LOTS ARE INTERIOR TO AN EXISTING SUBDIVISION, AND THIS PLAN DOES NOT PROPOSE ANY NEW BUILDING LOTS OR ADDITIONAL ACREAGE.

13. PROJECT BACKGROUND INFORMATION:
TAX MAP 38, PARCEL 873

DEED REFERENCE :	PLAT NO. 5300
GROSS AREA	0.14 ACRES
AREA OF PLAN SUBMISSION	0.14 ACRES
ZONE	R-12
AREA OF STEEP SLOPES	0.00 ACRES
AREA OF WETLANDS	0.00 ACRES
AREA IN ROW AND ROAD	0.00 ACRES
TOTAL AREA OF DISTURBANCE	0.17 ACRES

14. 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.

15. THE SUBJECT PROPERTY IS ZONED R-12 PER THE 2/2/04 COMPREHENSIVE ZONING PLAN AND PER THE COMP LITE ZONING AMENDMENTS ADOPTED JULY 28, 2006.

16. GARAGES ON ALL UNITS MAY NOT BE CONVERTED TO LIVING SPACE. EACH UNIT MUST HAVE TWO OFF-STREET PARKING SPACES PER SECTION 133 OF THE ZONING REGULATIONS.

17. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST STANDARDS AND SPECIFICATIONS OF HOWARD COUNTY.

18. DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
- WIDTH - 12' (16' SERVING MORE THAN ONE RESIDENCE);
- SURFACE - 6" OF COMPACTED CRUSHER RUN BASE W/TAR AND CHIP COATING (1-½" MIN.);
- GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS;
- STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING);
- DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE;
- MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.

19. INSIDE METERS SHALL BE PROVIDED FOR ALL WHC'S.

20. THIS PROJECT IS EXEMPT FROM STORMWATER MANAGEMENT REQUIREMENTS BECAUSE THE DISTURBED AREA IS LESS THAN 5,000 SQUARE FEET.

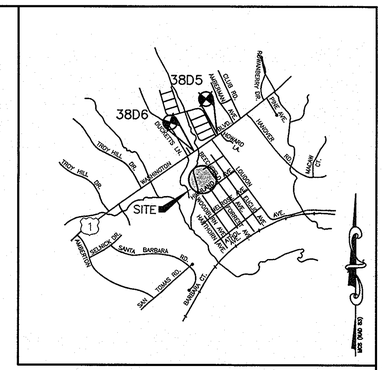
21. A VARIANCE WAS APPROVED BY HOWARD COUNTY ON JUNE 23, 2008 REDUCING THE HIGHLAND AVENUE SETBACK FOR 6370 BEECHFIELD AVENUE FROM 20 FEET TO 9 FEET, B.A. CASE REFERENCE "BA-08-026V".

22. THE STORM DRAINS LOCATED WITHIN THE AREA WAYS WILL TIE INTO A SUMP PUMP.

23. THERE ARE NO HISTORIC STRUCTURES OR CEMETERIES ON THE SITE.

SITE ANALYSIS DATA

EXISTING ZONING	R-12
TOTAL PROJECT AREA	0.14 AC ± (6,000 S.F.)
LIMIT OF DISTURBANCE	0.14 ACRES
AREA IN 100 YR. FLOODPLAIN	0.00 AC (0 SF)
AREA OF STEEP SLOPE	0.00 AC
AREA OF R.O.W. TO BE RECORDED	0.00 AC
NET TRACT AREA	0.14 AC ±
AREA OF PROPOSED BUILDABLE LOTS	0.14 AC ±
NUMBER OF BUILDABLE LOTS	2
PROPOSED WATER AND SEWER	PUBLIC



VICINITY MAP
SCALE: 1"=2000'
ADC MAP 17 GRID E9 10

BENCH MARK
HOWARD COUNTY CONTROL
STATION 38D5
N 558,378.575
E 1,386,524.158
ELEV. 193.726

HOWARD COUNTY CONTROL
STATION 38D6
N 557,155.459
E 1,384,992.262
ELEV. 175.228

APPROVED : HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

CHIEF, DEVELOPMENT ENGINEERING DIVISION	9/18/08 DATE
CHIEF, DIVISION OF LAND DEVELOPMENT	9/22/08 DATE
DIRECTOR	9/24/08 DATE

DATE	NO.	REVISION

OWNER/DEVELOPER
MEADOWLARK, LLC
ATTN: MARK PRITCHETT
P.O. BOX 484
HANOVER, MARYLAND 21076
410-796-6505

PROJECT
HARWOOD PARK
LOTS 556 and 557

AREA TAX MAP #38 PARCEL 873 ZONED R-12
1st ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TITLE
SITE DEVELOPMENT PLAN

Patton Harris Rust & Associates, pc
Engineers. Surveyors. Planners. Landscape Architects.
8818 Centre Park Drive
Columbia, MD 21045
T 410.997.8900
F 410.997.9282

SEAL

STATE OF MARYLAND — DOMINICK W. COLUCCIELLO — No. 27200 — REGISTERED PROFESSIONAL ENGINEER

8/26/08

BY

"PROFESSIONAL CERTIFICATION. I HEREBY 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. 27200, EXPIRATION DATE: MARCH 26, 2010."

DESIGNED BY :	DWC
DRAWN BY:	EMR
PROJECT NO.	11563/1-4/PLANS/ Lots-556&557/C400SDP01
DATE :	SEPTEMBER 5, 2008
SCALE :	AS SHOWN
DRAWING NO.	1 OF 2

ADDRESS CHART

PARCEL NUMBER	STREET ADDRESS
556	6368 BEECHFIELD AVENUE
557	6370 BEECHFIELD AVENUE

SUBDIVISION NAME			SECT./AREA		PARCEL
HARWOOD PARK			-		873
PLAT NO. OR L/F	GRID #	ZONING	TAX MAP NO.	ELECT. DIST.	CENSUS TRACT
5300	13	R-12	38	1	6011.02
WATER CODE			SEWER CODE		
-			-		

SDP-09-005

21.0 STANDARD 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 VEGETATIVE 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 EXPERIMENTATION 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 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 THAN 1½" 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 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 – BSECTION I – VEGETATIVE STABILIZATION METHODS AND MATERIALS.

IV. 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 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 TO 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 AMENDMENTS AS SPECIFIED IN 20.0 VEGETATIVE STABILIZATION – BSECTION I – VEGETATIVE STABILIZATION METHODS AND MATERIALS.

   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 PLACED 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.

V. ALTERNATIVE FOR PERMANENT SEEDING – INSTEAD OF APPLYING THE FULL AMOUNTS OF LIME AND COMMERCIAL FERTILIZER, COMPOSTED SLUDGE AND AMENDMENTS MAY BE APPLIED AS SPECIFIED BELOW:

   I. COMPOSTED SLUDGE MATERIAL FOR USE AS A SOIL CONDITIONER FOR SITES HAVING DISTURBED AREAS OVER 5 ACRES SHALL BE TESTED TO PRESCRIBE AMENDMENTS AND FOR SITE HAVING DISTURBED AREAS UNDER 5 ACRES SHALL CONFORM TO THE FOLLOWING REQUIREMENTS:
      A. COMPOSTED SLUDGE SHALL BE SUPPLIED BY, OR ORIGINATE FROM, A PERSON OR PERSONS THAT ARE PERMITTED (AT THE TIME OF ACQUISITION OF THE COMPOST) BY THE MARYLAND DEPARTMENT OF THE ENVIRONMENT UNDER COMAR 26.04.06.
      B. COMPOSTED SLUDGE SHALL CONTAIN AT LEAST 1 PERCENT NITROGEN, 1.5 PERCENT PHOSPHORUS, AND 0.2 PERCENT POTASSIUM AND HAVE A PH OF 7.0 TO 8.0. IF COMPOST DOES NOT MEET THESE REQUIREMENTS, THE APPROPRIATE CONSTITUENTS MUST BE ADDED TO MEET THE REQUIREMENTS PRIOR TO USE.
      C. COMPOSTED SLUDGE SHALL BE APPLIED AT A RATE OF 1 TON/1,000 SQUARE FEET.
      D. COMPOSTED SLUDGE SHALL BE AMENDED WITH A POTASSIUM FERTILIZER APPLIED AT THE RATE OF 4 LB/1,000 SQUARE FEET, AND 1/3 THE NORMAL LIME APPLICATION RATE.

REFERENCES: GUIDELINE SPECIFICATIONS, SOIL PREPARATION AND SODDING. MD–VA, PUB. #1, COOPERATIVE EXTENSION SERVICE, UNIVERSITY OF MARYLAND AND VIRGINIA POLYTECHNIC INSTITUTES. REVISED 1973.

LEGEND

EX. PROPERTY LINE		DENOTES CONCRETE	
PROPERTY LINE			
EX. CONTOUR	452	P–1 PAVING	
EX. WATER LINE	8" W		
EX. SANITARY SEWER LINE	6" S	LIMIT OF DISTURBANCE	
EX. GAS LINE	G 2" GAS	SOIL DIVIDE	
EX. WATER VALVE	WV	SUPER SILT FENCE	SF
EX. FIRE HYDRANT		SUPER SILT FENCE	SSF SSF
EX. CLEAN OUT	CO	PROPOSED CONTOUR	174
EX. SAN. MANHOLE	S		

TEMPORARY SEEDING NOTES

APPLY TO GRADED OR CLEARED AREAS LIKELY TO BE REDISTURBED WHERE A SHORT–TERM 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 : APPLY 600 LBS. PER ACRE 10–10–10 FERTILIZER (14 LBS. PER 1000 SQ.FT.).

SEEDING : FOR PERIODS MARCH 1 THRU APRIL 30 AND FROM AUGUST 15 THRU NOVEMBER 15, SEED WITH 2–½ BUSHELS PER ACRE OF ANNUAL RYE (3.2 LBS. PER 1000 SQ.FT.). FOR THE PERIOD MAY 1 THRU AUGUST 14, SEED WITH 3 LBS. PER ACRE OF WEEPING LOVEGRASS (0.07 LBS. PER 1000 SQ.FT.). FOR THE PERIOD NOVEMBER 16 THRU FEBRUARY 28, PROTECT SITE BY APPLYING 2 TONS PER ACRE OF WELL ANCHORED STRAW MULCH AND SEED AS SOON AS POSSIBLE IN THE SPRING, OR USE SOD.

MULCHING : APPLY 1–1/2 TO 2 TONS PER ACRE (70 TO 90 LBS. PER 1000 SQ.FT.) OF UNROTTED SMALL GRAIN STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 218 GAL. PER ACRE (5 GAL. PER 1000 SQ.FT.) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES, 8 FT. OR HIGHER, USE 347 GAL. PER ACRE (8 GAL. PER 1000 SQ.FT.) FOR ANCHORING.

REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.

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. PER 1000 SQ.FT.) AND 600 LBS. PER ACRE 10–10–10 FERTILIZER (14 LBS. PER 1000 SQ.FT.) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL. AT TIME OF SEEDING, APPLY 400 LBS. PER ACRE 30–0–0 UREAFORM FERTILIZER (9 LBS. PER 1000 SQ.FT.).

2) ACCEPTABLE – APPLY 2 TONS PER ACRE DOLOMITIC LIMESTONE (92 LBS. PER 1000 SQ.FT.) AND 1000 LBS. PER ACRE 10–10–10 FERTILIZER (23 LBS. PER 1000 SQ.FT.) BEFORE SEEDING. HARROW OR DISC INTO UPPER THREE INCHES OF SOIL.

SEEDING : FOR THE PERIOD MARCH 1 THRU APRIL 30 AND FROM AUGUST 1 THRU OCTOBER 15, SEED WITH 60 LBS. PER ACRE (1.4 LBS. PER 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 (0.05 LBS. PER 1000 SQ.FT.) OF WEEPING LOVEGRASS. DURING THE PERIOD OCTOBER 16 THRU FEBRUARY 28, PROTECT SITE BY ONE OF THE FOLLOWING OPTIONS :

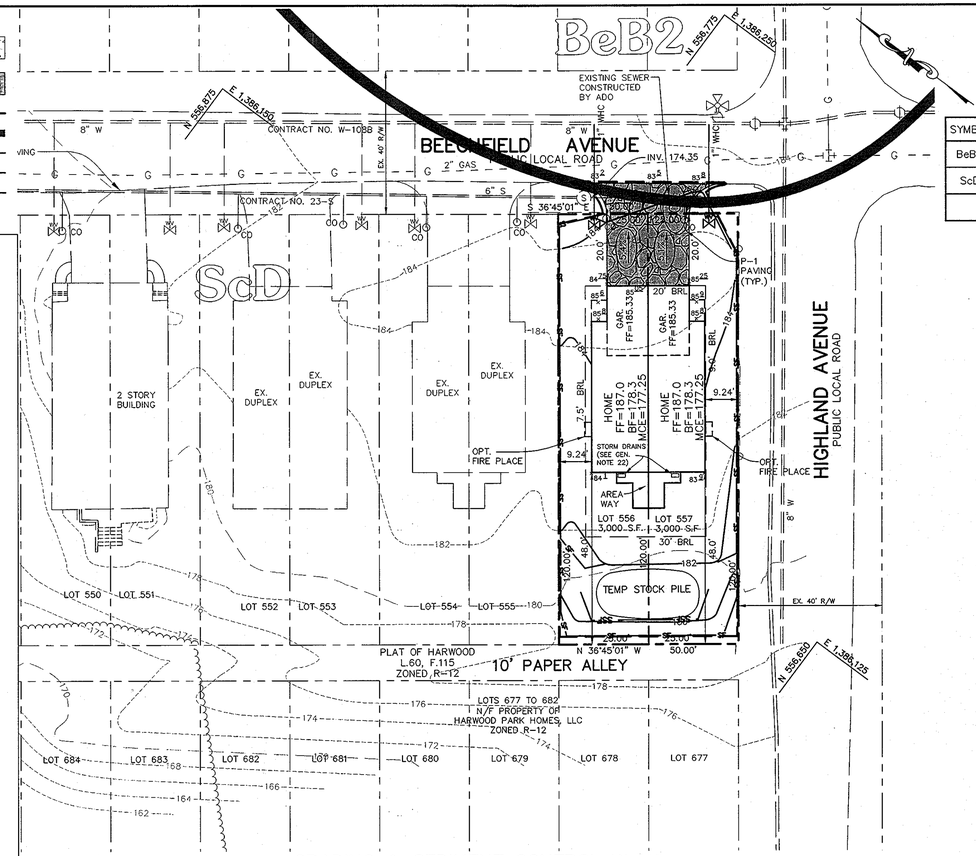
1) 2 TONS PER ACRE OF WELL–ANCHORED MULCH STRAW AND SEED AS SOON AS POSSIBLE IN THE SPRING.

2) USE SOD.

3) SEED WITH 60 LBS. PER ACRE KENTUCKY 31 TALL FESCUE AND MULCH WITH 2 TONS PER ACRE WELL ANCHORED STRAW.

MULCHING : APPLY 1–1/2 TO 2 TONS PER ACRE (70 TO 90 LBS. PER 1000 SQ.FT.) OF UNROTTED SMALL GRAIN STRAW IMMEDIATELY AFTER SEEDING. ANCHOR MULCH IMMEDIATELY AFTER APPLICATION USING MULCH ANCHORING TOOL OR 218 GAL. PER ACRE (5 GAL. PER 1000 SQ.FT.) OF EMULSIFIED ASPHALT ON FLAT AREAS. ON SLOPES, 8 FT. OR HIGHER, USE 347 GAL. PER ACRE (8 GAL. PER 1000 SQ.FT.) FOR ANCHORING.

MAINTENANCE : INSPECT ALL SEEDED AREAS AND MAKE NEEDED REPAIRS, REPLACEMENTS AND RESEEDINGS.



GRADING & SEDIMENT CONTROL PLAN

SCALE: 1" = 20'

10' 0' 20' 40'

STANDARD SEDIMENT CONTROL NOTES

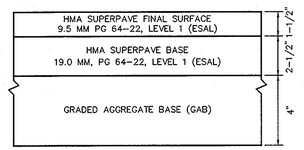
1. A MINIMUM OF 48 HOURS NOTICE MUST BE GIVEN TO THE HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS, SEDIMENT CONTROL DIVISION PRIOR TO THE START OF ANY CONSTRUCTION (313–1855).
2. ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL AND REVISIONS THERETO.
3. FOLLOWING INITIAL SOIL DISTURBANCE OR RE–DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION SHALL BE COMPLETED WITHIN: A)7 CALENDAR DAYS FOR ALL PERIMETER SEDIMENT CONTROL STRUCTURES, DIKES, PERIMETER SLOPES, AND ALL SLOPES STEEPER THAN 3:1, B) 14 DAYS AS TO ALL OTHER DISTURBED OR GRADED AREAS ON THE PROJECT SITE.
4. ALL SEDIMENT TRAPS/BASINS SHOWN MUST BE FENCED AND WARNING SIGNS POSTED AROUND THE PERIMETER IN ACCORDANCE WITH VOL. 1, CHAPTER 7, OF THE HOWARD COUNTY DESIGN MANUAL, STORM DRAINAGE.
5. ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR PERMANENT SEEDING, SOD, TEMPORARY SEEDING, AND MULCHING (SEC. G.). TEMPORARY STABILIZATION WITH MULCH ALONE SHALL ONLY BE DONE WHEN RECOMMENDED SEEDING DATES DO NOT ALLOW FOR PROPER GERMINATION AND ESTABLISHED OF GRASSES.
6. ALL SEDIMENT CONTROL STRUCTURES ARE TO REMAIN IN PLACE AND ARE TO BE MAINTAINED IN OPERATIVE CONDITION UNTIL PERMISSION FOR THEIR REMOVAL HAS BEEN OBTAINED FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
7. SITE ANALYSIS:

TOTAL AREA OF SITE	0.14 ACRES
AREA DISTURBED	0.14 ACRES
AREA TO BE ROOFED OR PAVED	0.05 ACRES
AREA TO BE VEGETATIVELY STABILIZED	0.09 ACRES
TOTAL CUT	195 CU. YARDS
TOTAL FILL	183 CU. YARDS
OFFSITE WASTE AREA LOCATION TO HAVE ACTIVE GRADING PERMIT	

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. SITE GRADING WILL BEGIN ONLY AFTER ALL PERIMETER SEDIMENT CONTROL MEASURES HAVE BEEN INSTALLED AND ARE IN A FUNCTIONING CONDITION.
13. SEDIMENT WILL BE REMOVED FROM TRAPS WHEN ITS DEPTH REACHES CLEAN OUT ELEVATION SHOWN ON THE PLANS.
14. CUT AND FILL QUANTITIES PROVIDED UNDER SITE ANALYSIS DO NOT REPRESENT BID QUANTITIES. THESE QUANTITIES DO NOT DISTINGUISH BETWEEN TOPSOIL, STRUCTURAL FILL OR EMBANKMENT MATERIAL, NOR DO THEY REFLECT CONSIDERATION OF UNDERCUTTING OR REMOVAL OF UNSUITABLE MATERIAL. THE CONTRACTOR SHALL FAMILIARIZE HIMSELF WITH SITE CONDITIONS WHICH MAY AFFECT THE WORK.

SEQUENCE OF CONSTRUCTION

1. OBTAIN GRADING PERMITS FOR HOME CONSTRUCTION.
2. PROVIDE SEDIMENT CONTROLS IN ACCORDANCE WITH THE REQUIREMENTS OF THIS PLAN.
3. INSTALL STABILIZED CONSTRUCTION ENTRANCE AND SUPER SILT FENCE AND BEGIN ROUGH GRADING.(2 DAYS)
4. BEGIN HOUSE CONSTRUCTION.
5. FINE GRADE SITE AND CONSTRUCT DRIVEWAY.(4 WEEKS)
6. COMPLETE HOUSE CONSTRUCTION.(6 MONTHS)
7. UPON APPROVAL OF THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR, REMOVE SEDIMENT CONTROL DEVICES AND STABILIZE DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEEDING NOTES.



HOWARD COUNTY DESIGN MANUAL VOLUME IV– STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION (DRAWING R–2.01)

P–1 PAVING
NO SCALE

SOIL CHART

SYMBOL	DESCRIPTION	HYDROLOGIC SOIL GROUP
BeB2	BELTSVILLE FINE SANDY LOAM, 2 TO 5 PERCENT SLOPES, MODERATELY ERODED	C
ScD	SIDELING GRAVELLY LOAM, 15 TO 25 PERCENT SLOPES, EXTREMELY STONY	C

BY THE DEVELOPER :

I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL, AND THAT ALL 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 INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT.

DEVELOPER — DATE 9/2/08

BY THE ENGINEER :

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.

ENGINEER — DATE 8/26/08

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.

HOWARD SOIL CONSERVATION DISTRICT — DATE 9/11/08

APPROVED : HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

CHIEF, DEVELOPMENT ENGINEERING DIVISION — DATE 9/8/08

CHIEF, DIVISION OF LAND DEVELOPMENT — DATE 9/23/08

DIRECTOR — DATE 9/24/08

DATE	NO.	REVISION

OWNER/DEVELOPER
MEADOWLARK, LLC
ATTN: MARK PRITCHETT
P.O. BOX 484
HANOVER, MARYLAND 21076
410–796–6505

PROJECT
HARWOOD PARK
LOTS 556 and 557

AREA TAX MAP #38 PARCEL 873 ZONED R–12
1st ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

TITLE
GRADING & SEDIMENT CONTROL PLAN & DETAILS

Patton Harris Rust & Associates, pc
Engineers. Surveyors. Planners. Landscape Architects.
8818 Centre Park Drive
Columbia, MD 21045
T 410.997.8900
F 410.997.9282

SEAL — 8/26/08

"PROFESSIONAL CERTIFICATION. I HEREBY 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. 27200, EXPIRATION DATE: MARCH 26, 2010."

DESIGNED BY :	DWC
DRAWN BY:	EMR
PROJECT NO:	11563/1–4/PLANS/ Lots–556&557/C4005DP02
DATE :	SEPTEMBER 5, 2008
SCALE :	AS SHOWN
DRAWING NO.	2 OF 2

30.0 – DUST CONTROL

DEFINITION

CONTROLLING DUST BLOWING AND MOVEMENT ON CONSTRUCTION SITES AND ROADS.

PURPOSE

TO PREVENT BLOWING AND MOVEMENT OF DUST FROM EXPOSED SOIL SURFACES, REDUCE ON AND OFF–SITE DAMAGE, HEALTH HAZARDS, AND IMPROVE TRAFFIC SAFETY.

CONDITIONS WHERE PRACTICE APPLIES

THIS PRACTICE IS APPLICABLE TO AREAS SUBJECT TO DUST BLOWING AND MOVEMENT WHERE ON OFF–SITE DAMAGE IS LIKELY WITHOUT TREATMENT.

SPECIFICATIONS

TEMPORARY METHODS

1. MULCHES – SEE STANDARDS FOR VEGETATIVE STABILIZATION WITH MULCHES ONLY. MULCH SHOULD BE CRIMPED OR TACKED TO PREVENT BLOWING.
2. VEGATATIVE COVER – SEE STANDARDS FOR TEMPORARY VEGETATIVE COVER.
3. TILLAGE – TO ROUGHEN SURFACE AND BRING CLODS TO THE SURFACE. THIS IS AN EMERGENCY MEASURE WHICH SHOULD BE USED BEFORE SOIL BLOWING STARTS. BEGIN PLOWING ON WINDWARD SIDE OF SITE. CHISEL–TYPE PLOWS SPACED ABOUT 12" APART, SPRING–TOOTHED HARROWS, AND SIMILAR PLOWS ARE EXAMPLES OF EQUIPMENT WHICH MAY PRODUCE THE DESIRED EFFECT.
4. IRRIGATION – THIS IS GENERALLY DONE AS AN EMERGENCY TREATMENT. SITE IS SPRINKLED WITH WATER UNTIL THE SURFACE IS MOIST, REPEAT AS NEEDED. AT NO TIME SHOULD THE SITE BE IRRIGATED TO THE POINT THAT RUNOFF BEGINS TO FLOW.
5. BARRIERS – SOLID BOARD FENCES, SILT FENCES, SNOW FENCES, BURLAP FENCES, STRAW BALES, AND SIMILAR MATERIAL CAN BE USED TO CONTROL AIR CURRENTS AND SOIL BLOWING. BARRIERS PLACED AT RIGHT ANGLES TO PREVAING CURRENTS AT INTERVALS OF ABOUT 10 TIMES THEIR HEIGHT ARE EFFECTIVE IN CONTROLLING SOIL BLOWING.
6. CALCIUM CHLORIDE – APPLY AT RATES THAT WILL KEEP SURFACE MOIST. MAY NEED RETREATMENT.

PERMANENT METHODS

1. PERMANENT VEGETATION – SEE STANDARDS FOR PERMANENT VEGETATIVE COVER, AND PERMANENT STABILIZATION WITH SOD. EXISTING TREES OR LARGE SHRUBS MAY AFFORD VALUABLE PROTECTION IF LEFT IN PLACE.
2. TOPSOILING – COVERING WITH LESS EROSIVE SOIL MATERIALS. SEE STANDARDS FOR TOPSOILING.
3. STONE – COVER SURFACE WITH CRUSHED STONE OR COARSE GRAVEL.

REFERENCES

1. AGRICULTURE HANDBOOK 346, WIND EROSION FORCES IN THE UNITED STATES AND THEIR USES IN PREDICTING SOIL LOSS.
2. AGRICULTURE INFORMATION BULLETIN 354, HOW TO CONTROL WIND EROSION, USDA–ARS.

U.S. DEPARTMENT OF AGRICULTURE	PAGE	MARYLAND DEPARTMENT OF ENVIRONMENT
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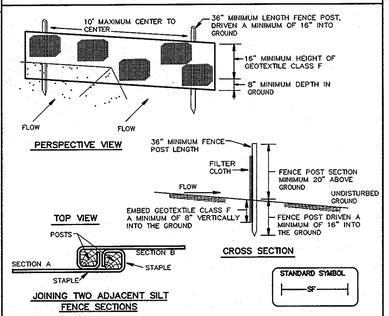
DETAIL 22 – SILT FENCE



JOINING TWO ADJACENT SILT FENCE SECTIONS

Construction Specifications

1. Fence posts shall be a minimum of 36" long driven 16" minimum into the ground. Wood posts shall be 11/2" x 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:

Tensile Strength	50 lbs/in (min.)	Test: MSMT 509
Tensile Modulus	20 lbs/in (min.)	Test: MSMT 509
Flow Rate	0.3 gpt ft ²/ minute (max.)	Test: MSMT 322
Filtering Efficiency	75% (min.)	Test: MSMT 322

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

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.

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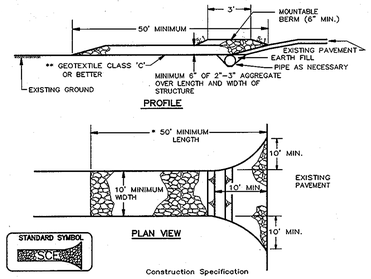
DETAIL 24 – STABILIZED CONSTRUCTION ENTRANCE



Construction Specification

1. Length – minimum of 50' (*30' for single residence lot).

2. Width – 10' minimum, should be flared at the existing road to provide a turning radius.

3. Geotextile fabric (fitter 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" deep over the length and width of the entrance.

5. Surface Water – all surface water flowing to or diverted toward construction entrances shall be piped through the entrance, maintaining positive drainage. Pipe installed through the stabilized 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.

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SDP–09–005