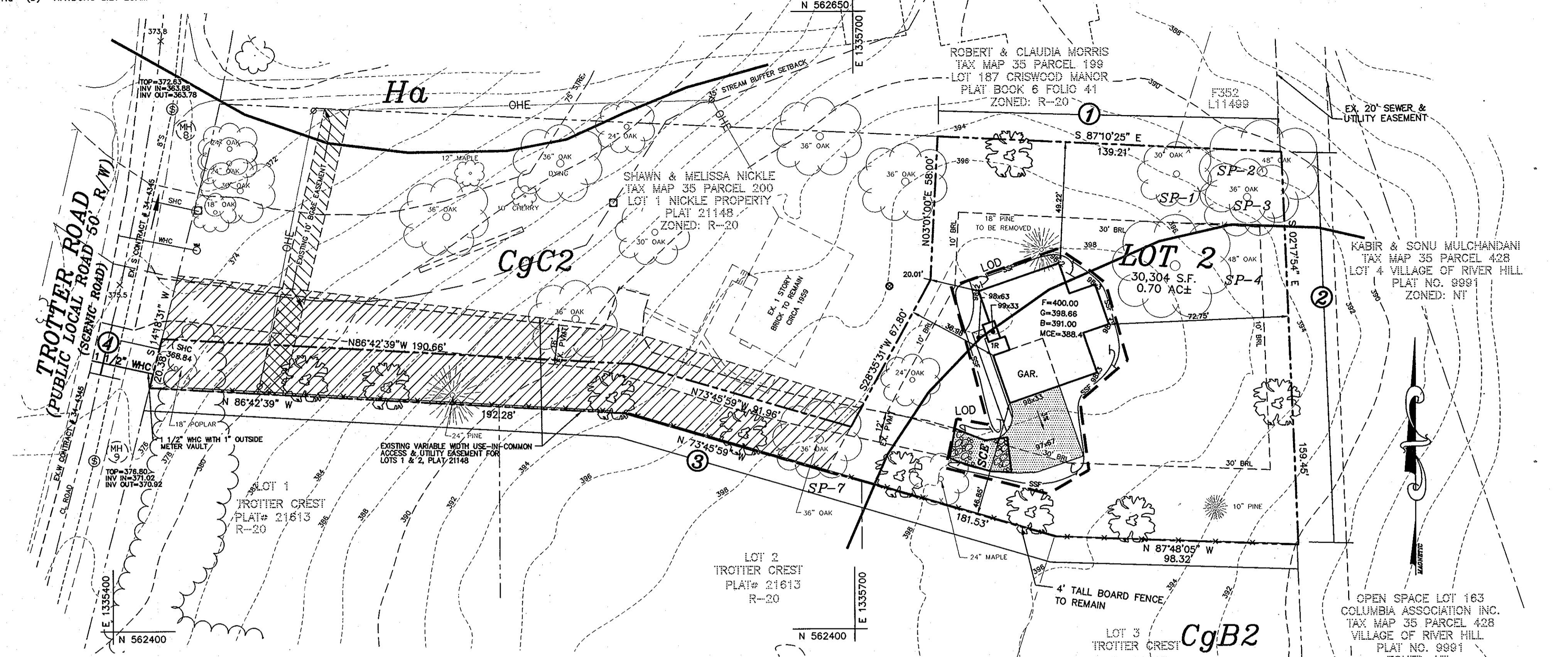


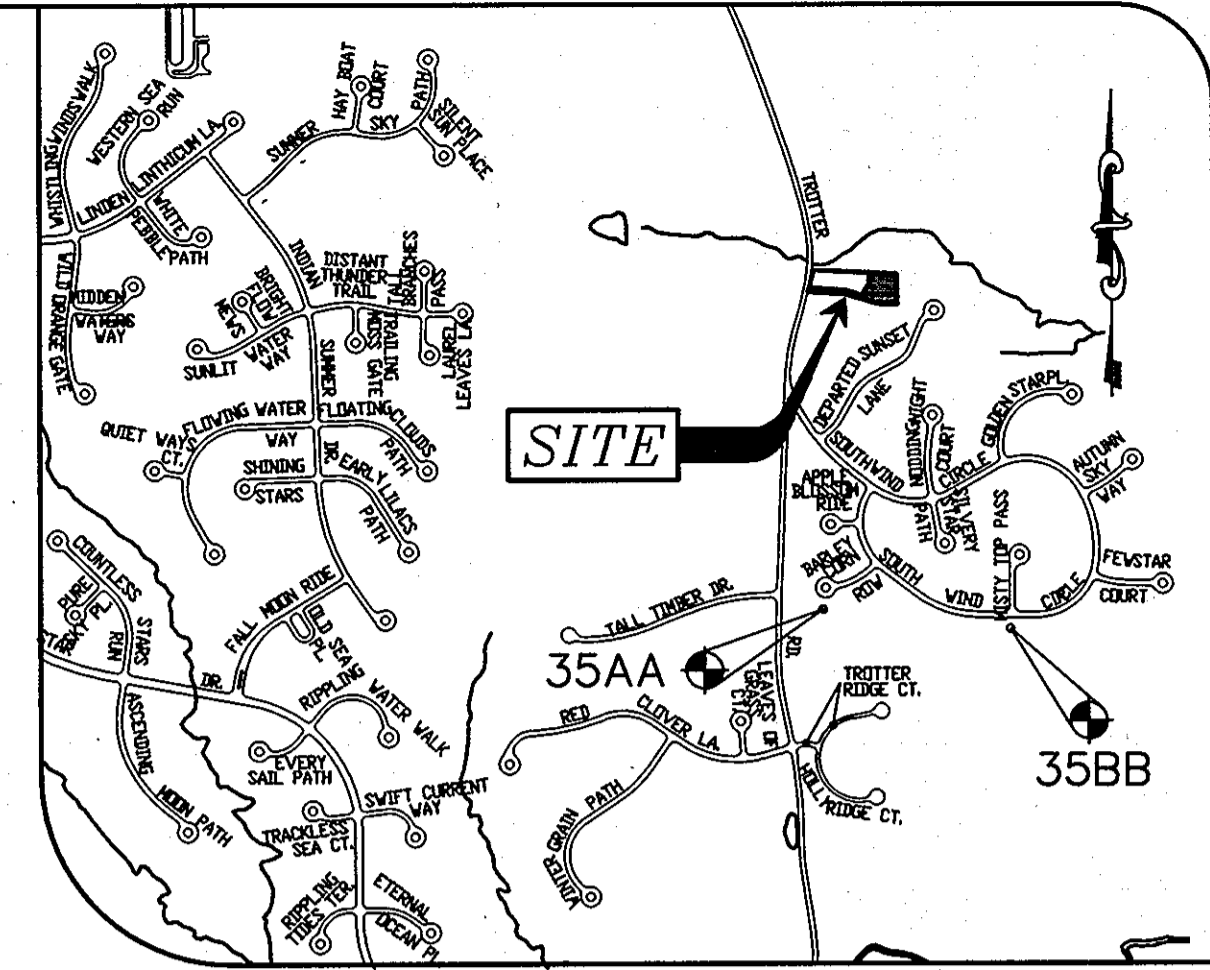
SOIL CLASSIFICATION:

- CgB2 (B) CHESTER GRAVELLY SILT LOAM, 3%-8% SLOPES, MODERATELY ERODED.
- CgC2 (B) CHESTER GRAVELLY SILT LOAM, 8%-15% SLOPES, MODERATELY ERODED.
- Ha (D) HATBORO SILT LOAM



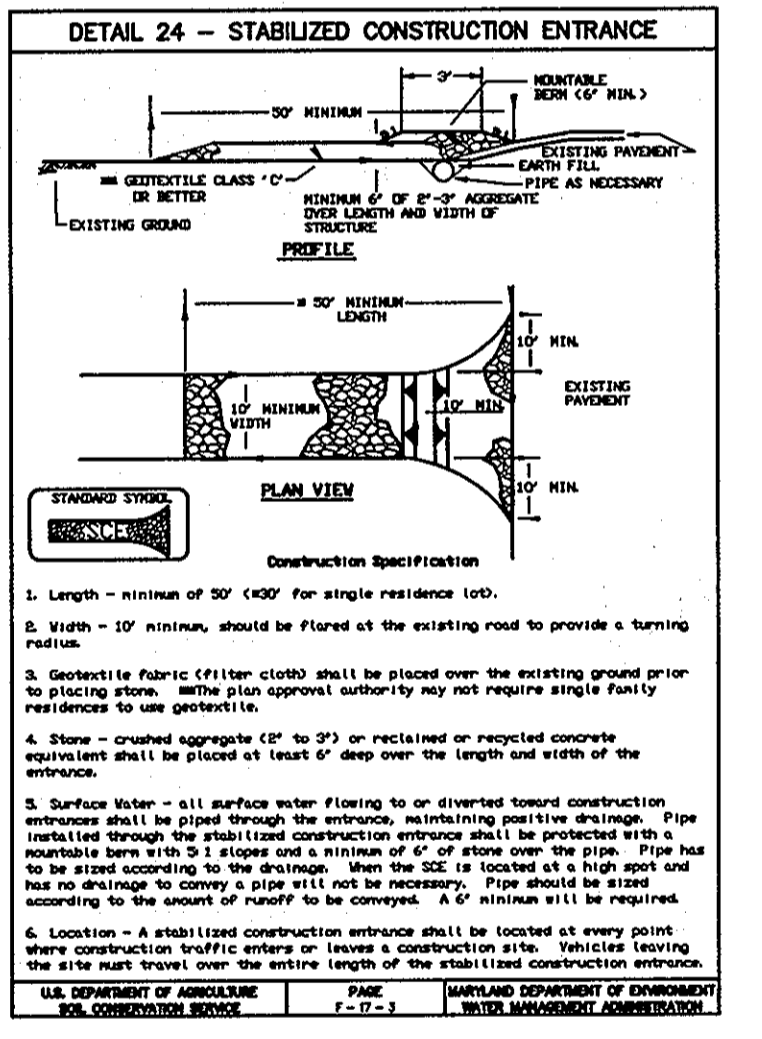
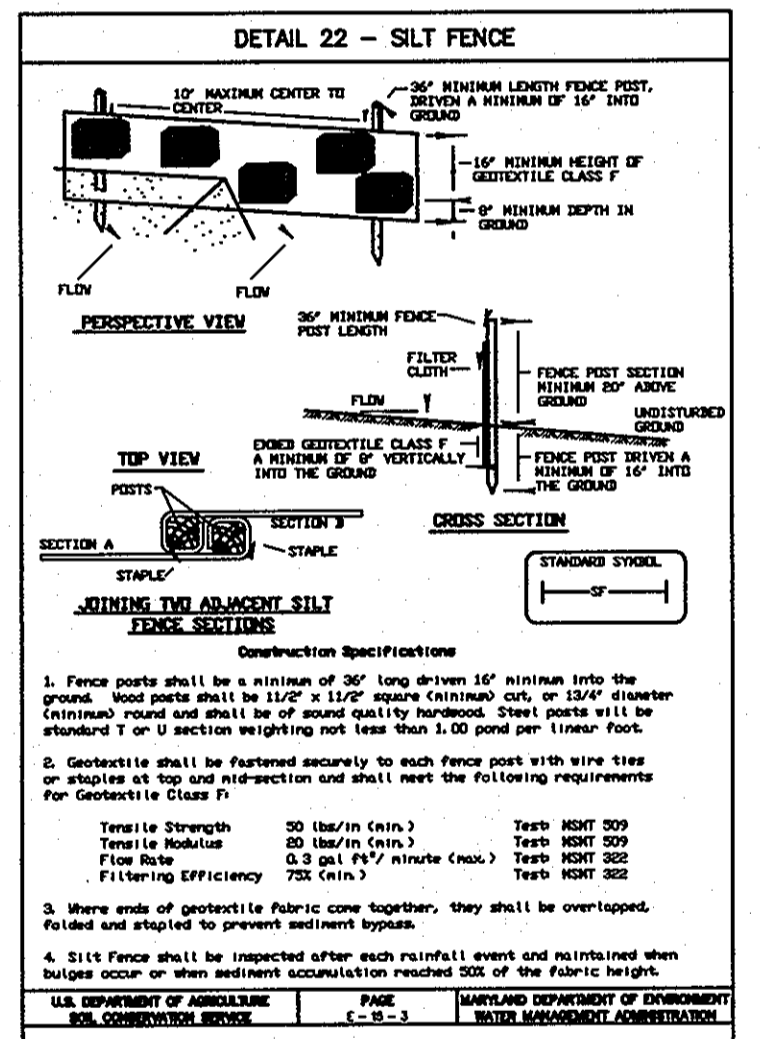
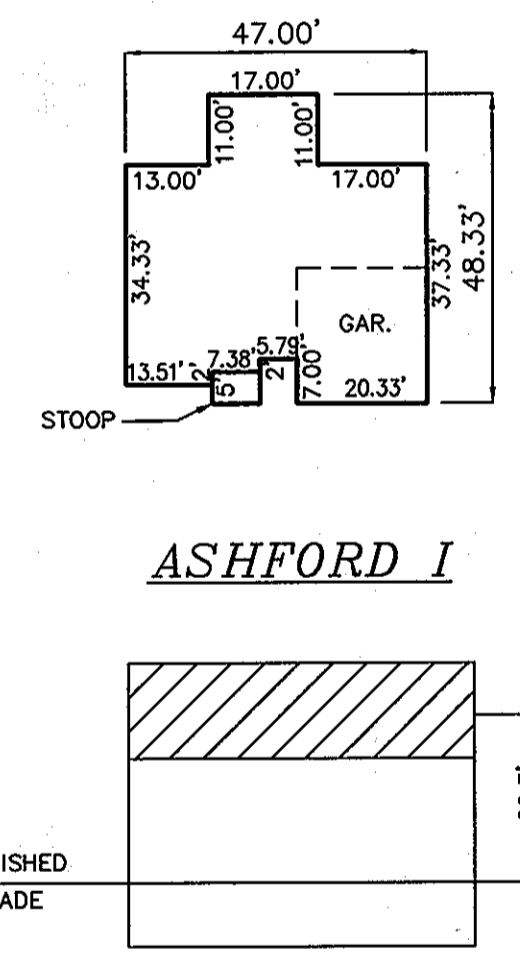
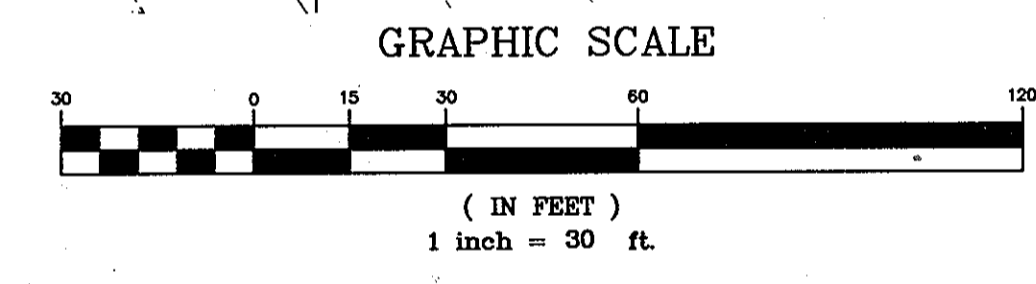
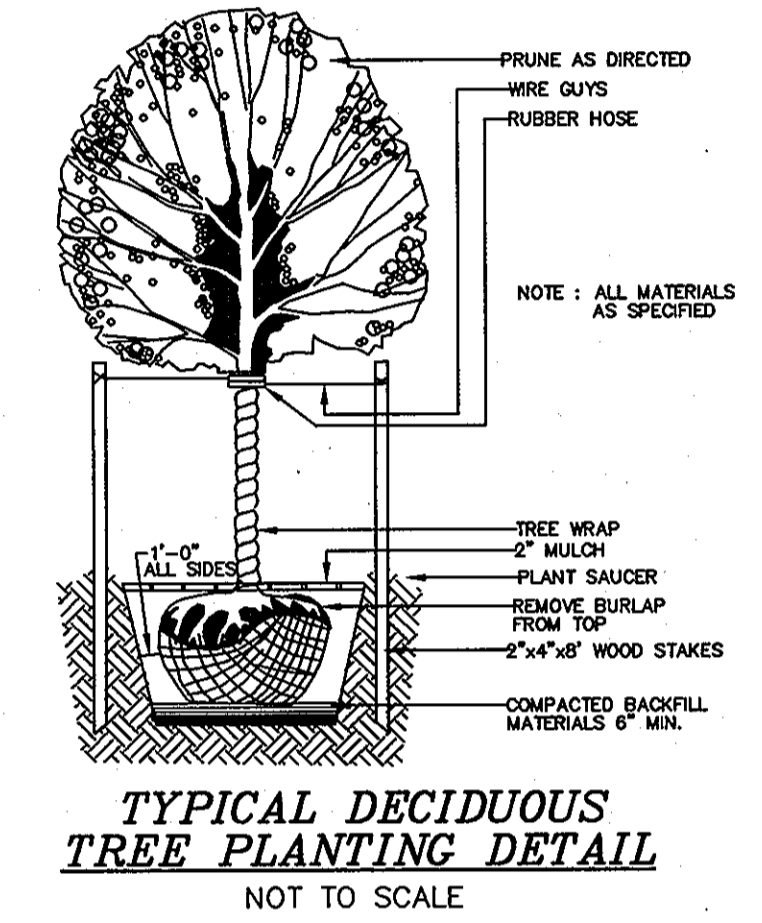
LEGEND:

- PERIMETER LANDSCAPING
- PROPOSED SHADE TREE
- EX. TREE/BRUSH LINE
- DENOTES PRIVATE USE-IN-COMMON ACCESS & UTILITY EASEMENT FOR THE BENEFIT OF LOTS 1 & 2
- DENOTES PROPOSED DRIVEWAY PAVEMENT
- DENOTES EXISTING 10' DG&E EASEMENT
- STABILIZED CONSTRUCTION ENTRANCE
- LIMITS OF DISTURBANCE
- SILT FENCE OR SUPER SILT FENCE



GENERAL NOTES:

- ALL ASPECTS OF THE PROJECT ARE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS.
- THE SUBJECT PROPERTY IS ZONED R-20 PER THE 02/02/04 COMPREHENSIVE ZONING PLAN AND THE COMP LITE ZONING AMENDMENTS DATED 07/28/06.
- TOPOGRAPHIC SURVEY SHOWN HEREON BASED ON DEED INFORMATION AND FIELD RUN TOPOGRAPHIC SURVEY PERFORMED BY MILDENBERG, BOENDER AND ASSOCIATES, INC. IN JULY, 2009.
- SITE ANALYSIS DATA:**
TAX MAP 35, BLOCK 2, PARCEL 200, LOT 2
ZONING: R-20
DEED REFERENCE: L 11568 F. 299
SITE AREA: 0.70 ACRES ±
LIMIT OF DISTURBANCE: 4,791 SQ.FT. ±
NUMBER OF PROPOSED UNITS: 1
PROPOSED USE: SINGLE FAMILY DETACHED
PREVIOUS FILE NO: F-10-011, PLAT #21148
- THIS SUBDIVISION IS IN THE METROPOLITAN DISTRICT.
- COORDINATES BASED ON NAD '83 (HORIZONTAL) AND NAVD '88 (VERTICAL) MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION:
35AA - N 560767.7330 E 1335483.8390 ELEV= 430.91
35BB - N 560790.4160 E 1336537.2670 ELEV= 394.28
- NO BURIAL GROUNDS, HISTORIC STRUCTURES OR CEMETERIES EXIST ON SITE.
- NO HISTORIC DISTRICTS ARE ADJACENT TO THIS SITE. THE SITE IS ADJACENT TO A DESIGNATED SCENIC ROAD.
- NO FOREST OR WETLANDS EXIST ON SITE PER F-10-011.
- NO STEEP SLOPES OR STREAMS EXIST ON SITE.
- FOREST CONSERVATION OBLIGATIONS IN ACCORDANCE WITH SECTION 16.120 OF THE HOWARD COUNTY CODE AND FOREST CONSERVATION ACT FOR THIS SUBDIVISION HAS BEEN FULFILLED UNDER F-10-011.
- THE OPEN SPACE REQUIREMENT HAS BEEN SATISFIED UNDER F-10-011.
- DRIVEWAYS BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLING TO ENSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
A) WIDTH - 12 FEET (16 FEET SERVING MORE THAN ONE RESIDENT).
B) SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1.5" MINIMUM).
C) GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 45 FOOT TURNING RADIUS.
D) STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 20,000 GROSS TONS (H25 LOADING).
E) DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YR. FLOOD WITH NO MORE THAN 1" OF DEPTH OVER DRIVEWAY SURFACE.
F) STRUCTURE CLEARANCES - MINIMUM 12 INCHES.
G) MAINTENANCE - SUFFICIENT TO ENSURE ALL WEATHER USE.
- PUBLIC WATER AND SEWER WILL BE UTILIZED UNDER CONTRACT # 34-4345.
- 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/CONSTRUCTION INSPECTIONS AT (410) 313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
- THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST FIVE (5) DAYS PRIOR TO ANY EXCAVATION WORK:
MISS UTILITY 1-800-257-7777
VERIZON TELEPHONE COMPANY (410) 725-9876
HOWARD COUNTY BUREAU OF UTILITIES (410) 313-4900
A&T CABLE LOCATION DIVISION (410) 393-3533
BALTIMORE GAS & ELECTRIC (410) 684-0123
STATE HIGHWAY ADMINISTRATION (410) 531-5533
HOWARD COUNTY DEPT. OF PUBLIC WORKS/ CONSTRUCTION INSPECTION DIVISION (410) 313-1880
- LANDSCAPING FOR LOT 2 IS PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING OF 9 SHADE TREES WILL BE POSTED WITH THE GRADING PERMIT APPLICATION IN THE AMOUNT OF \$2,700.00.
- THIS SUBDIVISION IS EXEMPT FROM THE REQUIREMENTS OF PROVIDING STORMWATER MANAGEMENT PER SECTION 5.1.2.B.2 OF THE HOWARD COUNTY DESIGN MANUAL I. THE AMOUNT OF DISTURBANCE IS LESS THAN 5,000 SQUARE FEET AT THE TIME OF BUILDING PERMIT. IF THE LIMIT OF DISTURBANCE EXCEEDS 5,000 SQUARE FEET, SWM WILL NEED TO BE ADDRESSED.
- AT THE TIME OF INSTALLMENT, ALL SHRUBS AND OTHER PLANTINGS 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. FROM 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.
- THE OWNER, TENANT, AND/OR THEIR AGENTS SHALL BE RESPONSIBLE FOR MAINTENANCE OF THE REQUIRED LANDSCAPING, INCLUDING BOTH PLANT MATERIALS AND BERMS, FENCES, AND WALLS. ALL PLANT MATERIALS SHALL BE MAINTAINED IN GOOD GROWING CONDITION, AND WHEN NECESSARY, REPLACED WITH NEW MATERIALS TO ENSURE CONTINUED COMPLIANCE WITH APPLICABLE REGULATIONS. ALL OTHER REQUIRED LANDSCAPING SHALL BE PERMANENTLY MAINTAINED IN GOOD CONDITION, AND WHEN NECESSARY, REPAIRED OR REPLACED.
- ANY DAMAGE TO THE COUNTY RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
- THIS SITE DEVELOPMENT PLAN IS EXEMPT FROM EROSION AND SEDIMENT PLAN REQUIREMENTS. THE LIMIT OF DISTURBANCE IS LESS THAN 5,000 SQUARE FEET. HOWARD SOILS CONSERVATION DISTRICT REVIEW AND APPROVAL IS NOT REQUIRED.
- 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 BE PLACED NOT MORE THAN 4 FEET INTO ANY SETBACKS, PORCHES OR DECKS, OPEN OR CLOSED MAY PROJECT NOT MORE THAN 10 FEET INTO THE FRONT OR REAR YARD SETBACK.
- A PRIVATE USE-IN-COMMON DRIVEWAY MAINTENANCE AGREEMENT WAS RECORDED UNDER LIBER 12472 FOLIO 477.



SILT FENCE

Silt Fence Design Criteria

| Slope Steepness | Channel Slope Length | Channel Silt Fence Length |
|-------------------|----------------------|---------------------------|
| Flatter than 30:1 | unlimited | unlimited |
| 30:1 to 10:1 | 125 feet | 1,000 feet |
| 10:1 to 5:1 | 100 feet | 750 feet |
| 5:1 to 3:1 | 60 feet | 500 feet |
| 3:1 to 2:1 | 40 feet | 350 feet |
| 2:1 and steeper | 20 feet | 125 feet |

Note: In areas of less than 25 slope and sandy soils USDA general classification system, soil Class A0, maximum slope length and all silt fence length will be unlimited. In these areas a silt fence may be the only particle control required.

SCHEDULE A : PERIMETER LANDSCAPED EDGE

| CATEGORY | ADJACENT TO PERIMETER PROPERTIES | | | | TOTALS |
|--|---|--|--|--|---|
| | A (PERIMETER 1) | A (PERIMETER 2) | A (PERIMETER 3) | A (PERIMETER 4) | |
| LANDSCAPE TYPE | 98.00 LF | 159.28 LF | 421.84 LF | 20.36 LF | |
| LINEAR FEET OF PERIMETER | 98.00 LF | 159.28 LF | 421.84 LF | 20.36 LF | |
| CREDIT FOR EXISTING VEGETATION | +1 SHADE TREE 0 EVERGREEN TREES | +2 SHADE TREES 0 EVERGREEN TREES | 0 SHADE TREES 0 EVERGREEN TREES | 0 SHADE TREES 0 EVERGREEN TREES | 3 SHADE TREES 0 EVERGREEN TREES |
| CREDIT FOR WALL, FENCE, OR BERM (YES, NO, LINEAR FEET) | NO | NO | NO | NO | |
| NUMBER OF PLANTS REQUIRED | 2 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 3 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 7 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 0 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 12 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS |
| NUMBER OF PLANTS PROVIDED | 1 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS (2:1 SUBSTITUTION) 0 SHRUBS (10:1 SUBSTITUTION) | 1 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 7 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 0 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS | 9 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS |

* PERIMETER 1 - CREDIT WAS TAKEN (AS ONE SHADE TREE) FOR AN EXISTING 30" OAK.
** PERIMETER 2 - CREDIT WAS TAKEN (AS ONE SHADE TREE) FOR AN EXISTING 48" AND 36" OAK TREES.

SPECIMEN TREES

| KEY | SPECIES | SIZE | CONDITION |
|------|---------|--------|-----------|
| SP 1 | OAK | 30"DBH | GOOD |
| SP 2 | OAK | 48"DBH | GOOD |
| SP 3 | OAK | 36"DBH | GOOD |
| SP 4 | OAK | 48"DBH | GOOD |
| SP 7 | OAK | 36"DBH | GOOD |

ADDRESS CHART

| LOT/PARCEL NO. | STREET ADDRESS |
|----------------|-------------------|
| LOT 2 | 5819 TROTTER ROAD |

INDEX OF DRAWINGS

| NO. | DESCRIPTION |
|-----|-----------------------|
| 1 | SITE DEVELOPMENT PLAN |

PERMIT INFORMATION CHART

| SUBDIVISION NAME | SECTION/AREA | LOT/PARCEL # |
|---|--------------|--------------|
| NICKLE PROPERTY | N/A | LOT 2 |
| PLAT # OR L/F | BLOCK # | ZONE |
| L11568 F.299 | 2 | R-20 |
| TAX MAP | ELEC. DIST. | CENSUS TRACT |
| 35 | FIFTH | 605501 |
| PROPOSED IMPROVEMENTS: CONSTRUCT HOUSE, ASSOCIATED GRADING & SEDIMENT CONTROL. | | |

DEVELOPER'S/OWNER'S CERTIFICATE

I/WE CERTIFY THAT THE LANDSCAPING SHOWN ON THIS PLAN WILL BE DONE IN ACCORDANCE WITH THE PLAN, SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE HOWARD COUNTY LANDSCAPE MANUAL. I/WE FURTHER CERTIFY THAT UPON COMPLETION A CERTIFICATION OF LANDSCAPE INSTALLATION, ACCOMPANIED BY AN EXECUTED ONE YEAR GUARANTEE OF PLANT MATERIALS, WILL BE SUBMITTED TO THE DEPARTMENT OF PLANNING AND ZONING.

NAME: *King Dev. Corp.* DATE: *11/30/11*

LANDSCAPE REQUIREMENT PLANTING SCHEDULE

| QUANTITY | SYMBOL | BOTANICAL NAME | COMMON NAME | SIZE |
|----------|--------|--|------------------------------------|------------------|
| 9 | | ACER RUBRUM 'RED SUNSET' OR EQUIVALENT | RED SUNSET RED MAPLE OR EQUIVALENT | 2 1/2" - 3" CAL. |
| TOTAL | | | | 9 SHADE TREES |

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. 17942, EXP. DATE 9/3/12.

DATE: *11/30/11*

JACOB HIKMAT



APPROVED: DEPARTMENT OF PLANNING AND ZONING

DATE: *12/1/11*

DATE: *12/1/11*

DATE: *12/1/11*

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
6800 Deepwater Road, Suite 150, Elkridge, MD 21075
(410) 997-0296 Ext. (410) 997-0298 Fax

NICKLE PROPERTY LOT 2
TAX MAP 35, BLOCK 2, PARCEL 200
FIFTH ELECTION DISTRICT HOWARD COUNTY, MARYLAND
SITE DEVELOPMENT PLAN

Project: 11-013
date: DEC. 2011
engineering: MJB/AMT
illustration: MJB/AMT
scale: 1"=30'
description: site development plan
revisions: none

1 OF 1