

PHASE III SITE DEVELOPMENT PLANS FOR ESTATES AT PATAPSCO PARK BUILDABLE LOTS 249-372 & 386-397

LOCATION OF SITE
ROGERS AVENUE
ZONING: R-ED AND R-20, 2ND ELECTION DISTRICT
TAX MAP 17, GRID 5, 6, 11 & 12
HOWARD COUNTY, MARYLAND

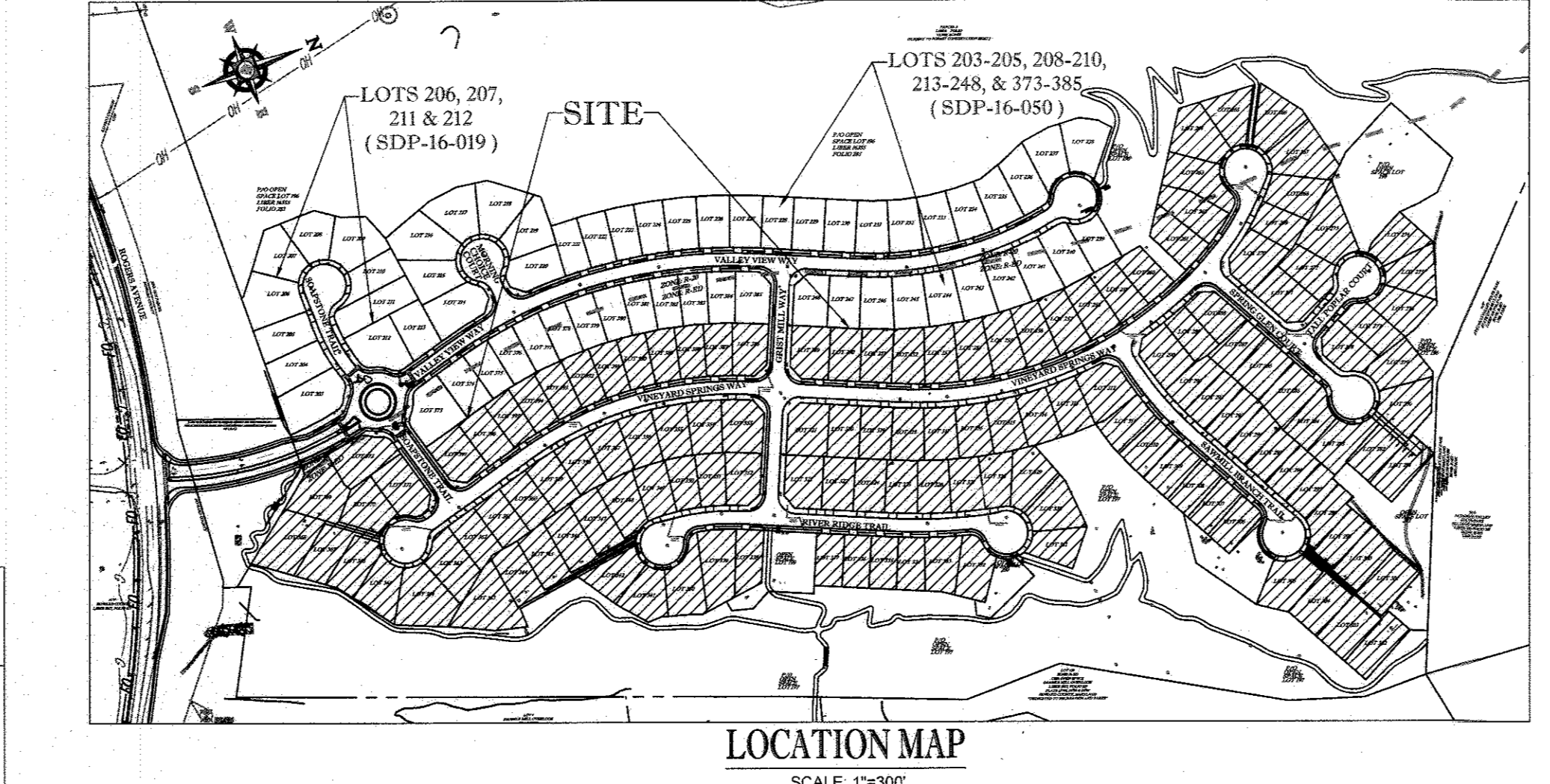
| ADDRESS CHART/STORMWATER MANAGEMENT PRACTICES | | | | | |
|---|---------------------------|------------------------|-----|---------------------------|------------------------|
| LOT | ADDRESS | FACILITY TYPE & NUMBER | LOT | ADDRESS | FACILITY TYPE & NUMBER |
| 249 | 2475 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 325 | 2521 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 250 | 2483 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 326 | 2517 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 251 | 2487 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 327 | 2513 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 252 | 2491 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 328 | 2509 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 253 | 2495 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 329 | 2505 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 254 | 2499 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 330 | 2501 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 255 | 2503 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 331 | 2500 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 256 | 2507 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 332 | 2510 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 257 | 2511 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 333 | 2514 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 258 | 2515 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 334 | 2518 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 259 | 2519 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 335 | 2522 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 260 | 2523 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 336 | 2526 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 261 | 2527 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 337 | 2530 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 262 | 2531 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 338 | 2534 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 263 | 2535 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 339 | 2544 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 264 | 2539 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 340 | 2548 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 265 | 2543 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 341 | 2552 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 266 | 2547 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 342 | 2556 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 267 | 2551 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 343 | 2560 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 268 | 2555 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 344 | 2570 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 269 | 2559 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 345 | 2580 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 270 | 8602 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 346 | 2588 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 271 | 2561 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 347 | 2598 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 272 | 2565 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 348 | 2566 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 273 | 2569 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 349 | 2562 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 274 | 2574 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 350 | 2547 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 275 | 2578 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 351 | 2543 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 276 | 2582 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 352 | 2539 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) |
| 277 | 2586 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 353 | 2482 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 278 | 2590 TALL POPLAR COURT | DRYWELLS (MDE M-5) | 354 | 2458 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 279 | 8601 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 355 | 2454 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 280 | 8605 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 356 | 2450 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 281 | 8609 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 357 | 2446 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 282 | 8613 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 358 | 2442 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 283 | 8617 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 359 | 2438 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 284 | 8621 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 360 | 2434 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 285 | 8625 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 361 | 2430 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 286 | 8629 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 362 | 2426 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 287 | 8633 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 363 | 2422 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 288 | 8637 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 364 | 2418 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 289 | 8641 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 365 | 2414 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 290 | 8645 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 366 | 2410 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 291 | 8649 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 367 | 2406 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 292 | 8653 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 368 | 2402 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 293 | 8657 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 369 | 2400 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 294 | 8661 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 370 | 2419 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 295 | 8665 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 371 | 2425 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 296 | 8669 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 372 | 2431 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 297 | 8673 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 373 | 2437 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 298 | 8677 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 374 | 2443 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 299 | 8681 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 375 | 2449 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 300 | 8685 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 376 | 2455 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 301 | 8689 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 377 | 2461 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 302 | 8693 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 378 | 2467 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 303 | 8697 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 379 | 2473 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 304 | 8701 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 380 | 2479 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 305 | 8705 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 381 | 2485 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 306 | 8709 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 382 | 2491 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 307 | 8713 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 383 | 2497 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 308 | 8717 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 384 | 2503 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 309 | 8721 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 385 | 2509 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 310 | 8725 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 386 | 2515 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 311 | 8729 SPRING GLEN COURT | DRYWELLS (MDE M-5) | 387 | 2521 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 312 | 2514 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 388 | 2527 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 313 | 2510 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 389 | 2533 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 314 | 2506 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 390 | 2539 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 315 | 2502 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 391 | 2545 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 316 | 2498 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 392 | 2551 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 317 | 2494 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 393 | 2557 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 318 | 2490 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 394 | 2563 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 319 | 2486 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 395 | 2569 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 320 | 2482 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 396 | 2575 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 321 | 2478 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) | 397 | 2581 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 322 | 2533 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) | 398 | 2587 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 323 | 2529 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) | 399 | 2593 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |
| 324 | 2525 RIVER RIDGE TRAIL | DRYWELLS (MDE M-5) | 400 | 2599 VINEYARD SPRINGS WAY | DRYWELLS (MDE M-5) |

RECREATIONAL OPEN SPACE AMENITIES CREDITS:

IN ACCORDANCE WITH F-14-124, THE FOLLOWING CREDITS FOR RECREATIONAL AMENITIES ARE PROPOSED WITH THIS PLAN.

- 2,400 S.F. FOR 12 BENCHES @ 200 S.F./BENCH
- 2,400 S.F. FOR 4 PICNIC TABLES @ 500 S.F./TABLE

TOTAL CREDIT PROVIDED WITH THIS SDP = 4,800 S.F.



BENCHMARK
 GEODETIC SURVEY CONTROL -17FA
 ELEV. 476.721'
 N. 594.948 426
 E. 1,364.626 770
 GEODETIC SURVEY CONTROL - 17F7
 ELEV. 469.399'
 N. 595.829 688
 E. 1,363.988 330

LEGEND
 PHASE III LOTS

GENERAL NOTES (cont.)

- TRASH PAD MAINTENANCE AND LANDSCAPE SCREENING SHALL BE THE RESPONSIBILITY OF THE LOT OWNERS WHICH ACCORDS ONTO THE APPLICABLE SHARED DRIVEWAYS AND SHALL BE MADE A PART OF THE USE-IN-COMMON MAINTENANCE AGREEMENTS HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS WILL NOT BE RESPONSIBLE FOR UPKEEP.
- IMPACT TO THE STREAM, WETLANDS AND THE WETLAND BUFFER IN THE VICINITY OF LOTS 328 & 309 WAS DETERMINED TO BE A NECESSARY DISTURBANCE BY THE DIVISION LAND DEVELOPMENT ON SEPTEMBER 23, 2014.
- THE DEVELOPER AND THE DEPARTMENT OF PUBLIC WORKS HAVE REACHED AN AGREEMENT TO COMPLETE AN UPGRADE TO THE PUMP STATION. A DEVELOPER'S AGREEMENT WILL BE REQUIRED FOR THE PUMP STATION UPGRADE TO THE OFFSITE PUMP STATION LOCATED AT 8516 DORSEY SPRING COURT.
- HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS, IN A LETTER DATED JANUARY 21, 2015, APPROVED A WAIVER REQUEST OF THE REQUIREMENTS OF SECTION 4.3.1.8 AND 4.5.6 FOR LOTS 285 THROUGH 288, LOTS 273 THROUGH 276, 301, AND 304 AND BASEMENT GARAGE SERVICE AS A RESULT OF TOPOGRAPHY CAUSING DEPTHS OF SEWER IN EXCESS OF 20 FEET. BASEMENT SEWER SERVICE CANNOT BE PROVIDED TO THESE PROPOSED LOTS. FOR THESE LOTS, GRAVITY SEWER SERVICE TO BE PROVIDED TO FIRST FLOOR ONLY. BASEMENT SERVICE TO BE PROVIDED BY PRIVATE ON-SITE PUMP. THE APPROVAL AND INSPECTION OF ON-SITE PUMPING UNITS INCLUDES THE DEPARTMENT OF INSPECTION, LICENSES AND PERMITS (DIP).
- ANY DAMAGE TO THE ADJACENT COUNTY-OWNED RIGHT-OF-WAY AND PROPERTY SHALL BE CORRECTED AT THE CONTRACTOR'S EXPENSE.
- 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. ROOM EXTENSION AND BUILDING ADDITIONS LOCATED ON LOTS IN THE R-ED ZONING DISTRICT AND R-20 LOTS BEING DEVELOPED UNDER R-ED REGULATIONS WHICH ARE RECORDED AFTER MAY 12, 2012 MAY PROJECT 10 FEET INTO A REAR SETBACK, ALONG NOT MORE THAN 60% OF THE REAR FACE OF A DWELLING ON A LOT WHICH ADJOINS OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE. (LOTS UTILIZING SECTION 128 OF HO CO. ZONING REGULATIONS AS MENTIONED: 285-287, 274-276, 278, 281, 282, 303-305, 331-343, & 384-389)
- WATER METERS ARE TO BE PROVIDED IN OUTSIDE VAULTS.
- FOREST CONSERVATION REQUIREMENTS PER SECTION 16.1200 OF THE HOWARD COUNTY CODE AND THE FOREST CONSERVATION MANUAL FOR THIS SUBDIVISION HAVE BEEN FILLED BY RETENTION OF EXISTING FOREST IN THE AMOUNT OF 12.8 ACRES, 1.8 ACRES FOR REFORESTATION FOR A TOTAL CONSERVATION EASEMENT AREA OF 14.6 ACRES. THE TOTAL SURETY AMOUNT FOR ON-SITE REFORESTATION IS \$29,200.00 FOR A TOTAL SURETY AMOUNT OF \$29,200.00 (4.08 X). THE AREA OF SURETY FOR THE FOREST CONSERVATION EASEMENT FOR FINAL PLAN, F-14-124. THE REMAINING FOREST CONSERVATION REQUIREMENT OF 10.2 ACRES HAS BEEN MET BY PAYMENT OF FEE-IN-LIEU TO THE FOREST CONSERVATION FUND IN THE AMOUNT OF \$333,234.00 (444.312 X 75). THE AREA OF SURETY FOREST CONSERVATION EASEMENT IS NOT UTILIZED IN FULFILLMENT OF FOREST CONSERVATION OBLIGATION FOR THIS SUBDIVISION.

GENERAL NOTES (cont.)

- RESERVATION OF PUBLIC UTILITY AND FOREST CONSERVATION EASEMENTS DEVELOPER RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAN FOR WATER, SEWER, STORM DRAINAGE, OTHER PUBLIC UTILITIES AND FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA") LOCATED IN, ON, OVER AND THROUGH LOTS/PARCELS. ANY CONVEYANCES OF THE FOREST CONSERVATION AREA SHALL BE SUBJECT TO THE EASEMENTS HEREIN RESERVED. WHETHER OR NOT EXPRESSLY STATED IN THE DEEDS) CONVEYING SAID LOTS/PARCELS, DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY WITH A METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND IN THE CASE OF THE FOREST CONSERVATION EASEMENTS), UPON COMPLETION OF THE DEVELOPER'S OBLIGATIONS UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE COUNTY, AND THE RELEASE OF DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENTS AND RECORD THE DEEDS OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.
- GRADING AND DISTURBANCE OF ENVIRONMENTAL FEATURES AS APPLICABLE FOR OUTFALL LOCATIONS AND/OR UTILITY CONSTRUCTION IS CONSIDERED ESSENTIAL DISTURBANCE. NO OTHER GRADING, DISTURBANCE OR VEGETATIVE REMOVAL IS PERMITTED IN WETLANDS, STREAMS, THEIR BUFFERS, FLOOD PLAIN OR FOREST CONSERVATION AREAS.
- THIS PROJECT IS SUBJECT TO PLANNING BOARD CASE NO. 403, WHICH WAS APPROVED ON FEBRUARY 28, 2014.
- A PRE-SUBMISSION COMMUNITY MEETING WAS HELD ON OCTOBER 2, 2012.
- LANDSCAPING FOR THIS DEVELOPMENT HAS BEEN PROVIDED IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL. PERIMETER LANDSCAPE SURETY HAS BEEN POSTED BY THE DEVELOPER AS PART OF THE DPW DEVELOPER'S AGREEMENT, F-14-124. PERIMETER STREET SIDE AND TRASH PAD SCREENING SHALL BE AS SHOWN ON LANDSCAPE PLAN SHEETS OF THE ROAD CONSTRUCTION DRAWINGS FOR F-14-124.
- ALL FILL AREAS WITHIN ROADWAYS AND UNDER STRUCTURES SHALL BE COMPACTED TO A MINIMUM OF 95% COMPACTION OF ASPHALT T-180.
- A HOMEOWNERS ASSOCIATION HAS BEEN ESTABLISHED FOR THE RESIDENTS OF THIS SUBDIVISION AND PROTECTIVE COVENANTS AND COVENANTS GOVERNING THE MAINTENANCE OF THE COMMUNITY OWNED OPEN SPACE LOTS ARE RECORDED IN THE LAND RECORDS OF HOWARD COUNTY, IN LIBER 1654 FOLIO 467.
- THE SHARED DRIVEWAY ACCESS AND MAINTENANCE OBLIGATION AGREEMENTS FOR THE 16 DRIVEWAYS WHICH SERVE LOTS 281 & 282, 299, 304, 343, 346, AND 369 - 369 WAS RECORDED IN THE LAND RECORDS OF HOWARD COUNTY SIMULTANEOUSLY WITH THE SUBDIVISION PLAN (F-14-124).
- RETAINING WALLS LOCATED IN SETBACK AREAS ON INDIVIDUAL LOTS WHERE APPLICABLE WILL NOT EXCEED 3' IN HEIGHT AND WILL BE CONSTRUCTED UNDER THE SITE DEVELOPMENT PLAN. RETAINING WALLS SHALL BE CONSTRUCTED UNDER THE FINAL ROAD CONSTRUCTION DRAWINGS IF LOCATED ON OPEN SPACE LOTS (F-14-124).
- THE MARYLAND DEPARTMENT OF ENVIRONMENT, WATER MANAGEMENT ADMINISTRATION HAS ISSUED A LETTER OF AUTHORIZATION (TRACKING NO. 13417-31552/136706) FOR NON-TIDAL WETLANDS DISTURBANCE ASSOCIATED WITH THE PROPOSED STRAIGHT CROSSING WITHIN THESE PLANS.
- USE-IN-COMMON AGREEMENT(S) ARE REQUIRED BETWEEN THE OWNERS OF LOTS 281 & 282, 299 - 304, 343 - 348, AND 369 - 369 RESPECTIVELY, COVERING THE MAINTENANCE OF TRASH PADS AND ASSOCIATED LANDSCAPE SCREENING RECORDED UNDER F-14-124.

SHEET INDEX

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APPROVED: DEPARTMENT OF PLANNING AND ZONING
 CHIEF, DIVISION OF LAND DEVELOPMENT: *[Signature]* DATE: 2-26-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION: *[Signature]* DATE: 2-14-17
 DIRECTOR, DEPARTMENT OF PLANNING AND ZONING: *[Signature]* DATE: 2-24-17

IF THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT (WORK SCOPE) PRIOR TO THE INITIATION OF CONSTRUCTION, SHOULD THE CONTRACTOR BE CONVINCED THAT THE DRAWINGS AND SPECIFICATIONS OR APPLICABLE CODES, IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING UNDER THE SIGNATURE OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION AND ACCEPTANCE OF THE CONTRACTOR TO COMPLETE THE WORK AS DEFINED BY THE DRAWINGS AND SPECIFICATIONS.

SINGLE FAMILY DETACHED PARKING ANALYSIS

NUMBER OF SINGLE DETACHED LOTS FOR THIS SDP = 136
 REQUIRED PARKING (@ 2.5 SPACES PER SFD LOT) = 340
 PER SECTION 133.0 D.2.2 OF THE ZONING REGULATIONS
 TOTAL REQUIRED SPACES = 340 SPACES
 PARKING PROVIDED
 136 SPACES/UNIT (2 GARAGE & 2 DRIVEWAY SPACES) = 544 SPACES

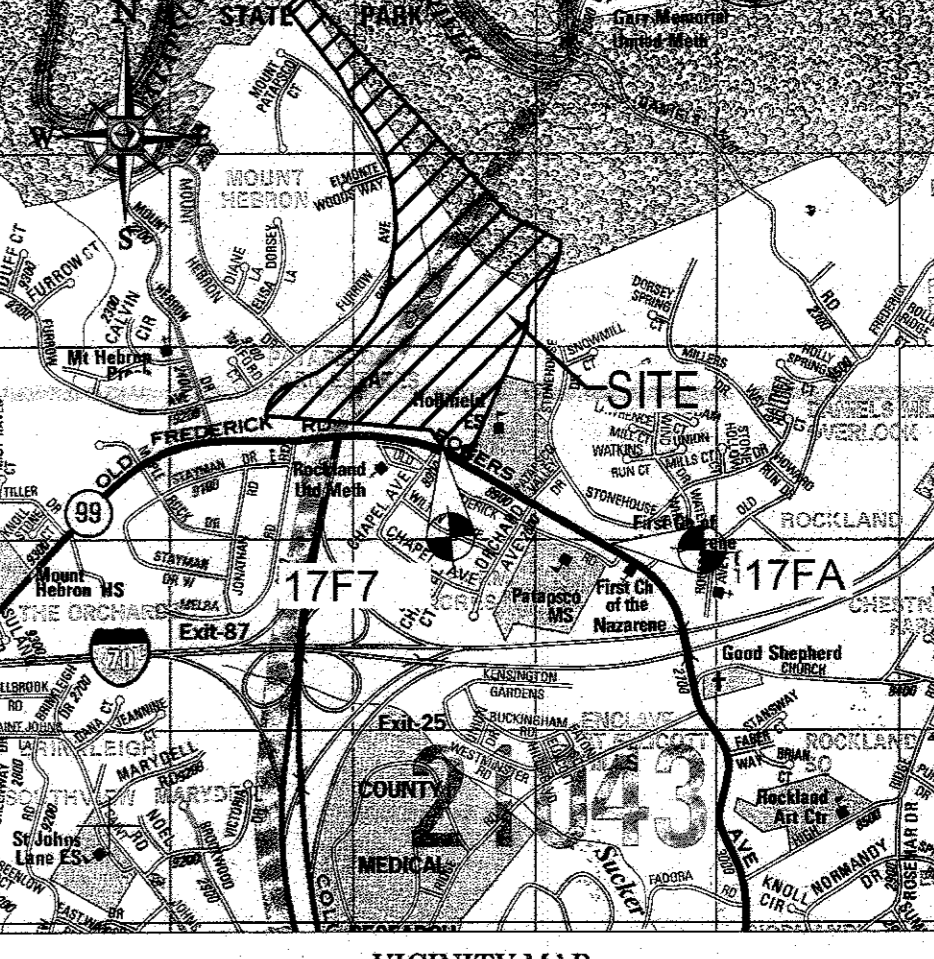
BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21204
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 MD@BohlerEng.com
 CONTACT: BRANDON ROWE, P.E.

OPEN SPACE CHART

| LOT No. | OWNER | PURPOSE |
|---------|--|------------|
| 196 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 197 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 198 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 199 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 200 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 201 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |
| 202 | HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS | OPEN SPACE |

FOR THE CREATION OF FOREST CONSERVATION EASEMENTS, THE PROTECTION OF STEEP SLOPES, STREAMS, WETLAND, STORMWATER MANAGEMENT, AND THEIR ASSOCIATED BUFFERS, AND THE CREATION OF RECREATIONAL OPEN SPACE.

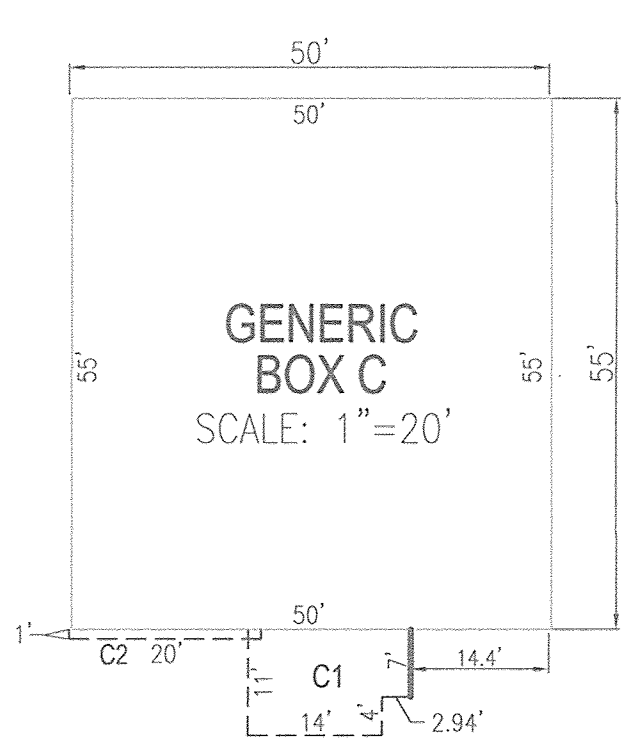


VICINITY MAP
 COPYRIGHT ADD THE MAP PEOPLE
 PERMIT USE NO. 200153-5
 SCALE: 1"=2000'
 AOC MAP COORDINATES: 5052H8

GENERAL NOTES

- 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 410-313-1850 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
- THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
- ALL TRAFFIC CONTROL SIGNS SHALL BE PLACED IN FRONT OF TREE LOCATIONS FOR MAXIMUM SIGHT VISIBILITY. NO TREE CAN BE INSTALLED WITHIN 30' OF ANY STOP SIGN (APPROACH DIRECTION), WHERE SIGNS NEED TO BE PLACED BEHIND THE SIDEWALK. ADDITIONAL SPACING BETWEEN TREES MAY BE REQUIRED AT THOSE LOCATIONS.
- NO STRUCTURES INCLUDING BUT NOT LIMITED TO DECKS AND THEIR SUPPORTS SHALL BE LOCATED WITHIN DRAINAGE EASEMENTS AND/OR DRYWELLS. NO STRUCTURES CAN BE LOCATED WITHIN 10' OF A PUBLIC WATERSEWER.
- EXISTING TOPOGRAPHIC CONTOURS BASED ON BOUNDARY BY BEN DYER & TOPOGRAPHIC SURVEY PERFORMED BY AERO-METRIC, DATED 10/5/09.
- THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17FA AND 17F7 WHICH WERE USED FOR THIS PROJECT.
 HOWARD COUNTY MONUMENT NO. 17FA ELEV. = 478.72
 HOWARD COUNTY MONUMENT NO. 17F7 ELEV. = 489.40
- SEWER IS PUBLIC (CONTRACT NO. 14-4803-D)
- WATER IS PUBLIC (CONTRACT NO. 14-4803-D)
- STORMWATER MANAGEMENT WILL BE PROVIDED IN ACCORDANCE WITH HOWARD COUNTY SPECIFICATIONS. WATER QUALITY AND RECHARGE VOLUMES WILL BE PROVIDED BY MICRO-BIORETENTION FACILITIES, BIOPRETENTION FACILITIES, INFILTRATION FACILITIES, AND DRY WELLS (ON LOT) TO MEET MDE REQUIREMENTS. FACILITIES TREATING ONLY AREAS FROM PRIVATE PROPERTY WILL BE OWNED AND MAINTAINED BY PROPERTY OWNERS AND HOA. FACILITIES TREATING AREAS WITHIN ROW WILL BE TREATING IN EASEMENTS AND WILL BE MAINTAINED BY BOTH HOWARD COUNTY AND PROPERTY OWNERS/HOAs. HOWARD COUNTY WILL MAINTAIN PIPES AND PROPERTY OWNERS/HOAs WILL MAINTAIN FACILITY SURFACES. THE HOA WILL BE RESPONSIBLE TO MAINTAIN THE TWO (2) INFILTRATION FACILITIES.
- EXISTING UTILITIES ARE BASED ON THE AERIAL SURVEY AND FIELD SURVEY BY BEN DYER ASSOCIATES.
- THE FLOODPLAIN STUDY FOR THIS PROJECT WAS PREPARED BY BEN DYER ASSOCIATES, DATED FEBRUARY 2012, AND MEETS THE REQUIREMENTS FOR "OBVIOUSLY NOT CRITICAL STUDY".
- THE WETLANDS DELINEATION STUDY FOR THIS PROJECT WAS PREPARED BY BEN DYER ASSOCIATES, DATED DECEMBER, 2012.
- THE TRAFFIC STUDY FOR THIS PROJECT WAS PREPARED BY THE TRAFFIC GROUP, DATED APRIL 23, 2013.
- THE NOISE STUDY FOR THIS PROJECT WAS PREPARED BY MARS GROUP, DATED SEPTEMBER 24, 2012.
- A FOREST STAND DELINEATION REPORT WAS COMPLETED BY BEN DYER ASSOCIATES, INC., DATED DECEMBER 2011.
- THE SUBSURFACE EXPLORATION REPORT FOR THIS PROJECT WAS PREPARED BY HILLIS-CARNES ENGINEERING ASSOCIATES, INC. DATED 12/15/15.
- THE SUBJECT PROPERTY IS ZONED R-20 & R-ED PER THE FEBRUARY 4, 2004 COMPREHENSIVE ZONING PLAN AND THE JULY 28, 2006 COMPREHENSIVE ZONING REGULATION. LOTS 282-287 ARE LOCATED IN THE R-20 ZONED PORTION OF THIS SUBDIVISION

| STANDARD DRAWING LEGEND FOR ENTIRE PLAN SET (NOT TO SCALE) | | |
|--|--|---------------|
| EXISTING NOTE | TYPICAL NOTE TEXT | PROPOSED NOTE |
| | ONSITE PROPERTY LINE / R.O.W. LINE | |
| | NEIGHBORING PROPERTY LINE / INTERIOR PARCEL LINE | |
| | EASEMENT LINE | |
| | SETBACK LINE | |
| | CURB AND GUTTER | |
| | CONCRETE CURB & GUTTER | |
| | UTILITY POLE WITH LIGHT | |
| | POLE LIGHT | |
| | TRAFFIC LIGHT | |
| | UTILITY POLE | |
| | TYPICAL LIGHT | |
| | ADORN LIGHT | |
| | TYPICAL SIGN | |
| | PARKING COUNTS | |
| | CONTOUR LINE | |
| | SPOT ELEVATIONS | |
| | SANITARY LABEL | |
| | STORM LABEL | |
| | FLOOD PLAIN LINE | |
| | UNDERGROUND WATER LINE | |
| | UNDERGROUND ELECTRIC LINE | |
| | UNDERGROUND GAS LINE | |
| | OVERHEAD WIRE | |
| | UNDERGROUND TELEPHONE LINE | |
| | UNDERGROUND CABLE LINE | |
| | STORM SEWER | |
| | SANITARY SEWER MAIN | |
| | HYDRANT | |
| | SANITARY MANHOLE | |
| | STORM MANHOLE | |
| | WATER METER | |
| | WATER VALVE | |
| | GAS VALVE | |
| | GAS METER | |
| | TYPICAL END SECTION | |
| | HEADWALL OR ENDWALL | |
| | YARD INLET | |
| | CURB INLET | |
| | CLEAN OUT | |
| | ELECTRIC MANHOLE | |
| | TELEPHONE MANHOLE | |
| | ELECTRIC BOX | |
| | ELECTRIC PEDestal | |
| | MONITORING WELL | |
| | TEST PIT | |
| | BENCHMARK | |
| | BORING | |
| | STEEP SLOPE (1-25%) | |



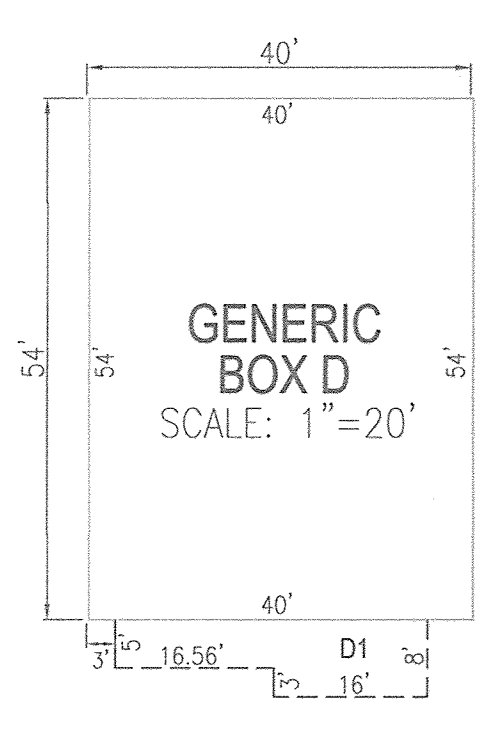
GENERIC BOX C
SCALE: 1"=20'

FITS:

COLUMBIA
ALL ELEVATIONS
ALL OPTIONS
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ROANOKE
FITS ELEVATIONS C AND L
FITS ELEVATIONS A AND B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ST. LAWRENCE
FITS ELEVATIONS A, C, K & L
FITS ELEVATION B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*



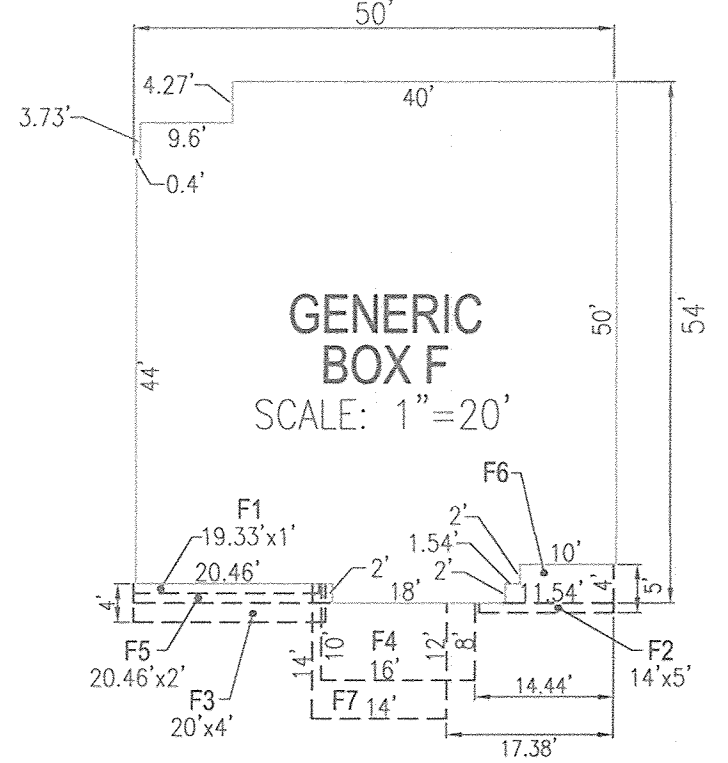
GENERIC BOX D
SCALE: 1"=20'

FITS:

COLUMBIA
ALL ELEVATIONS
NO 3-CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ROANOKE
MODEL DOES NOT FIT

ST. LAWRENCE
MODEL DOES NOT FIT



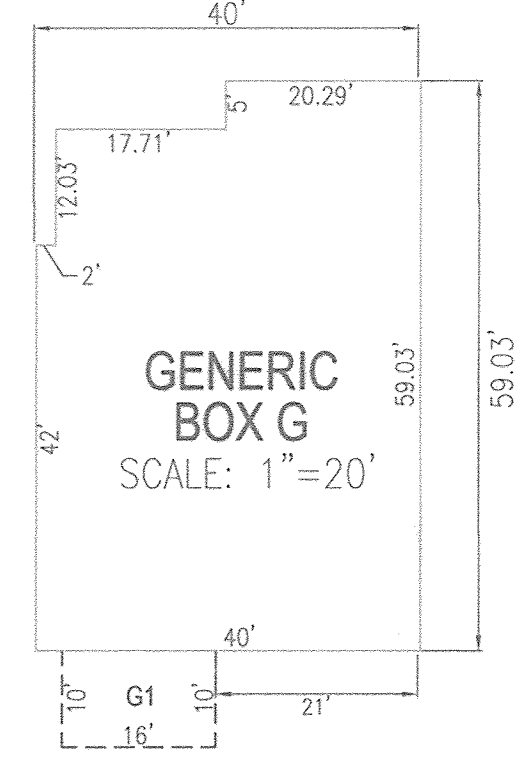
GENERIC BOX F
SCALE: 1"=20'

FITS:

COLUMBIA
ALL ELEVATIONS
ALL OPTIONS
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ROANOKE
FITS ELEVATIONS C AND L
FITS ELEVATIONS A AND B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ST. LAWRENCE
FITS ELEVATIONS A, C, K & L
FITS ELEVATION B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*



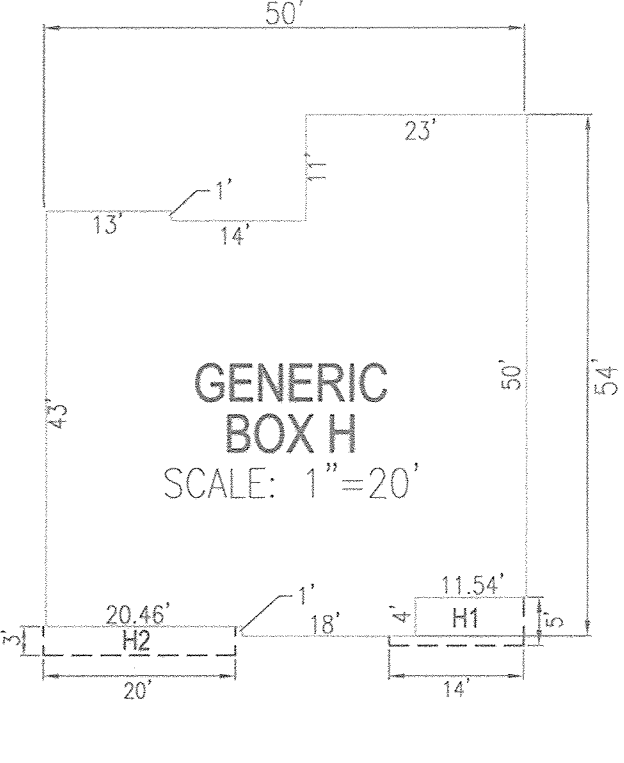
GENERIC BOX G
SCALE: 1"=20'

FITS:

COLUMBIA
ALL ELEVATIONS
NO 3-CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ROANOKE
MODEL DOES NOT FIT

ST. LAWRENCE
MODEL DOES NOT FIT



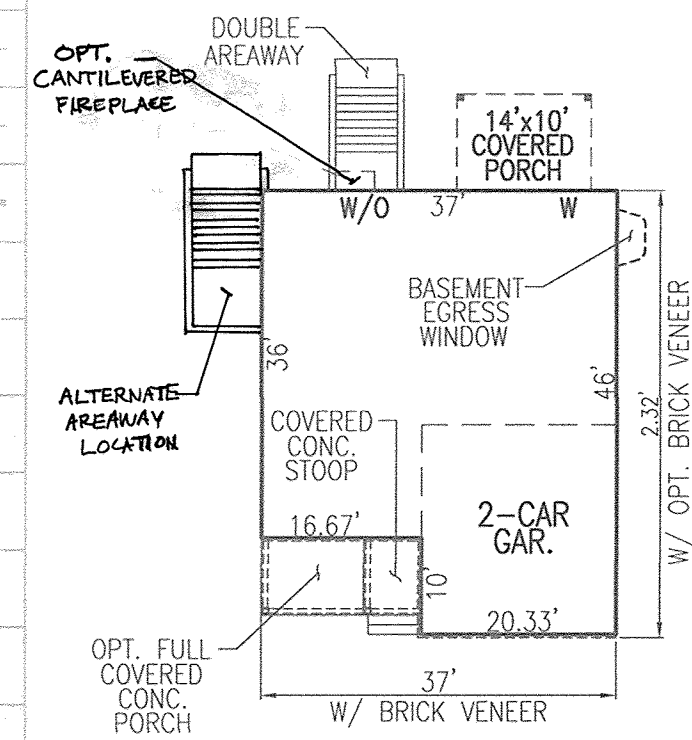
GENERIC BOX H
SCALE: 1"=20'

FITS:

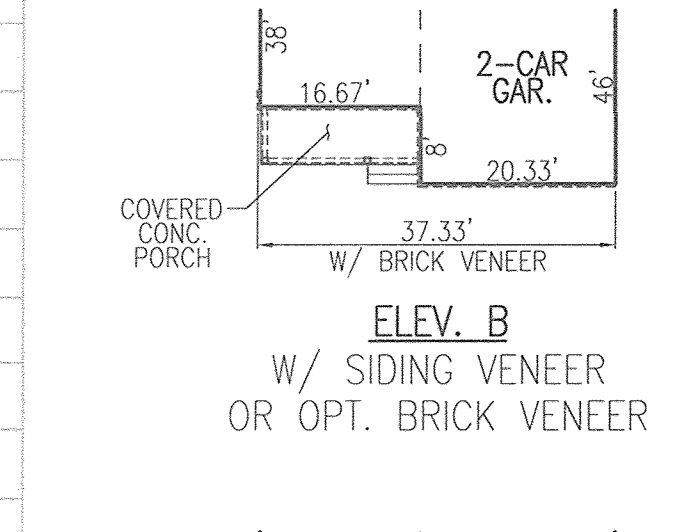
COLUMBIA
ALL ELEVATIONS
NO 3-CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

ROANOKE
FITS ELEVATIONS C AND L
FITS ELEVATIONS A AND B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*

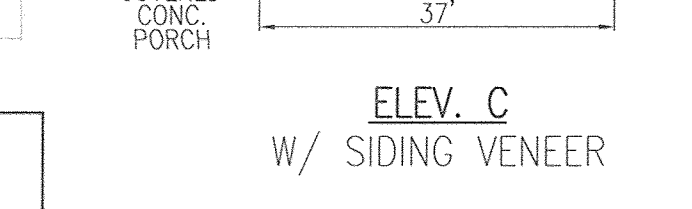
ST. LAWRENCE
FITS ELEVATIONS A, C, K & L
FITS ELEVATION B (NO BRICK)
FULL PORCH OPTION POSSIBLE
NO 3RD CAR GARAGE OPTION
COVERED PORCH POSSIBLE*
WELLED EXIT POSSIBLE*



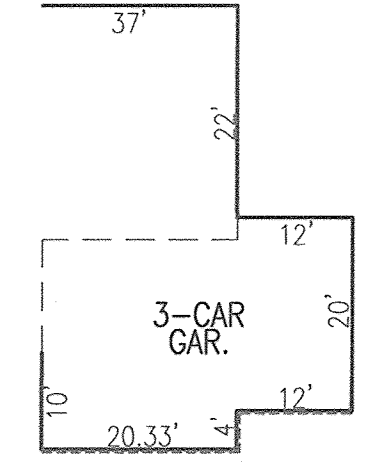
ELEV. A
W/ SIDING VENEER
OR OPT. BRICK VENEER



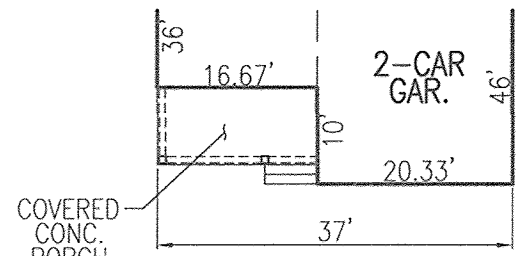
ELEV. B
W/ SIDING VENEER
OR OPT. BRICK VENEER



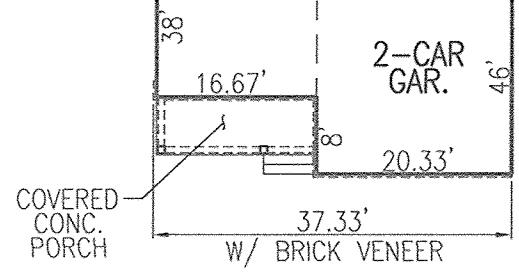
ELEV. C
W/ SIDING VENEER



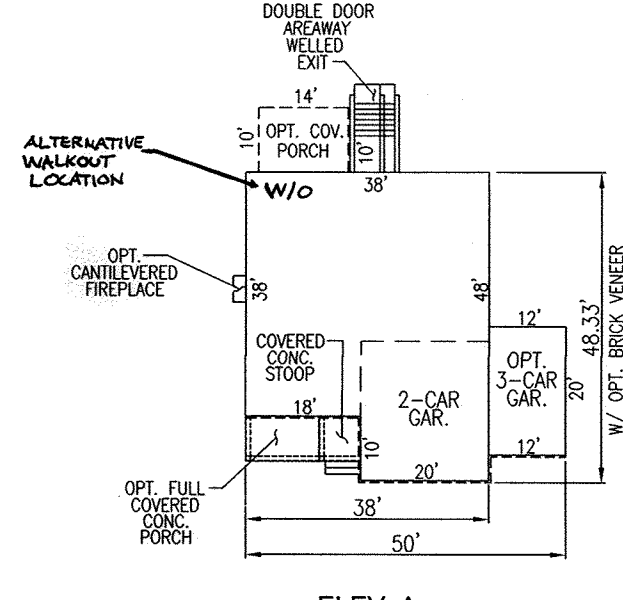
OPT. 3-CAR FRONT ENTRY GARAGE
& STONE WATERTABLE



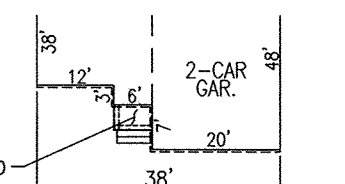
ELEV. K
W/ SIDING VENEER
& STONE WATERTABLE



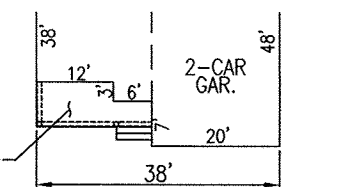
ELEV. L
W/ SIDING VENEER
& BRICK WATERTABLE



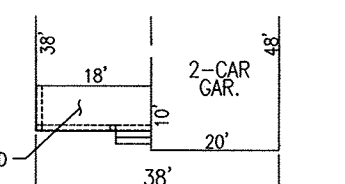
ELEV. A
W/ SIDING VENEER
OR OPT. BRICK VENEER



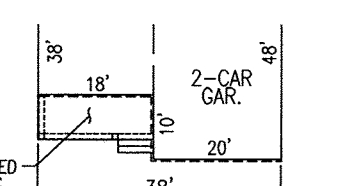
ELEV. B
W/ SIDING VENEER
OR OPT. BRICK VENEER



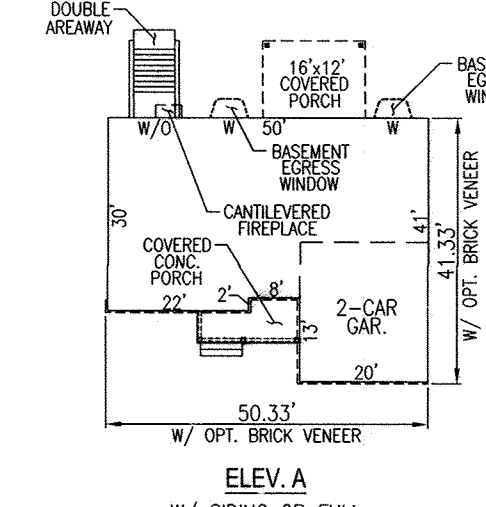
ELEV. C
W/ SIDING VENEER
& STONE WATERTABLE



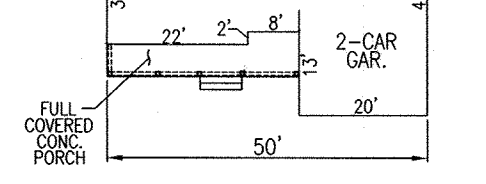
ELEV. K
W/ SIDING VENEER
& STONE WATERTABLE



ELEV. L
W/ SIDING VENEER
& BRICK WATERTABLE



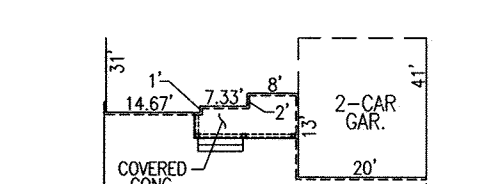
ELEV. A
W/ SIDING OR FULL BRICK VENEER



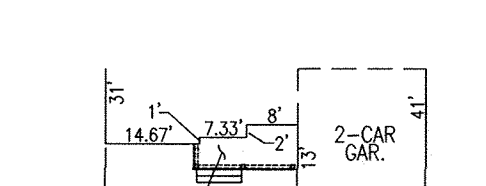
ELEV. B
W/ SIDING VENEER
OR OPT. BRICK VENEER



ELEV. C
W/ SIDING VENEER
& STONE WATERTABLE



ELEV. K
W/ SIDING VENEER
& STONE WATERTABLE



ELEV. L
W/ SIDING VENEER
& BRICK WATERTABLE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chad Chubb 5-4-18
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Kathleen 5-8-18
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

William J. ... 5-8-18
DIRECTOR DATE

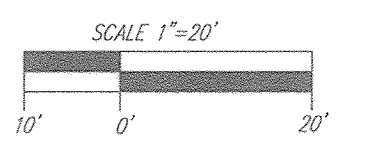
COLUMBIA
SCALE: 1"=20'

HUDSON
SCALE: 1"=30'

ROANOKE
SCALE: 1"=30'

NOTE:
THE COLUMBIA MODEL WILL NOT FIT IN GENERIC BOX 'E'

| NO. | DATE | REVISION |
|-----|---------|---|
| 18 | 5-23-18 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 264, 302, 311, 269, 274 |
| 16 | 4-9-18 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 266, 275, 280, 288, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 303, 304, 305, 306, 307, 308, 309, 310, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 |



OWNER/DEVELOPER
ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
301-674-8509

NOTES:

* A COVERED PORCH OR WELLED EXIT OPTION MAY BE POSSIBLE. THESE ITEMS DO NOT HAVE TO FIT IN A GENERIC BOX, BUT ARE SUBJECT TO SECTION 128.0 OF THE ZONING REGULATIONS. EACH LOT WILL HAVE TO BE STUDIED INDEPENDENTLY FOR FITMENT OF THESE ITEMS.

REFERENCE:
SECTION 128.0.A.1.d AND SECTION 128.0.A.1.e OF THE SUPPLEMENTARY ZONING DISTRICT REGULATIONS.

| NO. | REVISION | DATE |
|-----|---|----------|
| 8 | REVISE HOUSE TYPE AND GRADING ON LOTS 323 & 329. REVISE GRADING ON LOT 322. ADD 4' EXTENSION TO LOT 348. ADD THE COLUMBIA MODEL TO THE HOUSE TYPES. | 04/10/18 |
| 11 | REVISE HOUSE TYPES AND GRADING ON LOTS 277, 278, 279, 280, 298 AND 299 AND TO ADD NEW HOUSE MODELS AND GRADING ON LOT 283. | 9/18/18 |
| 15 | REVISE HOUSE TYPE AND GRADING ON LOT 288 AND RELOCATE MANHOLE 1010319 ON LOT 303 | 07/27/18 |

SITE DEVELOPMENT PLAN
HOUSE TYPES & LEGEND
REVISED
ESTATES AT PATAPSCO PARK
PHASE III

SINGLE FAMILY DETACHED UNITS
BUILDABLE LOTS 249-372 & 386-397
PLATS: 23596-23609

THE 17 PARCEL: 751
DPE REF: SP-13-012, EDP-13-029, WP-13-165, PG 403, GRID: 5, 6, 11 & 12
F-14-124, CONF: 10-2500, PLATS 23421-23456, F-16-051, ZONED: R-20 & R-ED
PLATS 23596-23609, SDP-16-019, SDP-16-050, SDP-17-009
720 ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

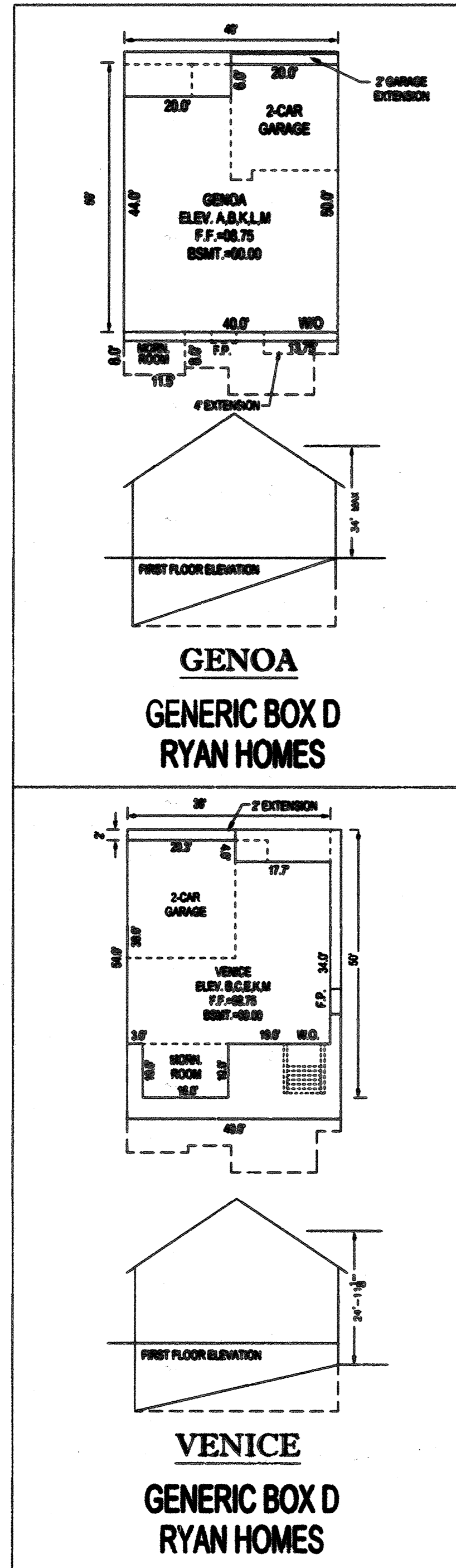
ROBERT H. VOGEL ENGINEERING, INC.
ENGINEERS • SURVEYORS • PLANNERS
8407 MAIN STREET
ELICOTT CITY, MD 21043
TEL: 410-461-7666
FAX: 410-461-1811

PROFESSIONAL CERTIFICATE

DESIGN BY: BOHLER, ENG.
DRAWN BY: RHV
CHECKED BY: RHV
DATE: MARCH 2018
SCALE: AS SHOWN
W.O. NO.: 16-04

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. 16193, EXPIRATION DATE: 09-27-2019.

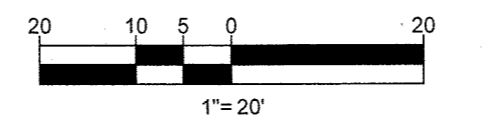
3 SHEET OF 43



APPROVED: DEPARTMENT OF PLANNING AND ZONING

2-16-17
2-14-17
2-24-17

| NO. | REVISION | DATE |
|-----|--|---------|
| 21 | REVISE PLANS TO REVISE HOUSE TYPE, GRADING AND DRIVEWELLS ON LOTS 272, 284 AND 285 AND GRADING ON LOTS 271, 273, 283 AND 286 | 9-9-19 |
| 15 | REVISE PLANS TO REVISE HOUSE TYPE AND GRADING ON LOTS 271, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | 9/13/18 |



* SEE GENERAL NOTE #54 ON COVER SHEET REFERENCING SECTION 126 OF THE HOWARD COUNTY ZONING REGULATIONS

NOTE:
PER SECTION 126 OF A J OF THIS ZONING REGULATIONS FOR R-ED LOTS RECORDED AFTER MAY 13, 2012, SUNROOMS AND ROOM EXTENSIONS MAY ENCRoACH INTO THE REAR SETBACK UP TO 10 FEET, ALONG NOT MORE THAN 60 PERCENT OF THE REAR OF A DWELLING ON A LOT WHICH ADJACENT OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE.

NOTE:
ADDITIONAL MODELS FOR BOX 'D' SHOWN ON OPPOSITE SIDE OF THIS SHEET.

| | | |
|--|--|-----------------------------------|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | |
| PERMIT INFORMATION CHART | | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA | LOT/PARCEL NO.: 246-372 & 386-387 |
| PLAT # OR L.F. #23421 | GRD # 5.5, 11, 12 | ZONING: R-20 & R-ED |
| PREVIOUS FILE NO.: SP-13-012 | PLATS 23421 TO 23436 | TAX MAP NO.: 17 |
| ECP-13-029 | F-18-051 | ELECT DIST: 2ND |
| WP-13-055 | PLATS 23596 - 23609 | CENSUS TRACT: 602100 |
| PB CASE NO. 403 | SDP-16-019 | |
| F-14-124 | SDP-16-050 | |
| CONT # 10-3500 (FORCE MAIN) | SDP-17-009 | |

BOHLER ENGINEERING

CORPORATE OFFICE: WARREN, NJ

OFFICES: SOUTH BRIDGE, MA; FOWEN, MD; ALBANY, NY; TOWSON, MD; CHAMBERS, NY; CENTER VALLEY, PA; PORT LAUDERDALE, FL; PHILADELPHIA, PA

CIVIL & CONSULTING ENGINEERS

PROJECT MANAGERS

ENVIRONMENTAL CONSULTANTS

LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|---------|
| 1 | 3/4/17 | ADD VENICE, GENOA I VICTORIA FALLS HOUSE TYPE | RVE |
| 2 | 4/20/17 | REVISE HOUSE TYPES | RVE |
| 5 | 1/9/18 | REVISE HOUSE TYPES AND GRADING LOTS 343, 352, 392, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | 9/13/18 |
| 9 | 6/12/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 263, 264, 324, 325, 394 AND 397 | RVE |
| 10 | 8/16/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 270, 271, 275, 276, 345 AND 346 | RVE |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY PLANNING, DESIGNING, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL:

(VA) 1-800-245-8848 (PA) 1-800-242-1770 (DC) 1-800-267-7777 (MD) 1-800-552-7001 (DE) 1-800-382-8589

PROJECT No: MD182013

DRAWN BY: AVG

CHECKED BY: JMA

DATE: 12/28/16

SCALE: AS SHOWN

CAD I.D.: CV1

SITE DEVELOPMENT PLANS (PHASE III) FOR

ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS
BUILDABLE LOTS 249 - 372, & 386 - 397
PLAT NOS. 23596 - 23609

LOCATION OF SITE
ROGERS AVENUE
HOWARD COUNTY

BOHLER ENGINEERING

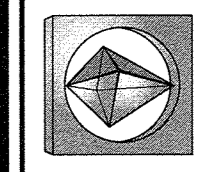
901 DULANEY VALLEY ROAD, SUITE 801
TOWSON, MARYLAND 21284
Phone: (410) 821-7900
Fax: (410) 821-7987
www.BohlerEngineering.com

B.R. ROWE

PROFESSIONAL ENGINEER

SHEET TITLE: **HOUSE TYPES**

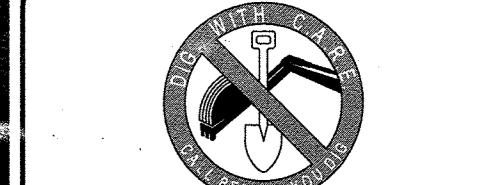
SHEET NUMBER: **4 of 43**



CONSULTING OFFICE:
 WARDEN, NJ
 OFFICES:
 SOUTHBOURGH, MA
 BOWEN, MD
 TOWSON, MD
 CLARKSBURG, MD
 WAREHOUSING, VA
 CHAMBERS, PA
 TAMPA, FL
 PHILADELPHIA, PA
 PHOENIX, AZ
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS
 SURVEYORS
 CIVIL & CONSULTING ENGINEERS

REVISIONS

| REV | DATE | COMMENT | BY |
|---------|------|---|-----|
| 3/14/17 | | ADD VENICE GENERAL INFORMATION SHEET | RJE |
| 4/26/17 | | ADD VENICE GENERAL INFORMATION SHEET | RJE |
| 5/11/18 | | REVISE HOUSE TYPE AND GRADING LOTS 249, 252, 292, 295, REVISE GRADING LOTS 292, 294, 295, 291, 6 | RJE |
| 8/4/18 | | REVISE HOUSE TYPE AND GRADING LOTS 323, AND 324, REVISE GRADING ON LOT 30, ADD 4' EXT. TO LOT 349, ADD COLUMBIA HOUSE MODEL | RJE |
| 9/6/18 | | REVISE HOUSE TYPES AND GRADING ON LOTS 249, 252, 292, 295, 291, 6 | RJE |



THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE: CALL 1-800-248-4848 (PA 1-800-242-1776) (DC 1-800-251-7777) (VA 1-800-952-7201) (MD 1-800-257-7773) (DE 1-800-362-4848)

PROJECT No: MD152013
 DRAWN BY: JMA
 CHECKED BY: 12/28/16
 SCALE: AS SHOWN
 CAD/D: AS SHOWN

SITE DEVELOPMENT PLANS (PHASE III) FOR

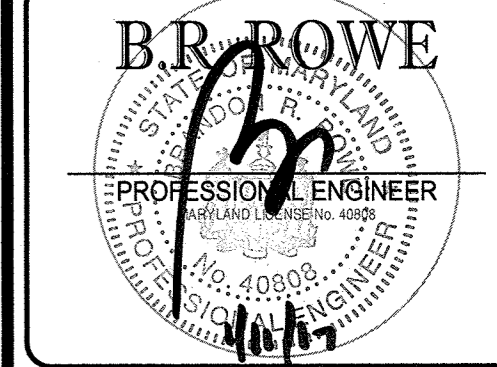
ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

911 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7500
 Fax: (410) 821-7501
 www.BohlerEngineering.com

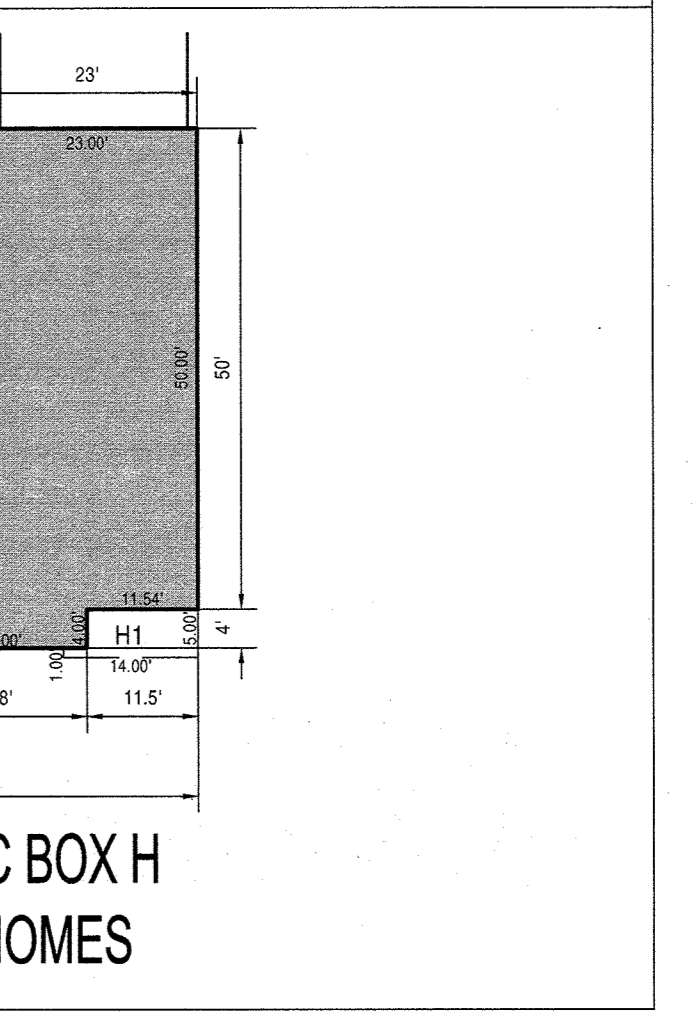
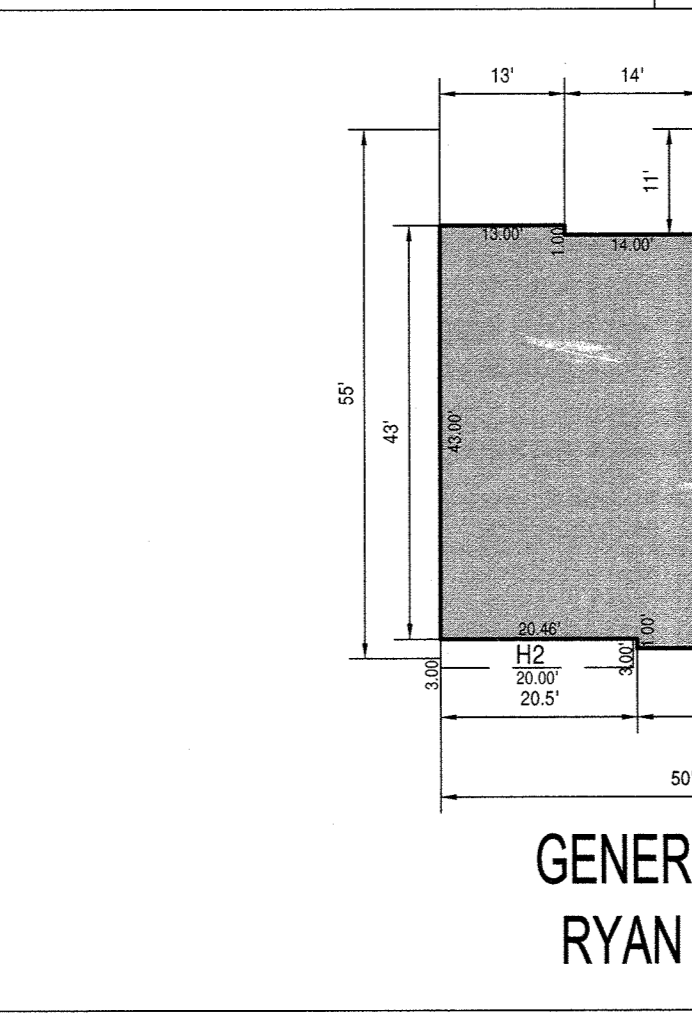
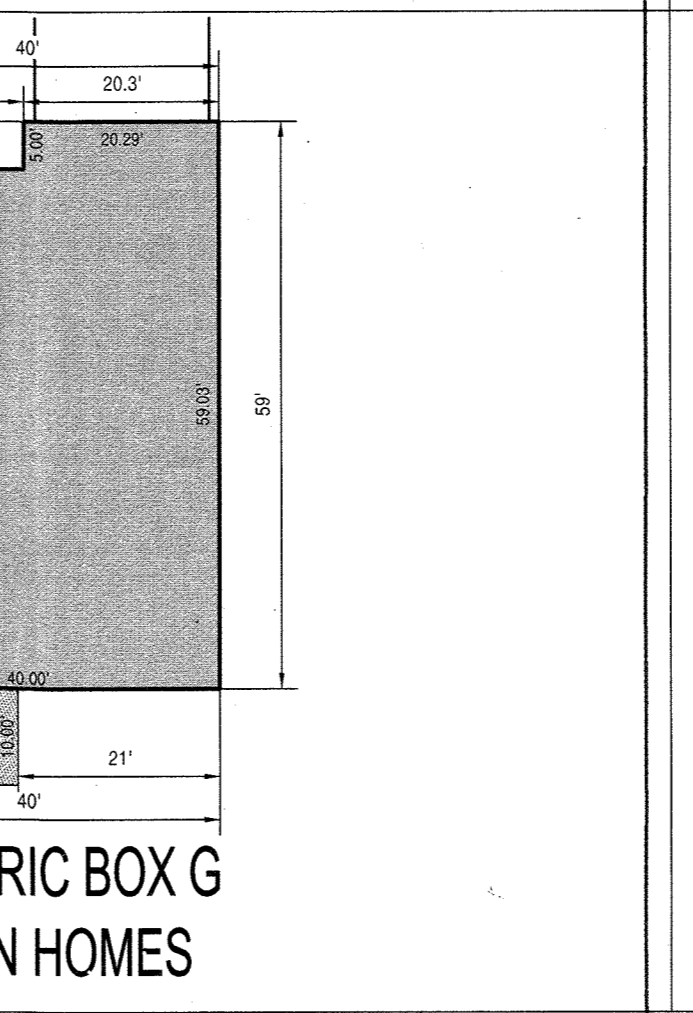
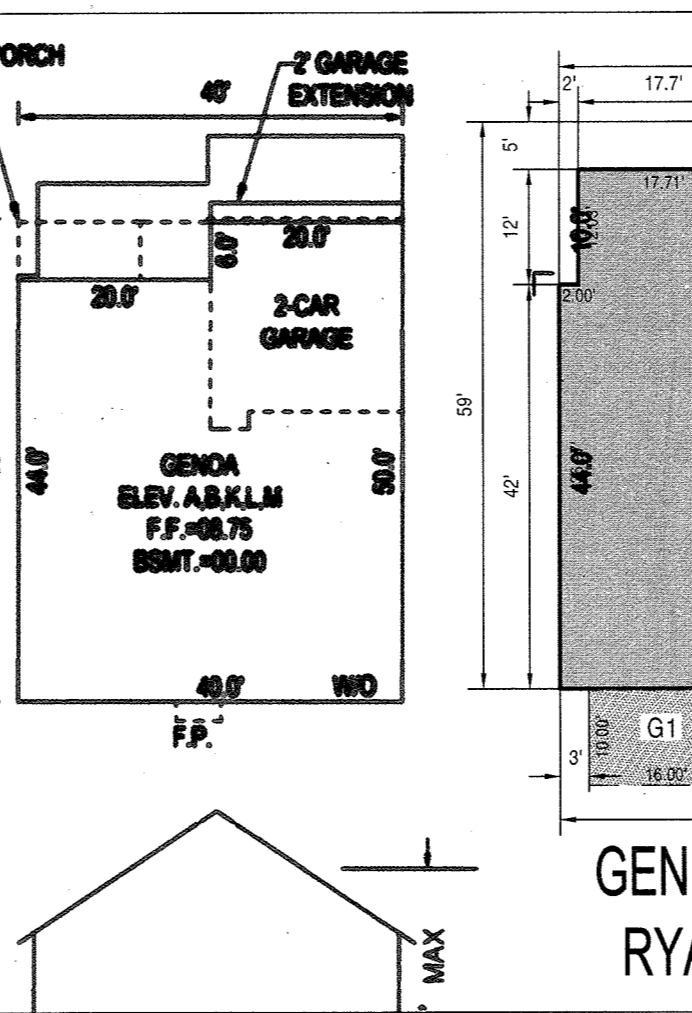
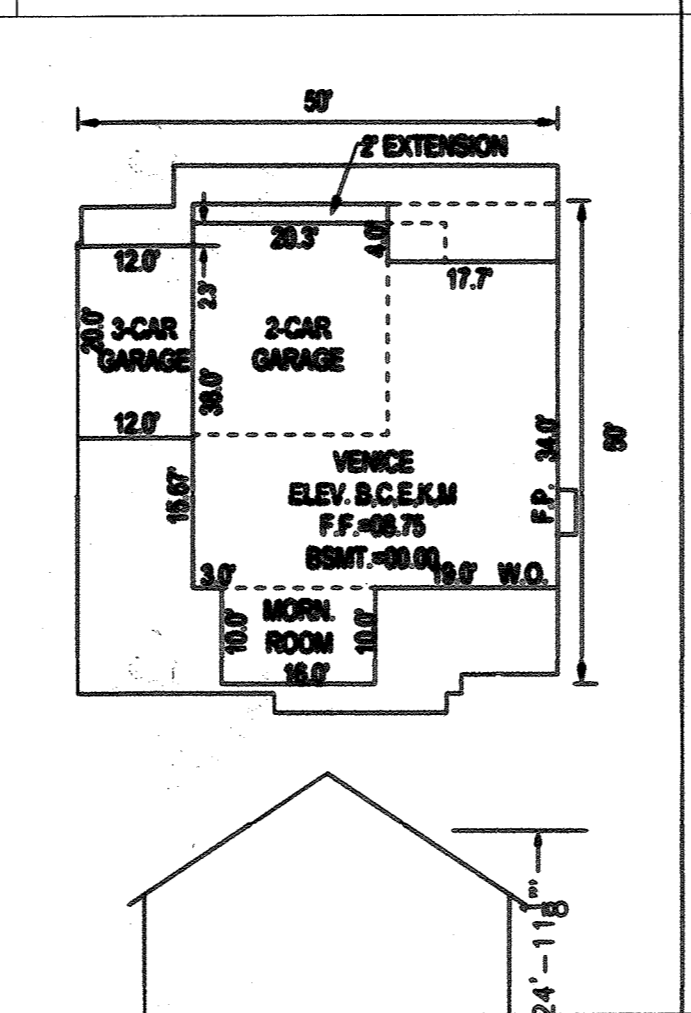
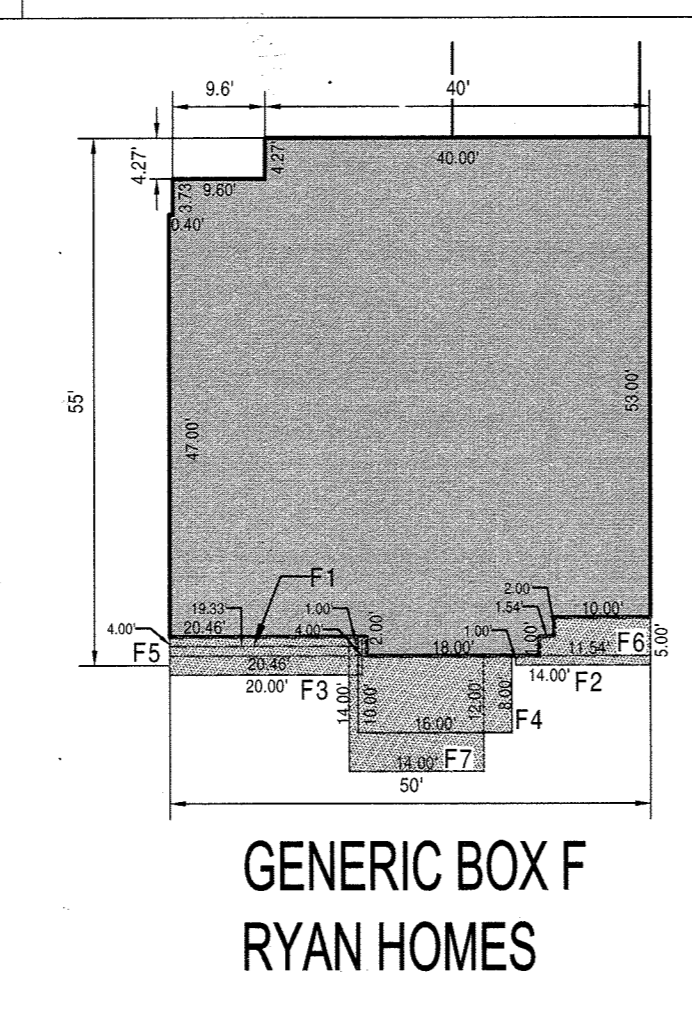
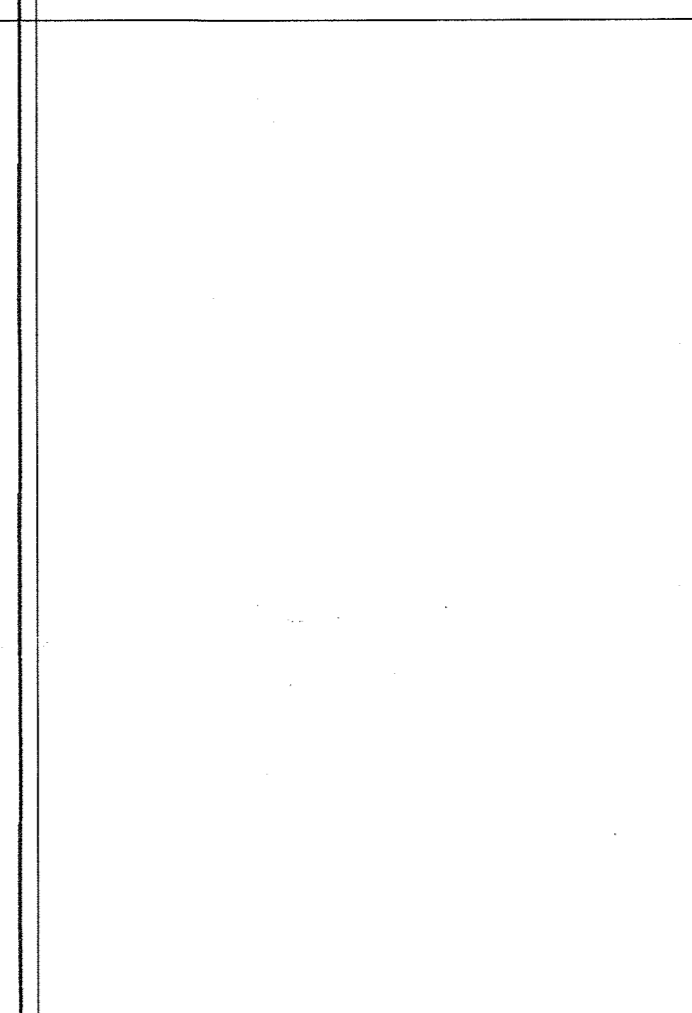
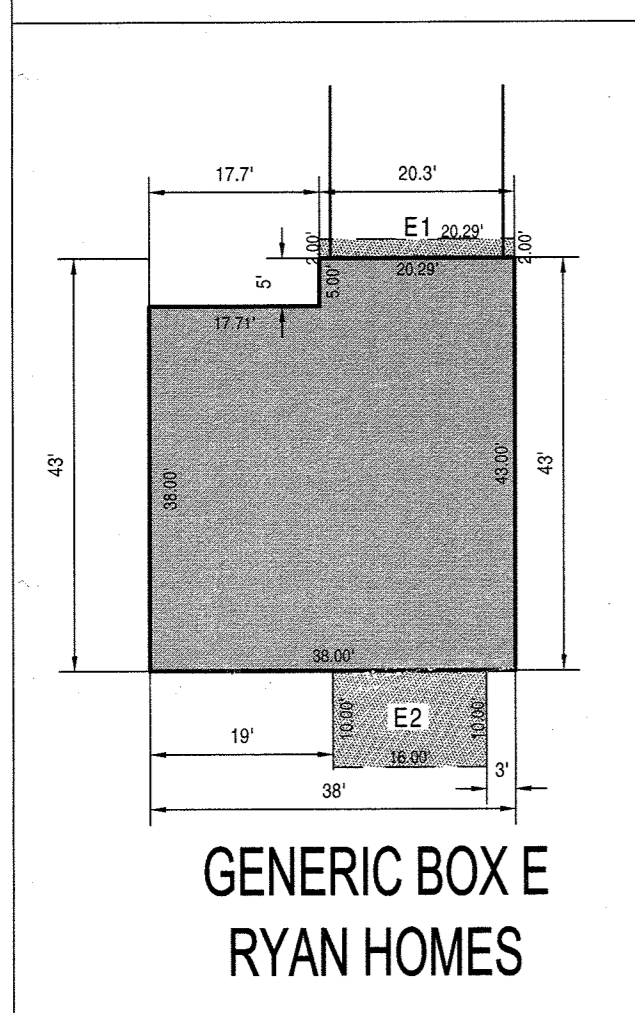
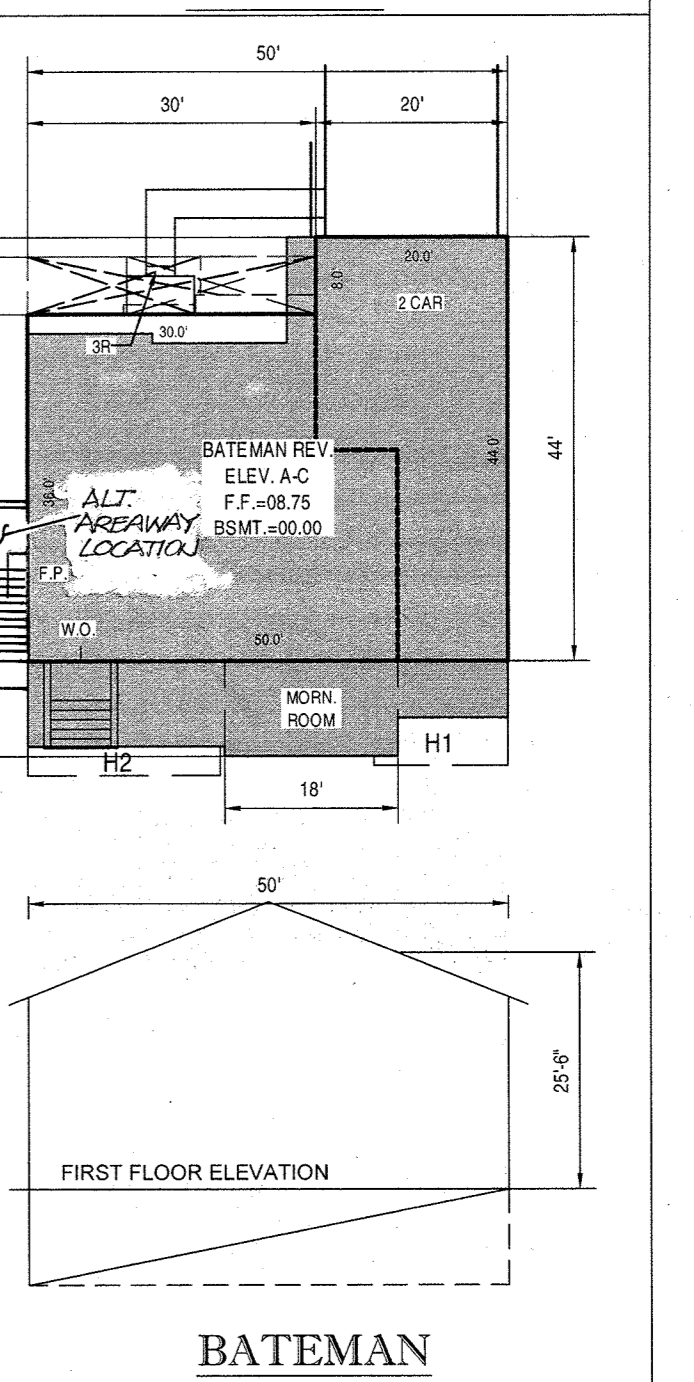
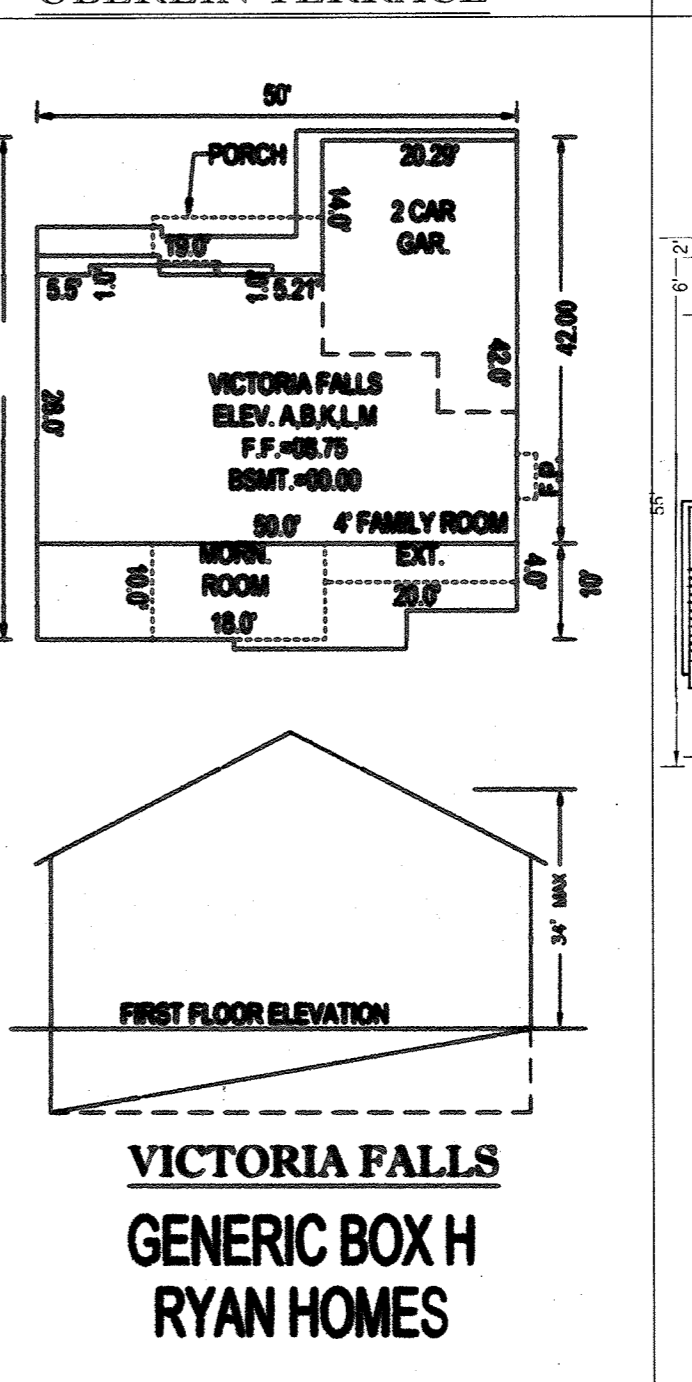
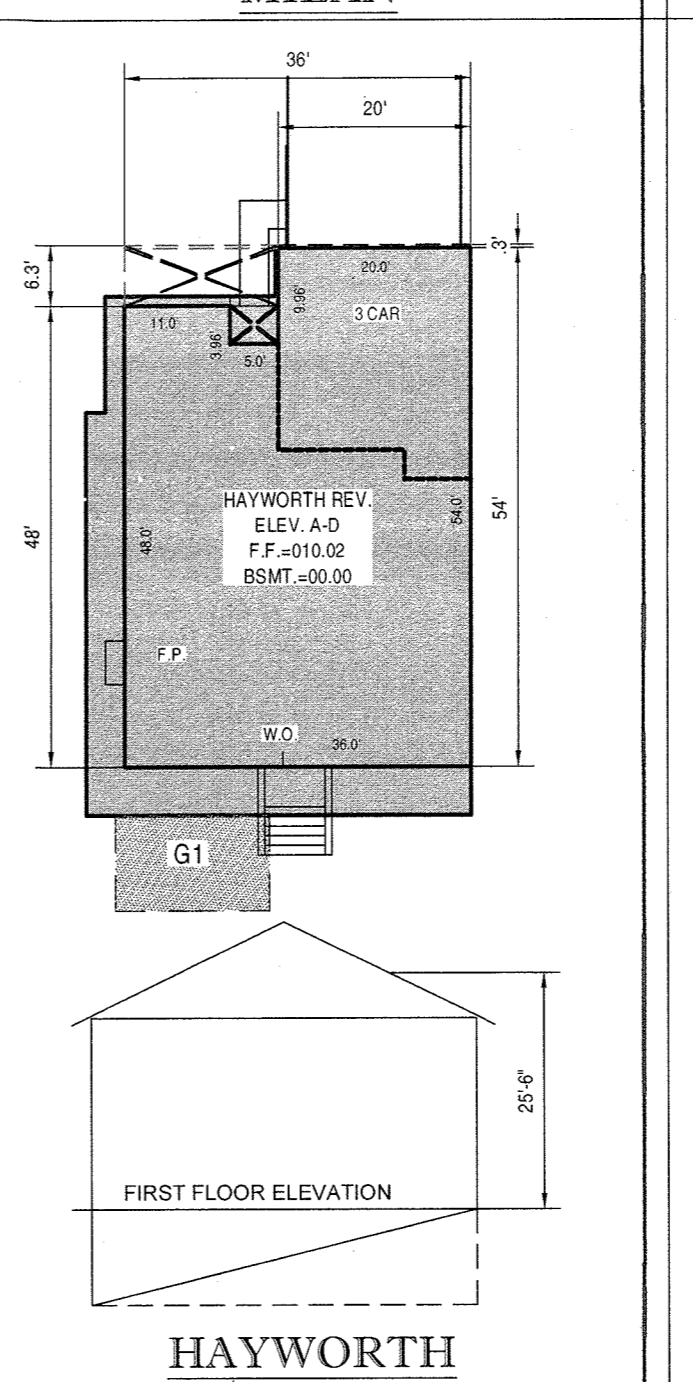
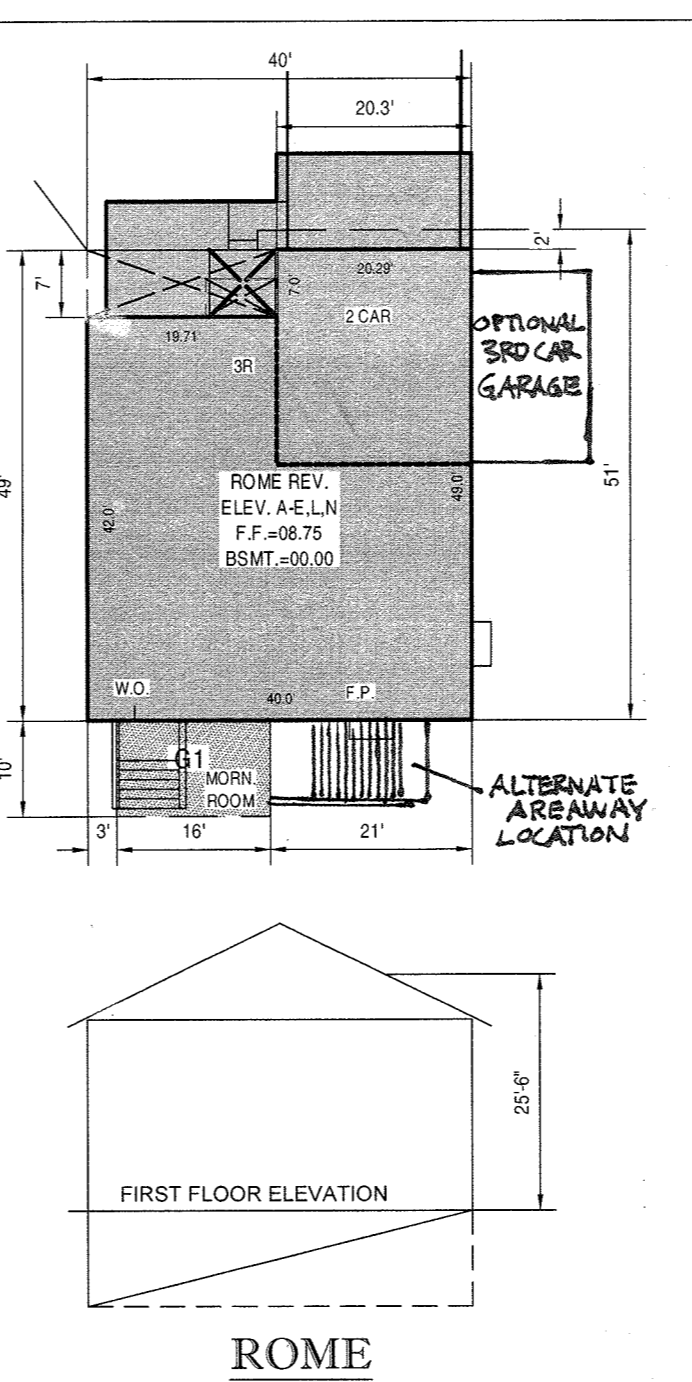
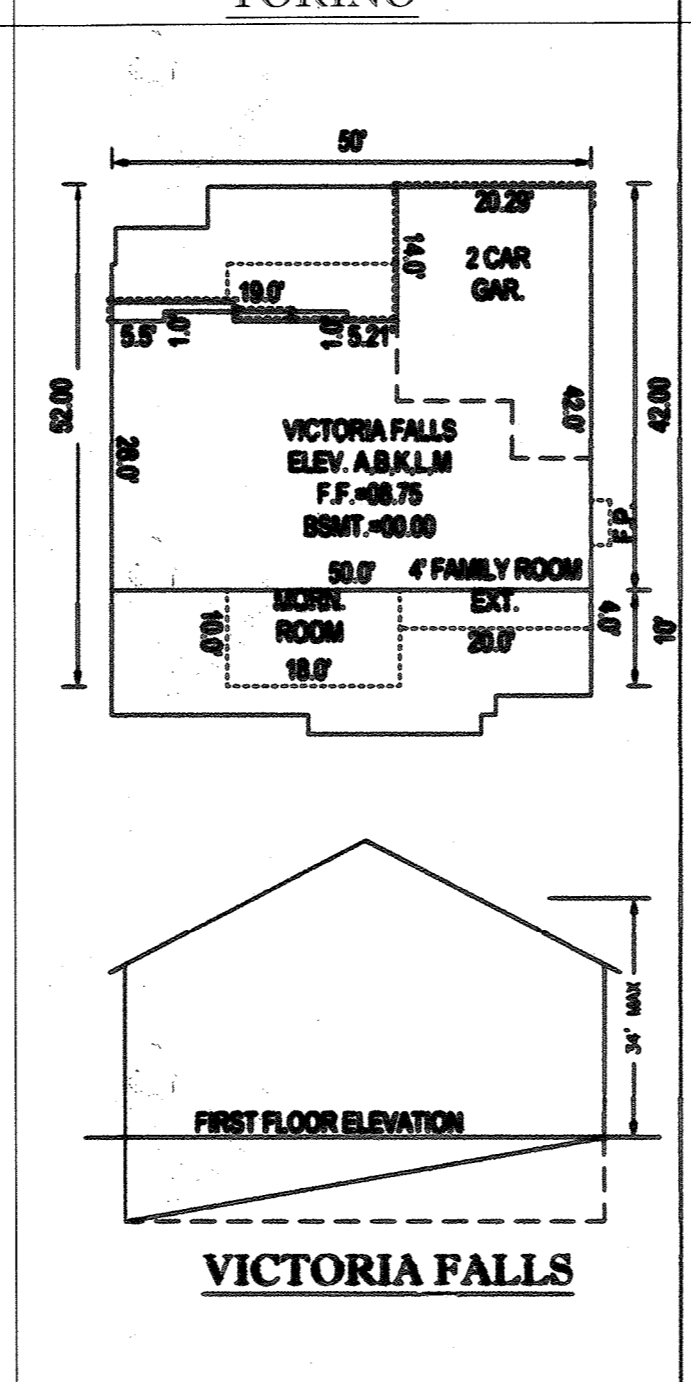
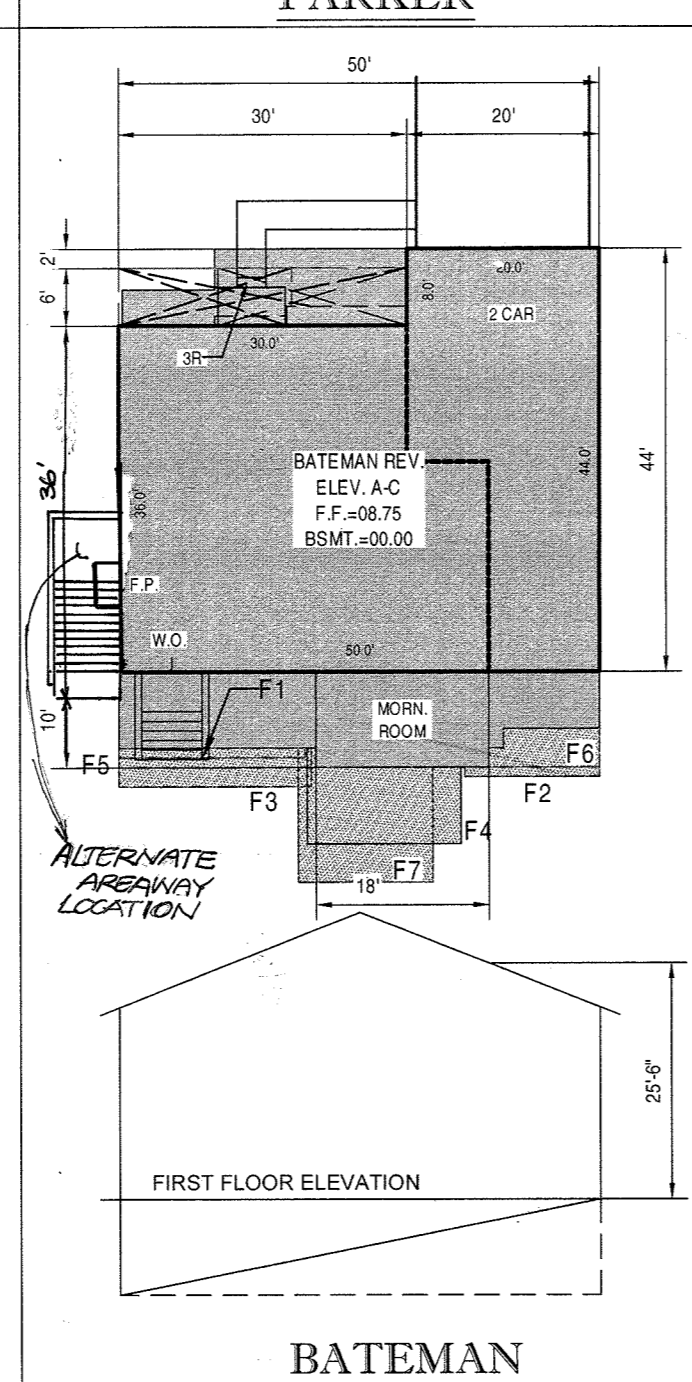
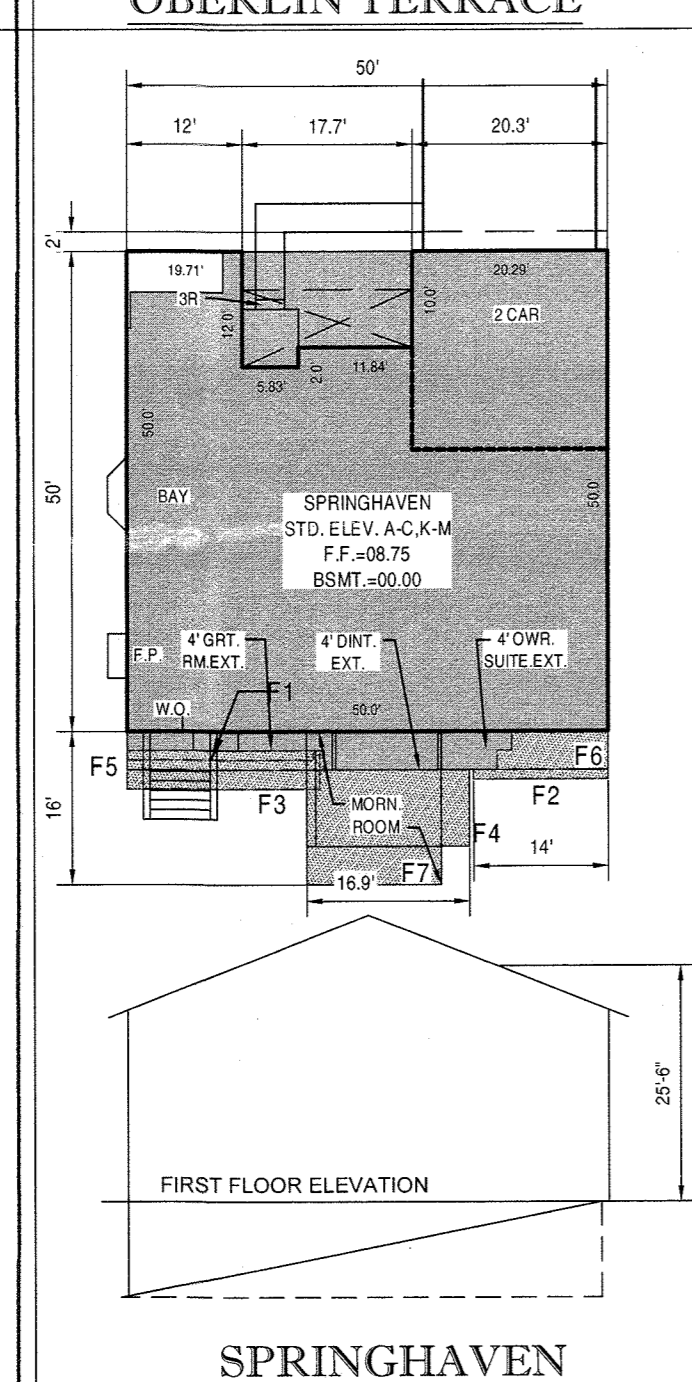
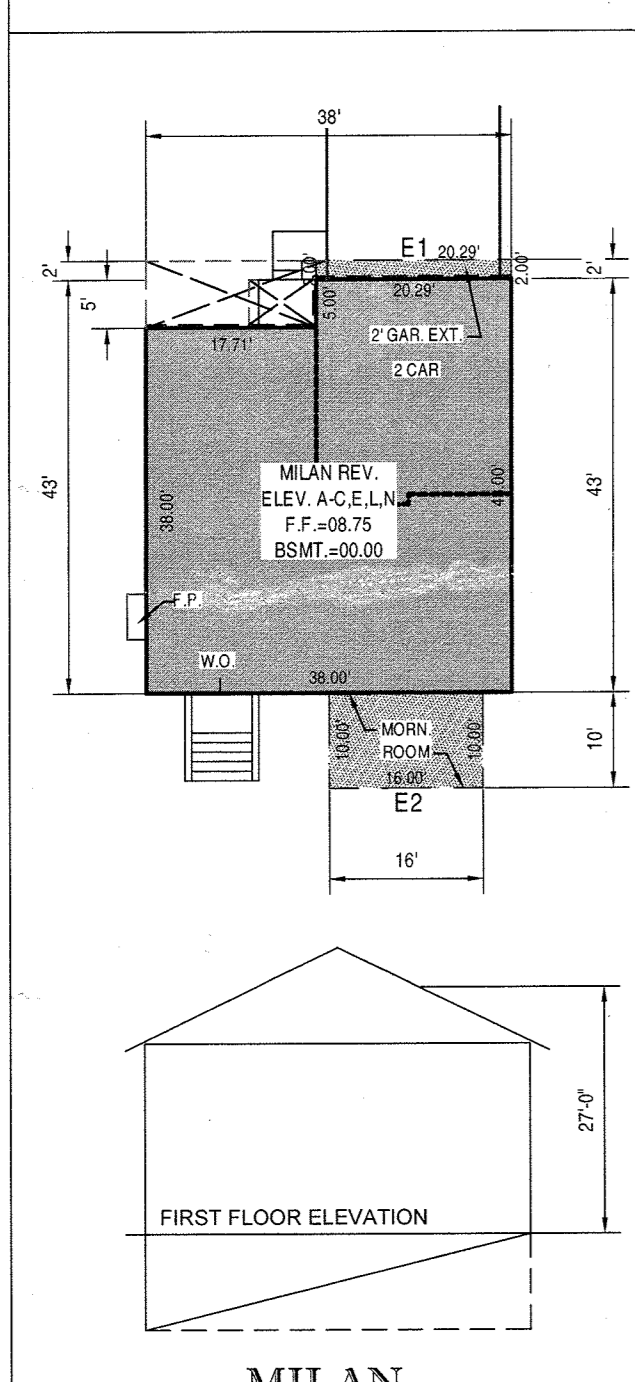
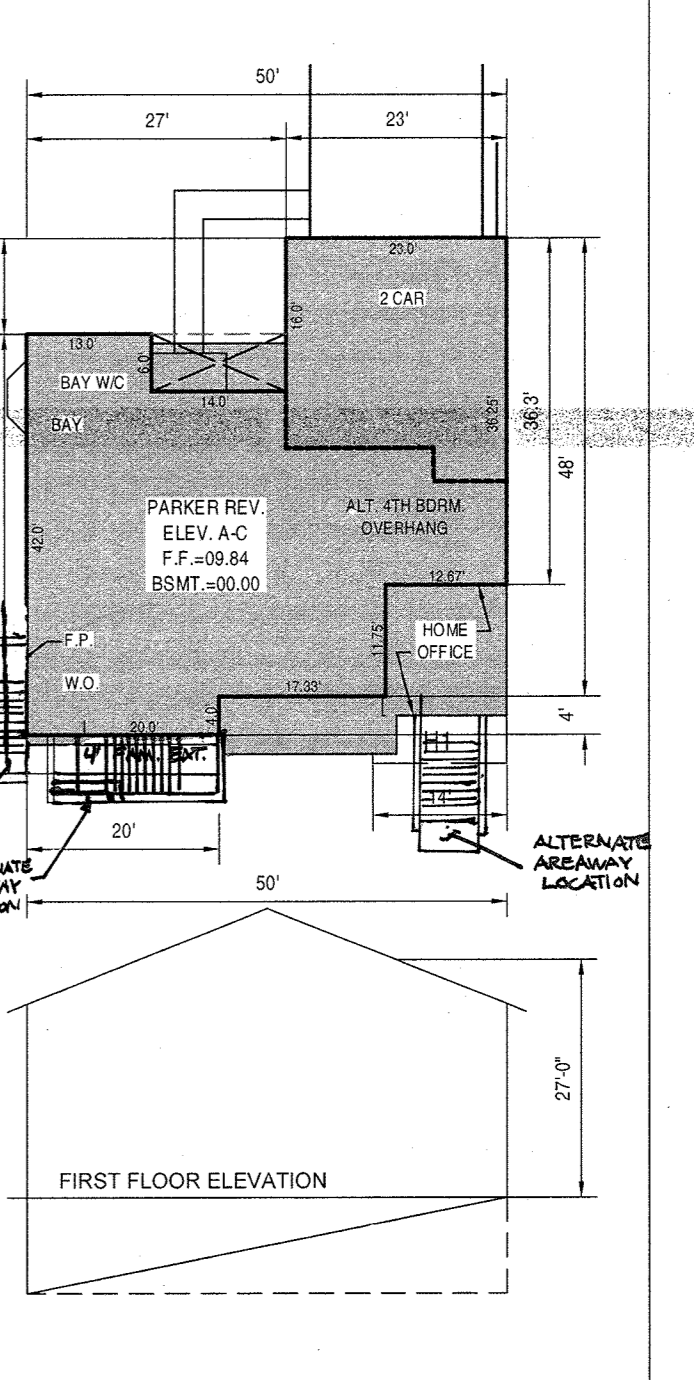
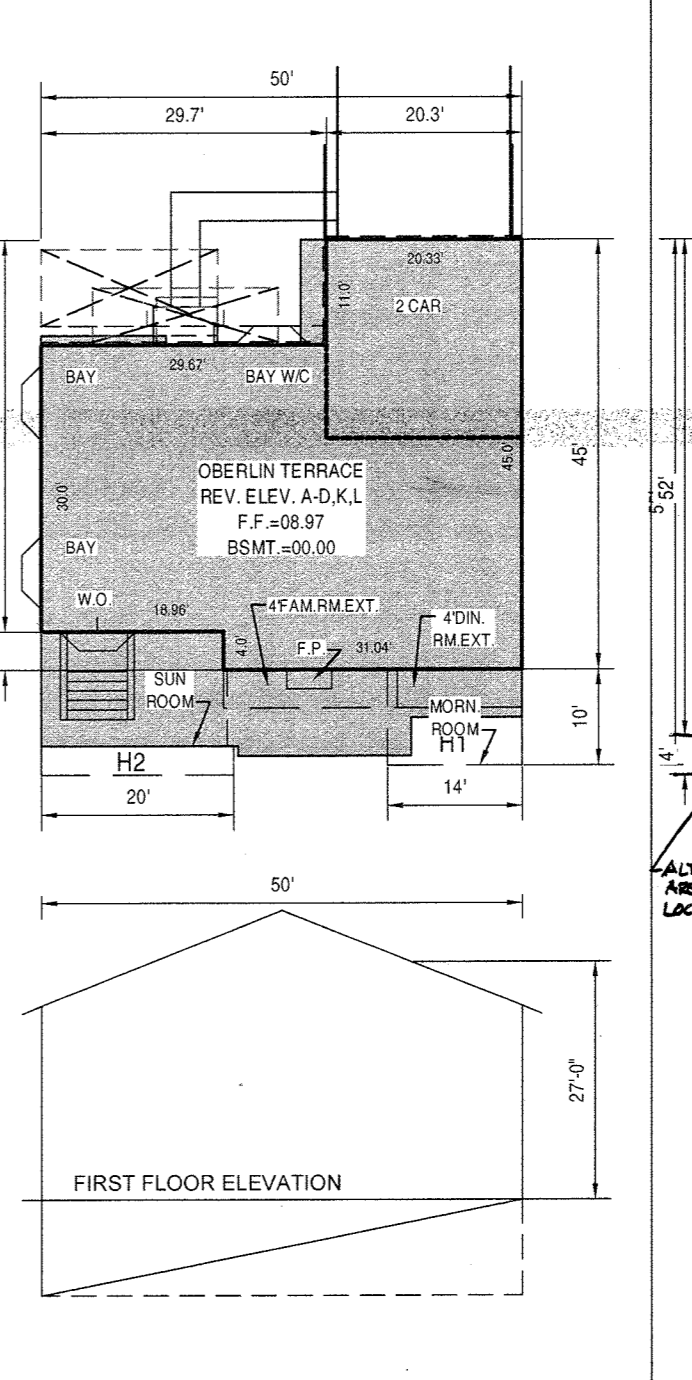
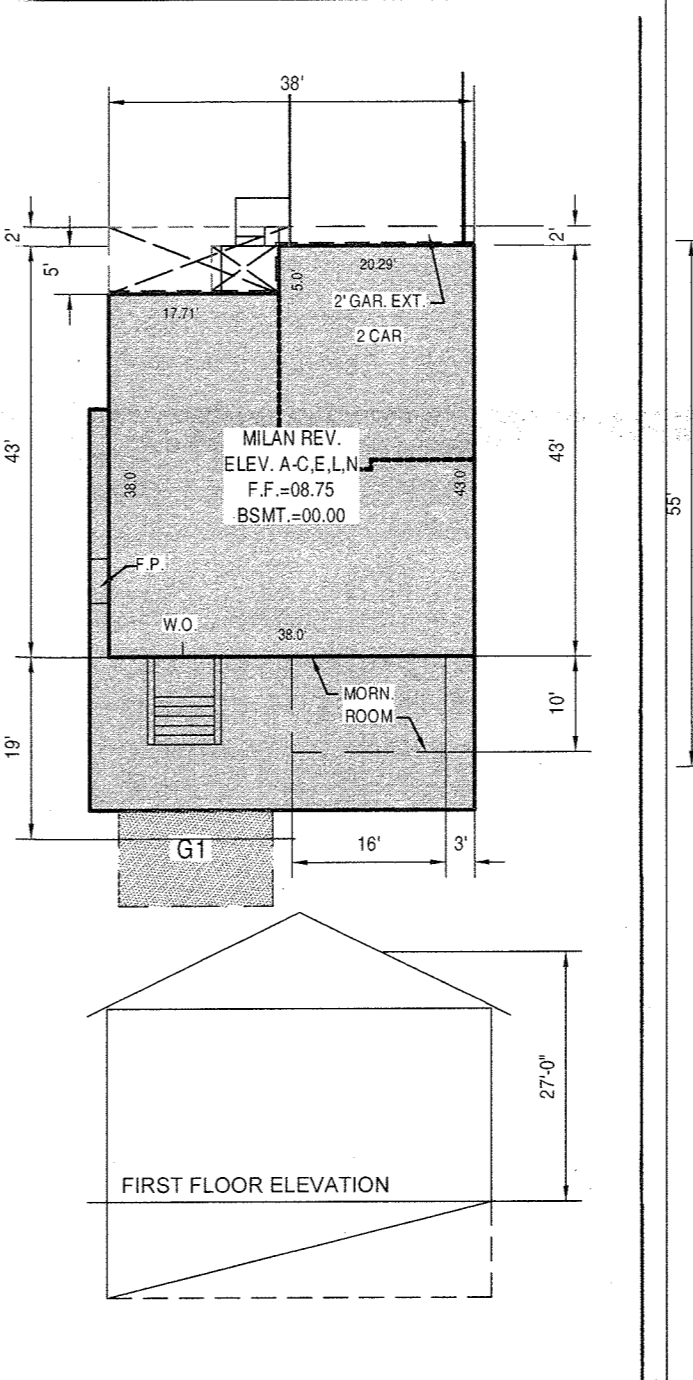
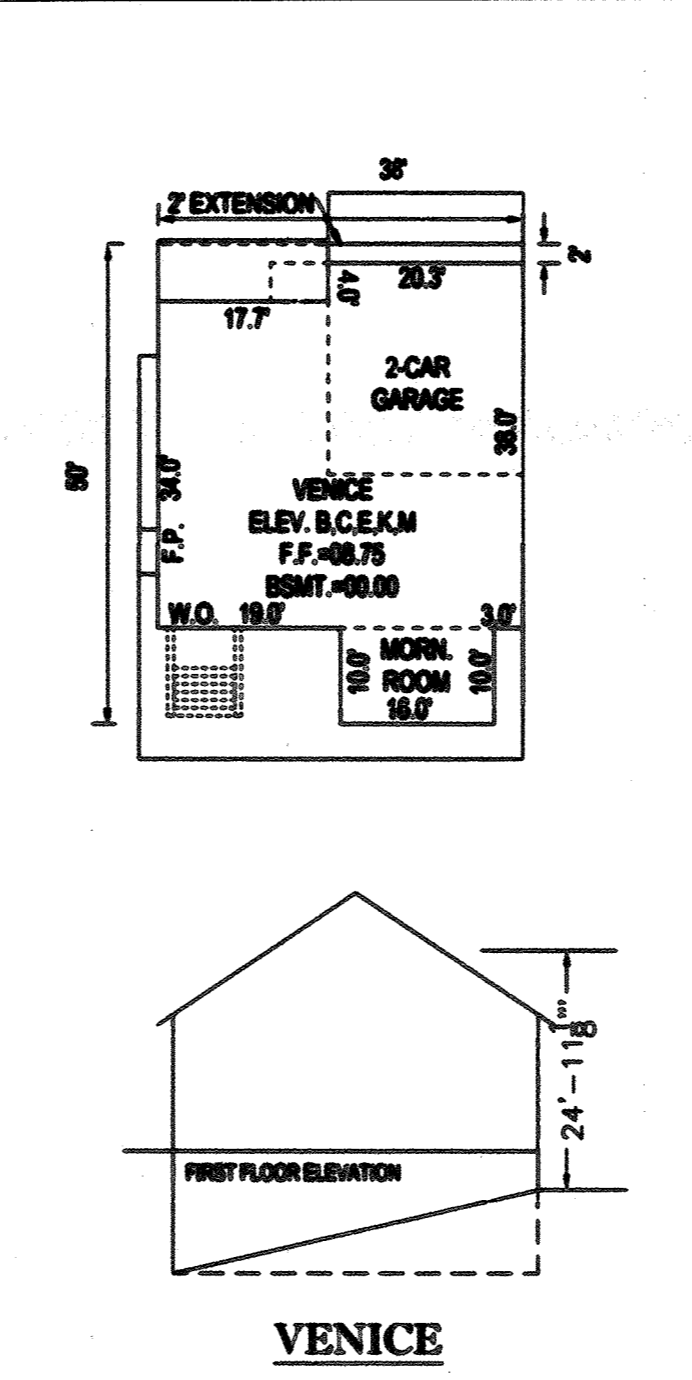
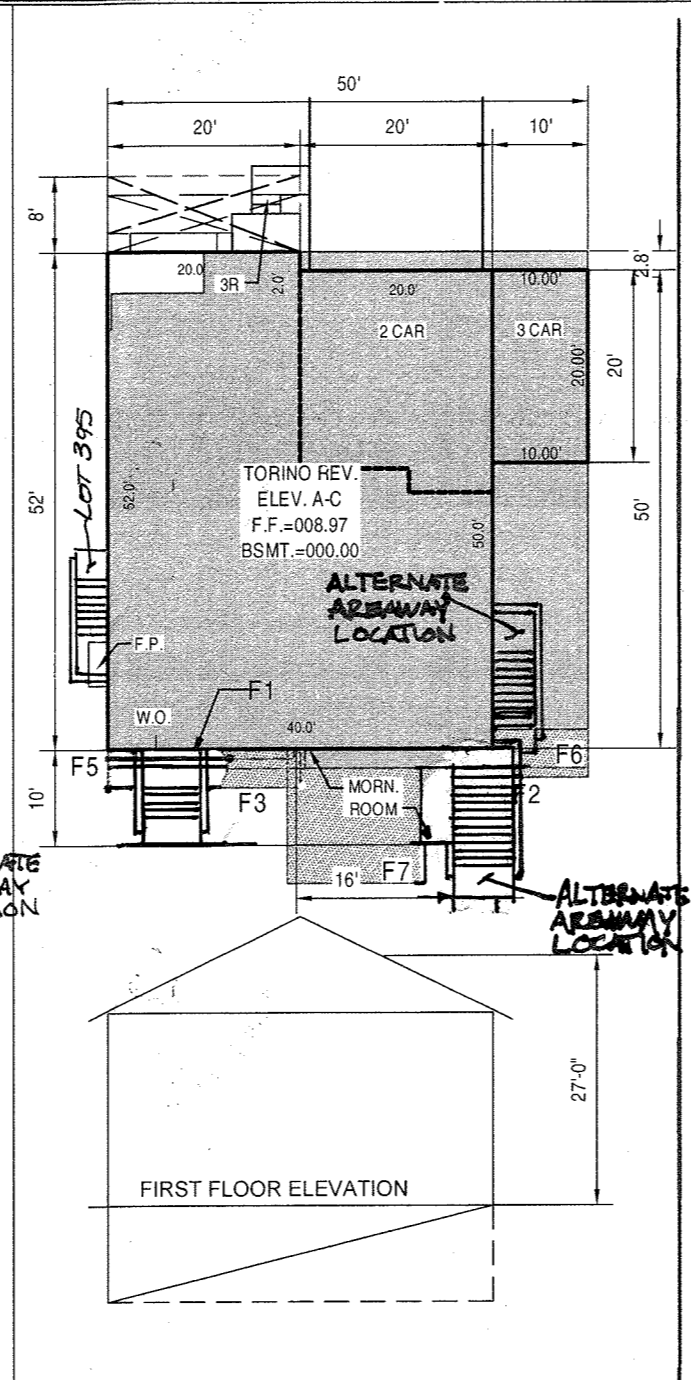
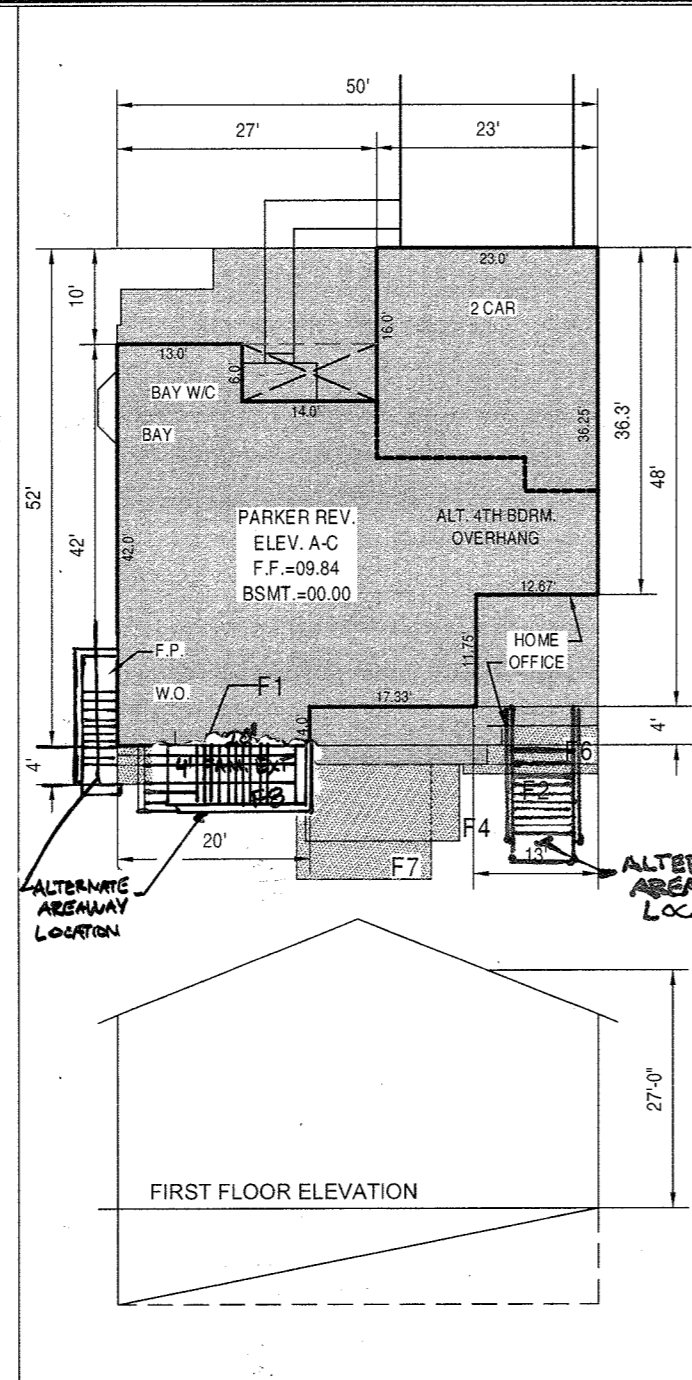
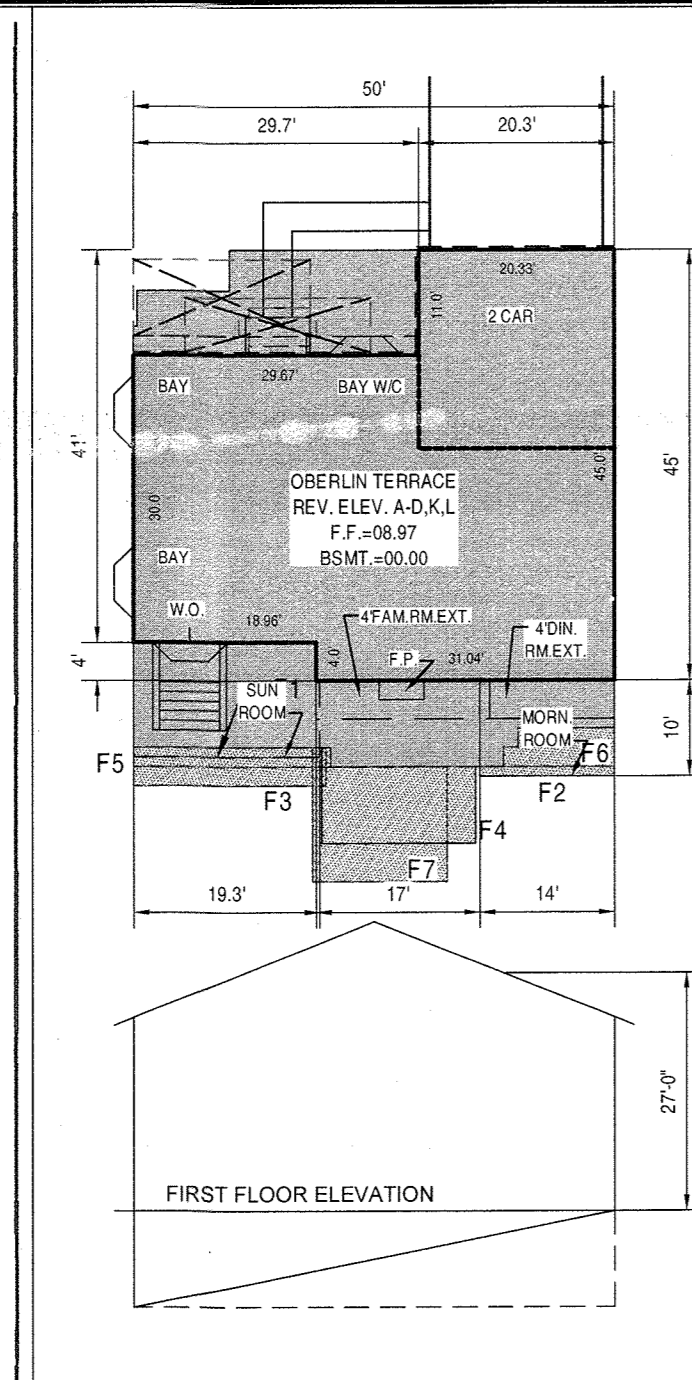
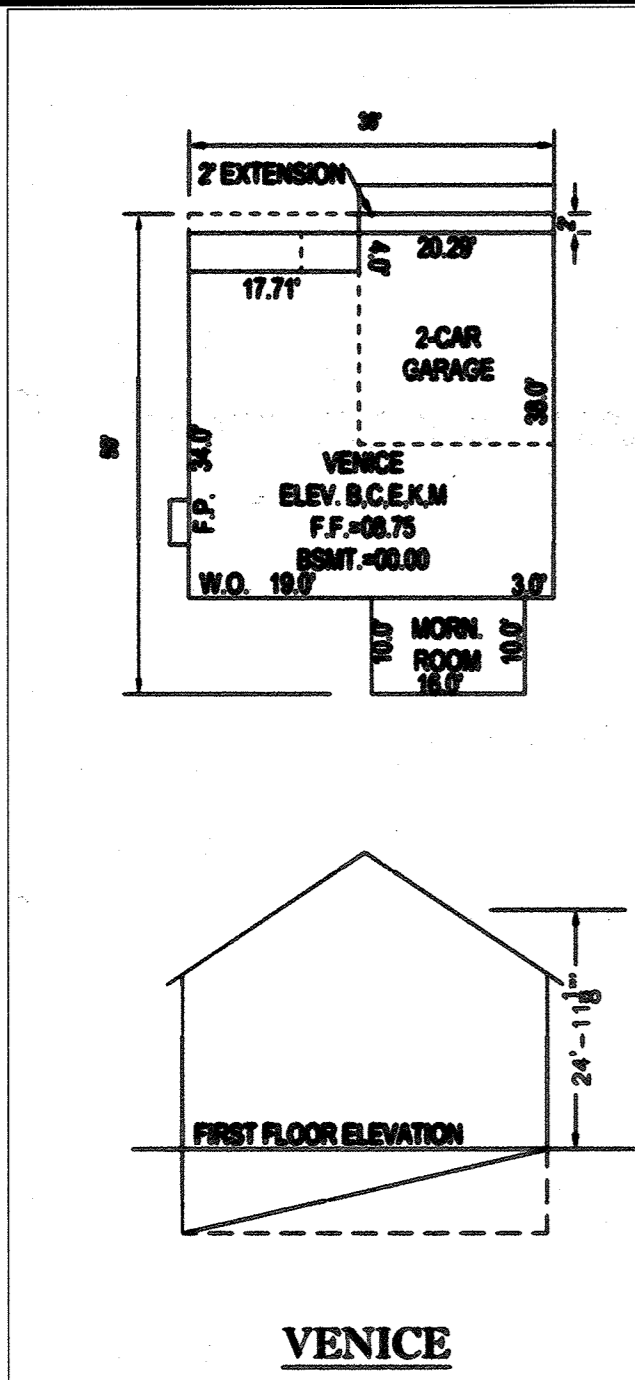


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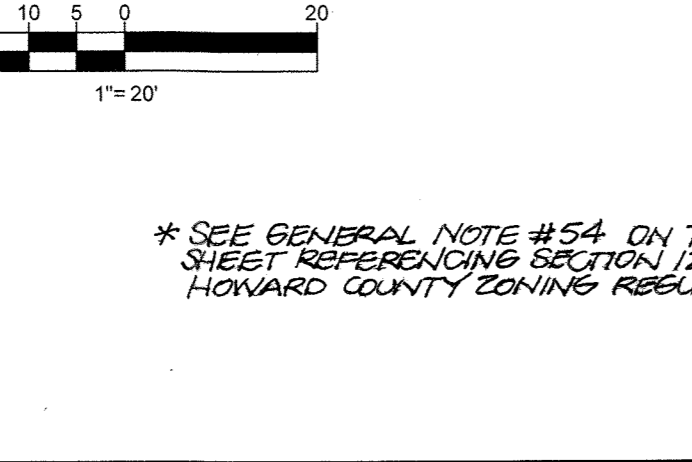
HOUSE TYPES

SHEET NUMBER:
5 of 43

SDP-17-009



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development
 DATE: 2-14-17
 DATE: 2-24-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING

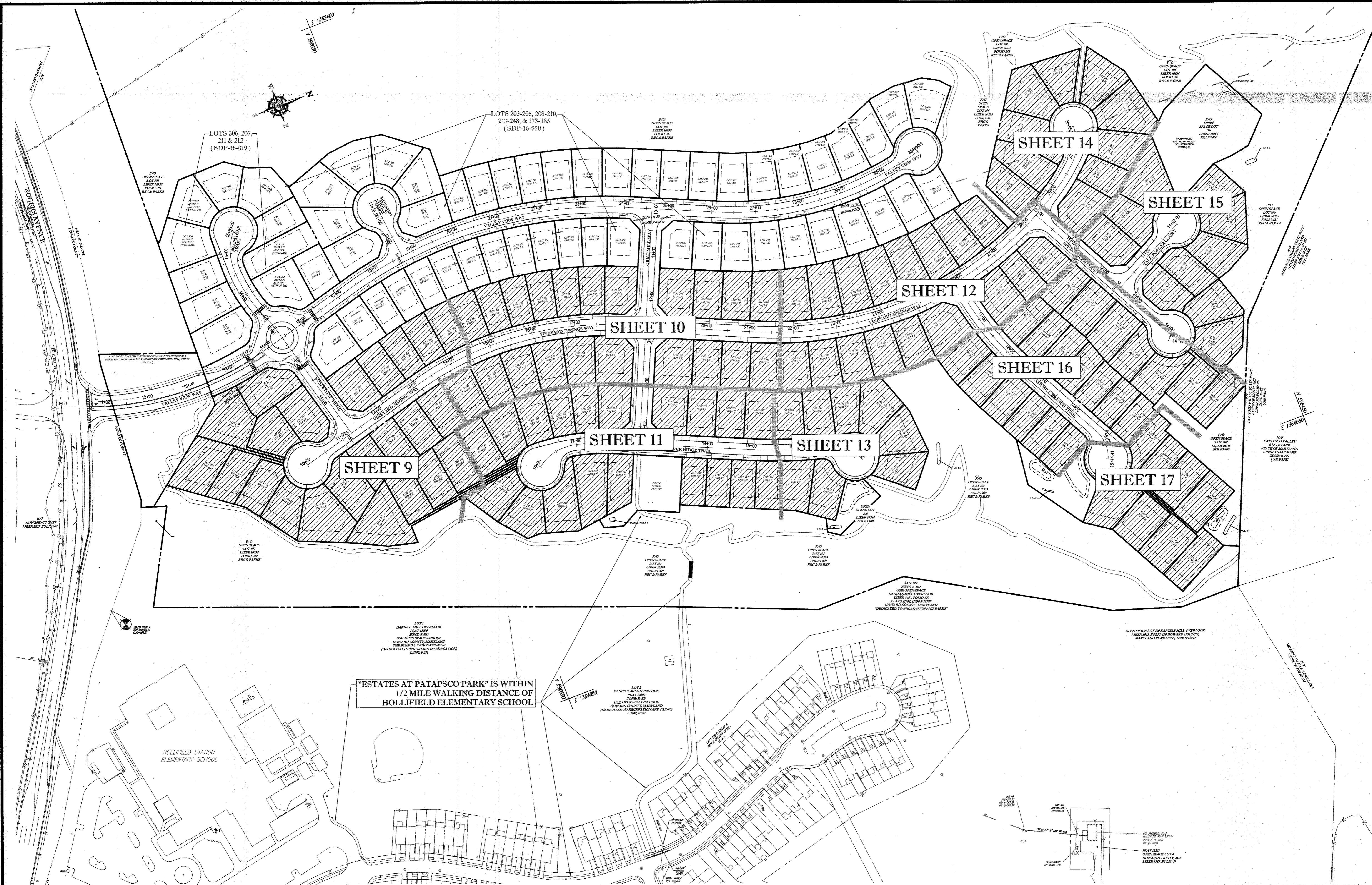


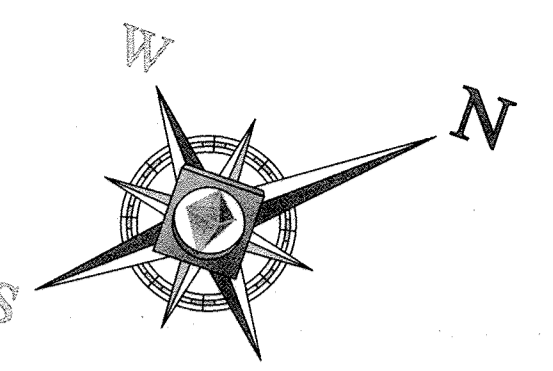
NOTE:
 PER SECTION 128.0 A J OF THIS ZONING REGULATIONS FOR R-ED LOTS RECORDED AFTER MAY 13, 2012, SUNROOMS AND ROOM EXTENSIONS MAY ENCRoACH INTO THE REAR SETBACK UP TO 10 FEET, ALONG NOT MORE THAN 80 PERCENT OF THE REAR OF A DWELLING ON A LOT WHICH ADJOINS OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE.

| NO. | REVISION | BY | DATE |
|-----|---|-----|---------|
| 21 | REVISE PLANS TO REVISE HOUSE TYPE, GRADING AND GRADING ON LOTS 272, 281 AND 285 AND GRADING ON LOTS 271, 276, 277, 278, 279, 280, 282, 283, 284, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RJV | 9-9-19 |
| 15 | REVISE PLANS TO REVISE HOUSE TYPE, GRADING AND GRADING ON LOTS 272, 281 AND 285 AND GRADING ON LOTS 271, 276, 277, 278, 279, 280, 282, 283, 284, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RJV | 9-13-18 |
| 11 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 271, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 62 | | |

| SHC TABLE | | | | | | | | | | | |
|-----------|----------|--------------|-------------|------------------------|----------------------|--------------|----------------------|----------------------|----------------------|-------------------------|-----------------|
| LOT | FF ELEV. | CELLAR ELEV. | INV. @ MAIN | SHC LENGTH TO ROW (FT) | SHC SLOPE WITHIN ROW | INVERT @ ROW | SHC SLOPE WITHIN LOT | MAX. SHC LENGTH (FT) | 2.50 FT BELOW CELLAR | MIN. CELLAR ELEV. (MCE) | CONNECTION TYPE |
| 249 | 428.75 | 419.91 | 410.58 | 32.80 | 3.5% | 411.73 | 3.5% | 93.91 | 2.50 | 417.51 | STD SHC |
| 250 | 430.50 | 420.66 | 411.78 | 32.80 | 3.5% | 412.93 | 3.5% | 86.88 | 2.50 | 418.47 | STD SHC |
| 251 | 432.10 | 422.26 | 412.94 | 32.80 | 3.0% | 413.92 | 3.0% | 86.69 | 2.50 | 419.02 | STD SHC |
| 252 | 432.00 | 422.16 | 414.05 | 32.00 | 3.0% | 415.01 | 3.0% | 88.73 | 2.50 | 420.17 | STD SHC |
| 253 | 432.00 | 422.16 | 413.39 | 28.70 | 3.0% | 414.25 | 3.0% | 87.34 | 2.50 | 419.37 | STD SHC |
| 254 | 430.50 | 420.66 | 411.85 | 30.60 | 3.0% | 412.57 | 3.0% | 87.38 | 2.50 | 417.89 | STD SHC |
| 255 | 428.50 | 418.66 | 409.30 | 31.30 | 3.0% | 410.24 | 3.0% | 88.49 | 2.50 | 415.39 | STD SHC |
| 256 | 428.50 | 416.75 | 407.16 | 30.80 | 3.0% | 408.08 | 3.0% | 87.26 | 2.50 | 413.20 | STD SHC |
| 257 | 423.64 | 413.80 | 404.70 | 32.40 | 3.0% | 405.67 | 3.0% | 86.86 | 2.50 | 410.78 | DROP TYPE A |
| 258 | 421.41 | 411.57 | 398.20 | 33.20 | 5.0% | 399.86 | 5.0% | 86.85 | 2.50 | 406.70 | DROP TYPE A |
| 259 | 419.50 | 409.66 | 400.10 | 34.30 | 3.0% | 401.13 | 3.0% | 87.98 | 2.50 | 406.27 | STD SHC |
| 260 | 417.39 | 407.55 | 396.01 | 30.00 | 4.0% | 399.21 | 4.0% | 87.39 | 2.50 | 405.21 | STD SHC |
| 261 | 412.75 | 402.91 | 398.29 | 30.60 | 5.0% | 390.82 | 5.0% | 88.76 | 2.50 | 397.76 | DROP TYPE A |
| 262 | 410.25 | 400.41 | 388.63 | 29.40 | 4.5% | 390.95 | 4.5% | 87.70 | 2.50 | 397.40 | DROP TYPE A |
| 263 | 406.50 | 396.66 | 390.56 | 57.36 | 2.0% | 391.71 | 1.0% | 100.78 | 2.50 | 395.22 | STD SHC |
| 264 | 405.50 | 395.66 | 390.74 | 52.40 | 2.0% | 391.79 | 1.0% | 100.22 | 2.50 | 395.29 | STD SHC |
| 265 | 405.25 | 395.41 | 390.74 | 47.20 | 2.0% | 391.68 | 1.0% | 90.72 | 2.50 | 395.09 | STD SHC |
| 266 | 405.25 | 395.41 | 390.74 | 48.30 | 2.0% | 391.71 | 1.0% | 95.08 | 2.50 | 395.16 | STD SHC |
| 267 | 405.25 | 395.41 | 390.58 | 53.10 | 2.0% | 391.64 | 1.0% | 96.79 | 2.50 | 395.11 | STD SHC |
| 268 | 406.50 | 396.66 | 390.35 | 25.60 | 2.0% | 390.86 | 2.0% | 76.48 | 2.50 | 394.89 | STD SHC |
| 269 | 408.25 | 398.41 | 390.07 | 21.80 | 4.5% | 391.05 | 4.5% | 77.02 | 2.50 | 397.02 | STD SHC |
| 270 | 411.15 | 401.31 | 388.45 | 32.80 | 5.0% | 390.09 | 5.0% | 85.90 | 2.50 | 396.89 | DROP TYPE A |
| 271 | 407.50 | 397.66 | 387.49 | 32.80 | 5.0% | 389.13 | 5.0% | 77.46 | 2.50 | 395.50 | STD SHC |
| 272 | 407.25 | 397.41 | 392.02 | 36.10 | 2.0% | 392.74 | 2.0% | 95.62 | 2.50 | 397.15 | STD SHC |
| 273 | 403.25 | 393.41 | 392.21 | 66.70 | 2.0% | 393.54 | 1.0% | 86.84 | 2.50 | 396.91 | STD SHC |
| 274 | 403.00 | 393.16 | 392.51 | 31.10 | 2.0% | 393.13 | 1.0% | 83.60 | 2.50 | 396.47 | STD SHC |
| 275 | 403.00 | 393.16 | 392.51 | 31.10 | 2.0% | 393.13 | 1.0% | 87.64 | 2.50 | 396.51 | STD SHC |
| 276 | 405.00 | 395.16 | 392.26 | 48.80 | 2.0% | 393.24 | 1.0% | 87.64 | 2.50 | 396.61 | STD SHC |
| 277 | 406.58 | 396.74 | 391.94 | 18.80 | 2.0% | 392.32 | 1.0% | 95.70 | 2.50 | 395.77 | STD SHC |
| 278 | 408.00 | 398.16 | 391.62 | 18.80 | 2.0% | 392.00 | 2.0% | 83.90 | 2.50 | 396.17 | STD SHC |
| 279 | 413.00 | 403.16 | 395.71 | 58.40 | 2.0% | 396.88 | 2.0% | 89.19 | 2.50 | 401.16 | STD SHC |
| 280 | 413.50 | 403.66 | 397.80 | 23.80 | 2.0% | 398.28 | 2.0% | 70.56 | 2.50 | 402.19 | STD SHC |
| 281 | 416.25 | 406.41 | 400.10 | 9.40 | 2.5% | 400.34 | 2.5% | 84.47 | 2.50 | 404.95 | STD SHC |
| 282 | 416.25 | 406.41 | 398.80 | 9.20 | 4.0% | 399.17 | 4.0% | 86.25 | 2.50 | 405.12 | STD SHC |
| 283 | 414.00 | 404.16 | 396.21 | 47.10 | 2.0% | 397.15 | 2.0% | 83.50 | 2.50 | 401.32 | DROP TYPE A |
| 284 | 412.50 | 402.66 | 394.41 | 39.30 | 3.5% | 395.79 | 3.5% | 79.67 | 2.50 | 401.07 | STD SHC |
| 285 | 411.00 | 401.16 | 392.38 | 19.90 | 4.0% | 393.18 | 4.0% | 86.86 | 2.50 | 396.15 | STD SHC |
| 286 | 409.50 | 399.66 | 387.01 | 18.80 | 5.0% | 387.95 | 5.0% | 80.61 | 2.50 | 394.48 | DROP TYPE A |
| 287 | 409.50 | 399.66 | 387.53 | 18.90 | 5.0% | 388.48 | 5.0% | 82.22 | 2.50 | 395.09 | DROP TYPE A |
| 288 | 415.00 | 405.16 | 388.28 | 18.90 | 5.0% | 389.23 | 5.0% | 71.18 | 2.50 | 395.28 | DROP TYPE A |
| 289 | 416.50 | 406.66 | 396.22 | 21.40 | 3.5% | 398.97 | 3.5% | 85.76 | 2.50 | 404.47 | STD SHC |
| 290 | 417.50 | 407.66 | 396.48 | 29.40 | 5.0% | 397.95 | 5.0% | 78.76 | 2.50 | 404.39 | DROP TYPE A |
| 291 | 415.25 | 405.41 | 394.44 | 31.40 | 5.0% | 396.01 | 5.0% | 86.21 | 2.50 | 402.82 | DROP TYPE A |
| 292 | 413.75 | 403.91 | 393.05 | 32.80 | 5.0% | 394.69 | 5.0% | 85.84 | 2.50 | 401.48 | STD SHC |
| 293 | 412.00 | 402.16 | 391.99 | 32.80 | 5.0% | 393.63 | 5.0% | 85.29 | 2.50 | 400.39 | STD SHC |
| 294 | 410.50 | 400.66 | 390.94 | 32.80 | 5.0% | 392.58 | 5.0% | 84.41 | 2.50 | 399.30 | STD SHC |
| 295 | 409.00 | 399.16 | 389.91 | 32.80 | 5.0% | 391.55 | 5.0% | 84.07 | 2.50 | 398.25 | STD SHC |
| 296 | 407.50 | 397.66 | 388.86 | 32.80 | 4.0% | 390.17 | 4.0% | 83.85 | 2.50 | 396.03 | STD SHC |
| 297 | 407.00 | 397.16 | 388.10 | 34.30 | 4.0% | 389.47 | 4.0% | 78.78 | 2.50 | 395.04 | STD SHC |
| 298 | 406.50 | 396.66 | 388.64 | 48.40 | 2.5% | 387.85 | 2.5% | 70.65 | 2.50 | 392.12 | DROP TYPE A |
| 299 | 403.00 | 393.16 | 385.06 | 18.60 | 3.0% | 385.62 | 3.0% | 70.76 | 2.50 | 390.24 | DROP TYPE A |
| 300 | 397.50 | 387.66 | 383.93 | 18.60 | 2.0% | 384.30 | 2.0% | 90.58 | 2.50 | 388.61 | STD SHC |
| 301 | 389.00 | 379.16 | 368.35 | 20.80 | 5.0% | 369.39 | 5.0% | 87.07 | 2.50 | 376.24 | DROP TYPE A |
| 302 | 384.58 | 374.74 | 368.73 | 10.00 | 2.0% | 368.93 | 2.0% | 79.79 | 2.50 | 373.03 | STD SHC |
| 303 | 389.00 | 379.16 | 368.30 | 10.80 | 5.0% | 368.84 | 5.0% | 83.14 | 2.50 | 375.50 | DROP TYPE A |

| SHC TABLE | | | | | | | | | | | |
|-----------|----------|--------------|-------------|------------------------|----------------------|--------------|----------------------|----------------------|----------------------|-------------------------|-----------------|
| LOT | FF ELEV. | CELLAR ELEV. | INV. @ MAIN | SHC LENGTH TO ROW (FT) | SHC SLOPE WITHIN ROW | INVERT @ ROW | SHC SLOPE WITHIN LOT | MAX. SHC LENGTH (FT) | 2.50 FT BELOW CELLAR | MIN. CELLAR ELEV. (MCE) | CONNECTION TYPE |
| 304 | 398.00 | 388.16 | 384.10 | 10.80 | 2.0% | 384.32 | 1.0% | 83.45 | 2.50 | 387.65 | STD SHC |
| 305 | 405.25 | 395.41 | 385.38 | 10.80 | 4.0% | 385.81 | 4.0% | 110.08 | 2.50 | 392.72 | DROP TYPE A |
| 306 | 407.39 | 397.55 | 389.24 | 18.80 | 4.0% | 389.99 | 4.0% | 83.97 | 2.50 | 396.85 | STD SHC |
| 307 | 406.76 | 396.92 | 390.28 | 18.80 | 5.0% | 391.22 | 5.0% | 78.54 | 2.50 | 397.65 | STD SHC |
| 308 | 410.50 | 400.66 | 391.32 | 18.80 | 5.0% | 392.28 | 5.0% | 78.90 | 2.50 | 398.71 | STD SHC |
| 309 | 412.06 | 402.22 | 392.55 | 18.80 | 5.0% | 393.49 | 5.0% | 79.82 | 2.50 | 399.98 | STD SHC |
| 310 | 413.70 | 403.86 | 393.94 | 16.90 | 5.0% | 394.79 | 5.0% | 82.54 | 2.50 | 401.41 | STD SHC |
| 311 | 415.32 | 405.48 | 396.08 | 22.50 | 5.0% | 398.19 | 5.0% | 80.30 | 2.50 | 402.70 | DROP TYPE A |
| 312 | 422.50 | 412.66 | 396.63 | 22.00 | 5.0% | 397.73 | 5.0% | 91.47 | 2.50 | 404.80 | DROP TYPE A |
| 313 | 424.50 | 414.66 | 406.62 | 20.30 | 4.0% | 407.43 | 4.0% | 86.82 | 2.50 | 413.40 | STD SHC |
| 314 | 426.50 | 416.66 | 408.65 | 21.30 | 3.5% | 409.40 | 3.5% | 87.03 | 2.50 | 414.94 | STD SHC |
| 315 | 428.25 | 418.41 | 410.68 | 16.50 | 3.5% | 411.26 | 3.5% | 87.27 | 2.50 | 416.81 | STD SHC |
| 316 | 430.25 | 420.41 | 412.09 | 22.00 | 4.0% | 412.97 | 4.0% | 87.08 | 2.50 | 418.95 | STD SHC |
| 317 | 431.50 | 421.66 | 413.39 | 24.40 | 4.0% | 414.37 | 4.0% | 87.22 | 2.50 | 420.35 | STD SHC |
| 318 | 421.41 | 421.25 | 414.05 | 23.20 | 3.5% | 414.86 | 3.5% | 85.93 | 2.50 | 420.37 | STD SHC |
| 319 | 431.25 | 421.41 | 413.08 | 19.00 | 4.0% | 413.84 | 4.0% | 87.09 | 2.50 | 419.82 | STD SHC |
| 320 | 430.50 | 420.66 | 411.91 | 18.80 | 4.5% | 412.76 | 4.5% | 87.09 | 2.50 | 419.18 | STD SHC |
| 321 | 430.00 | 420.16 | 407.22 | 18.80 | 5.0% | 408.16 | 5.0% | 83.06 | 2.50 | 414.81 | DROP TYPE A |
| 322 | 419.18 | 409.34 | 399.72 | 18.90 | 5.0% | 400.67 | 5.0% | 87.59 | 2.50 | 407.54 | STD SHC |
| 323 | 418.25 | 408.41 | 398.43 | 18.90 | 5.0% | 399.38 | 5.0% | 80.28 | 2.50 | 405.89 | DROP TYPE A |
| 324 | 416.50 | 406.66 | 397.10 | 18.90 | 5.0% | 398.05 | 5.0% | 80.15 | 2.50 | 404.55 | STD SHC |
| 325 | 414.50 | 404.66 | 396.80 | 18.90 | 5.0% | 396.75 | 5.0% | 80.56 | 2.50 | 403.27 | STD SHC |
| 326 | 411.75 | 401.91 | 394.19 | 20.70 | 4.0% | 395.02 | 4.0% | 80.56 | 2.50 | 400.74 | STD SHC |
| 327 | 410.00 | 400.16 | 392.37 | 20.10 | 3.5% | 393.07 | 3.5% | 83.28 | 2.50 | 398.49 | STD SHC |
| 328 | 409.25 | 399.41 | 391.02 | 23.85 | 4.0% | 391.97 | 4.0% | 86.00 | 2.50 | 397.91 | STD SHC |
| 329 | 408.50 | 398.66 | 390.87 | 24.50 | 3.0% | 391.61 | 3.0% | 99.75 | 2.50 | 397.10 | STD SHC |
| 330 | 408.50 | 398.66 | 390.08 | 42.90 | 3.5% | 391.58 | 3.5% | 91.52 | 2.50 | 397.28 | STD SHC |
| 331 | 408.03 | 398.19 | 388.81 | 15.80 | 5.0% | 387.60 | 5.0% | 83.11 | 2.50 | 394.26 | DROP TYPE A |
| 332 | 408.50 | 398.66 | 388.68 | 61.70 | 4.0% | 391.15 | 4.0% | 93.78 | 2.50 | 397.40 | STD SHC |
| 333 | 411.50 | 401.66 | 393.93 | 31.80 | 2.0% | 394.57 | 2.0% | 94.57 | 2.50 | 398.96 | DROP TYPE A |
| 334 | 412.82 | 402.98 | 395.15 | 31.80 | 3.5% | 396.26 | 3.5% | 85.31 | 2.50 | 401.75 | STD SHC |
| 335 | 414.50 | 404.66 | 396.26 | 32.80 | 4.0% | 397.57 | 4.0% | 85.32 | 2.50 | 403.48 | STD SHC |
| 336 | 416.17 | 405.75 | 397.40 | 32.80 | 4.0% | 398.71 | 4.0% | 85.12 | 2.50 | 404.82 | STD SHC |
| 337 | 418.00 | 408.16 | 398.54 | 32.80 | 4.5% | 400.02 | 4.5% | 85.06 | 2.50 | 406.34 | STD SHC |
| 338 | 422.00 | 412.16 | 402.32 | 32.40 | 4.5% | 403.78 | 4.5% | 85.28 | 2.50 | 410.12 | STD SHC |
| 339 | 423.00 | 413.16 | 404.40 | 33.30 | 3.0% | 405.40 | 3.0% | 88.88 | 2.50 | 410.57 | DROP TYPE A |
| 340 | 424.50 | 414.66 | 407.10 | 44.50 | 2.0% | 407.99 | 2.0% | 98.22 | 2.50 | 412.45 | STD SHC |
| 341 | 425.00 | 415.16 | 407.10 | 82.90 | 2.5% | 408.42 | 2.5% | 88.45 | 2.50 | 413.13 | STD SHC |
| 342 | 425.00 | 415.16 | 407.50 | 18.40 | 3.0% | 408.05 | 3.0% | 79.11 | 2.50 | 412.93 | STD SHC |
| 343 | 430.50 | 420.66 | 413.03 | 30.90 | 3.5% | 414.11 | 3.5% | 92.65 | 2.50 | 419.86 | STD SHC |
| 344 | 430.50 | 420.66 | 412.31 | 9.20 | 4.5% | 412.72 | 4.5% | 79.96 | 2.50 | 418.82 | STD SHC |
| 345 | 430.50 | 420.66 | 410.85 | 9.20 | 5.0% | 411.31 | 5.0% | 89.50 | 2.50 | 418.29 | STD SHC |
| 346 | 428.50 | 418.66 | 409.41 | 9.20 | 5.0% | 409.87 | 5.0% | 98.00 | 2.50 | 417.27 | STD SHC |
| 347 | 427.00 | 417.16 | 407.99 | 9.20 | 5.0% | 408.45 | 5.0% | 100.23 | 2.50</ | | |





| LEGEND | |
|--------|--|
| | PROPERTY LINE |
| | WETLAND BUFFER LIMITS |
| | SUPER SILT FENCE |
| | LIMIT OF DISTURBANCE |
| | EXISTING CONTOUR |
| | PROPOSED CONTOUR |
| | TREE PROTECTION FENCE |
| | FOREST CONSERVATION EASEMENT |
| | REFORESTATION AREA |
| | PREVIOUSLY RECORDED FOREST CONSERVATION EASEMENT |
| | FOREST RETENTION AREA |
| | WETLANDS |
| | STEEP SLOPES 15-25% |
| | STEEP SLOPES >25% |
| | PUBLIC TREE MAINTENANCE EASEMENT |
| | PRIVATE DRAINAGE AND UTILITY EASEMENT |
| | PRIVATE USE-IN-COMMON ACCESS EASEMENT |
| | UNDERGROUND STORMWATER FACILITY |
| | FOREST CONSERVATION SIGNAGE |
| | SPECIMEN TREE (TO REMAIN) |

- NOTES:**
- PROPOSED PEDESTRIAN PATHWAYS (SEE F-14-124 FOR MORE DETAIL) LOCATED ON OPEN SPACE LOTS 196-202 AND THE DANIELS MILL OVERLOOK OPEN SPACE LOT 2 SHALL BE FIELD LOCATED TO MINIMIZE REMOVAL OF TREES AND SHALL BE INSTALLED AT A MAXIMUM SLOPE OF 12% WHERE EXISTING GRADES ALLOW. THE CONTRACTOR SHALL CONTACT PAUL WALKS AT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS (410-313-1895) TO FIELD LOCATE THE TRAILS THAT FALL WITHIN LAND TO BE CONVEYED TO RECREATION AND PARKS. THE FINAL HORIZONTAL AND VERTICAL ALIGNMENT OF THE PATHWAYS WILL BE DETERMINED IN THE FIELD BY THE DEPARTMENT OF RECREATION AND PARKS.
 - CONTRACTOR TO PLACE FILL MATERIALS IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.
 - CONTRACTOR TO ENSURE POSITIVE DRAINAGE FOLLOWING INSTALLATION OF PATH.
 - 6,600 FT. OF PATHWAY ARE PROPOSED BY THIS PLAN. IF MODIFICATIONS ARE MADE IN THE FIELD A MINIMUM OF 2,550 L.F. OF PATHWAY MUST BE CONSTRUCTED TO MEET THE RECREATIONAL OPEN SPACE REQUIREMENT.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

[Signature] 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

[Signature] 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

[Signature] 2-24-17
 DIRECTOR, DEPARTMENT OF PLANNING AND ZONING DATE

NOTE:
 FOR LOTS 343 & 364-369, THE FOLLOWING HOWARD COUNTY ZONING REGULATIONS APPLIES

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. ROOM EXTENSION AND BUILDING ADDITIONS LOCATED ON LOTS IN THE R-60 ZONING DISTRICT AND R-20 ZONING DISTRICTS SHALL BE CONSIDERED AS ROOM EXTENSIONS UNDER R-60 REGULATIONS WHICH ARE RECORDED AFTER MAY 13, 2012. MAY PROJECT 10 FEET INTO A REAR SETBACK, ALONG NOT MORE THAN 60% OF THE REAR FACE OF A DWELLING ON A LOT WHICH ADJOINS OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE.

NOTE: FOR GENERIC BOX FORMATS, SEE "HOUSE TYPES" ON SHEETS 4 AND 5.

| NO. | REVISION | BY | DATE |
|-----|---|----|------|
| 11 | REVISE THE HOUSE TYPE AND GRADING ON LOTS 271, 279, 279, 281, RVE 4/13/18 | | |
| | 278 AND 299 AND TO ADD NEW HOUSE MODELS AND REVISIONS ON LOTS 283 | | |

| | | | |
|---|----------------------|--|--------------------|
| OWNER: ESTATES AT PATAPSCO PARK LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | |
| PERMIT INFORMATION CHART | | | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: N/A | LOT/PARCEL NO.: 249-372 & 386-397 | |
| PLAT # OR L.F.: #23421 | GRID # 5.6, 11, 12 | ZONING: R-20 & R-60 | ELECT. DISTR.: 2ND |
| PREVIOUS FILE NO.: SP-13-012 | PLATS 23421 TO 23436 | SECTION: F-16-051 | GEN. TRACT: 602100 |
| ECR-13-029 | PLATS 23596 - 23609 | PB CASE NO. 403 | |
| WP-13-165 | SDP-16-019 | F-14-124 | |
| SDP-16-050 | SDP-17-009 | CONTRACT # 10-3500 (FORCE MAIN) | |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40886, EXPIRATION DATE: 7/31/2017 | | | |

BOHLER ENGINEERING

CORPORATE OFFICE:
 WARRREN, NJ

CIVIL & CONSULTING ENGINEERS
 SURVEYORS

PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

OFFICES:
 BOWNE, MD
 SOUTHBOROUGH, MA
 BIRMINGHAM, AL
 BIRMINGHAM, NY
 CLARKSBURG, PA
 CLARKSBURG, PA
 PHILADELPHIA, PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|-----|
| 1 | 8/19/17 | ADD VENTURE, ORION & VICTORIA FALLS | RHV |
| 3 | 8/11/17 | REVISE HOUSE TYPE TYPE LOT 394 TO TORINO | RHV |
| 5 | 1/9/18 | REVISE HOUSE TYPE AND GRADING ON LOTS 343, 352, 392, 395, 396, 397, 398, 399, 394, 393 | RVE |
| 9 | 6/12/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 263, 267, 324, 325, 344 AND 347 | RVE |
| 10 | 9-16-18 | REVISE HOUSE TYPES AND GRADING ON LOTS 270, 271, 273, 293, 345 AND 346 | RVE |

B.R. ROWE

PROFESSIONAL ENGINEER
 LICENSE NO. 40886
 EXPIRATION DATE: 7/31/2017

| | |
|--------------|----------|
| PROJECT NO.: | MD152013 |
| DRAWN BY: | AVG |
| CHECKED BY: | AMA |
| DATE: | 12/28/16 |
| SCALE: | 1" = 30' |
| CAD ID: | SS1 |

SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

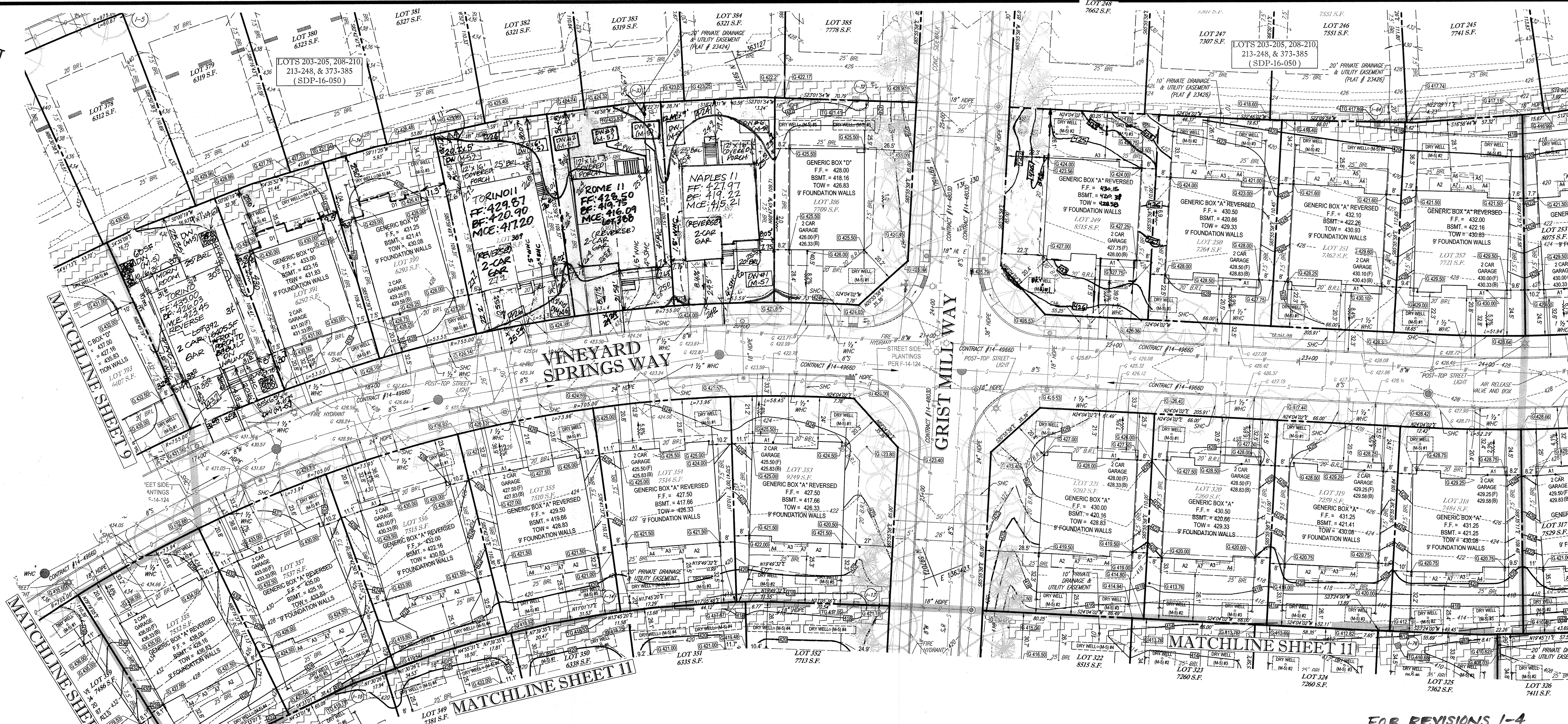
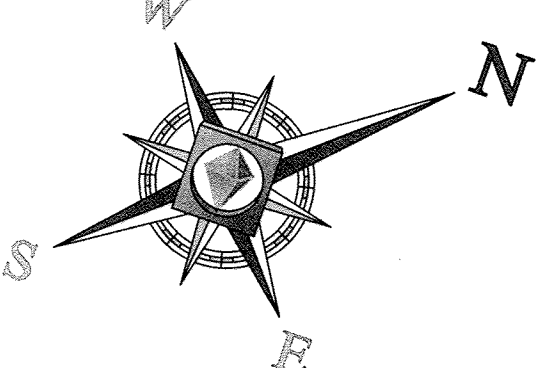
901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE

PROFESSIONAL ENGINEER
 LICENSE NO. 40886
 EXPIRATION DATE: 7/31/2017

SITE DEVELOPMENT PLAN

SHEET NUMBER:
9 of 43



LEGEND

| | |
|--|--|
| | PROPERTY LINE |
| | WETLAND BUFFER LIMITS |
| | SUPER SILT FENCE |
| | LIMIT OF DISTURBANCE |
| | EXISTING CONTOUR |
| | PROPOSED CONTOUR |
| | TREE PROTECTION FENCE |
| | FOREST CONSERVATION EASEMENT |
| | REFORESTATION AREA |
| | PREVIOUSLY RECORDED FOREST CONSERVATION EASEMENT |
| | FOREST RETENTION AREA |
| | WETLANDS |
| | STEEP SLOPES 15-25% |
| | STEEP SLOPES >25% |
| | PUBLIC TREE MAINTENANCE EASEMENT |
| | PRIVATE DRAINAGE AND UTILITY EASEMENT |
| | PRIVATE USE-IN-COMMON ACCESS EASEMENT |
| | UNDERGROUND STORMWATER FACILITY |
| | FOREST CONSERVATION SIGNAGE |
| | SPECIMEN TREE (TO REMAIN) |

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kate L. Cook 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

Walker 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Walker 2-24-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SHOULD BE STOPPED IMMEDIATELY IN THE EVENT OF A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR ANY OTHER CODES. IF AS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND SPECIFICATIONS IN FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

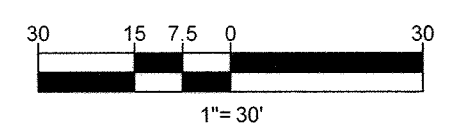
| | |
|--|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| LOT/PARCEL NO.: 249 - 372 & 386 - 397 | |
| PLAT # OR FILE #: 423421 | ORD # & E, I, 11, 12 |
| ZONING: R-20 & R-ED | TAX MAP NO.: 17 |
| ELECT DISTRICT: 2ND | CENSUS TRACT: 602100 |
| PREVIOUS FILE NO.: SP-13-012 EOP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CONT # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-008 |
| PROFESSIONAL CERTIFICATION BRANDON P. ROWE, 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. 48808, EXPIRATION DATE: 7/31/2017 | |

NOTE: FOR GENERIC BOX FORMATS, SEE "HOUSE TYPES" ON SHEETS 4 AND 5.

FOR REVISIONS 1-4



ROBERT H. VOGEL, P.E.
 PE NO 16193
 1/20/17



BOHLER ENGINEERING

CIVIL & CONSULTING ENGINEERS
 SURVEYORS

PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

OFFICES:
 WARREN, NJ
 SOUTH BORO, MA
 BOWNE, MD
 WASHINGTON, VA
 CHARLESTON, SC
 TAMPA, FL
 PHILADELPHIA, PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|-----|
| 1 | 3/14/17 | ADD VENICE GARDEN VICTORIA FALLS R/W | RHN |
| 4 | 1/12/17 | REVISE HOUSE TYPE & GRADING LOTS 381-389, ADD HOUSE TYPES | RHN |
| 5 | 1/9/16 | REVISE HOUSE TYPE AND GRADING LOTS 343, 352, 362, 376, REVISE GRADING LOTS 346, 349, 344, 343, 341 & 351 | RHN |
| 17 | 5-10-19 | ADJUST HOUSE GRADING ON LOT 249 | RHN |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE IN ANY MANNER IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811 (WWW-1-800-246-4848) (PA 1-800-246-1779) (DC 1-800-257-7777) (VA 1-800-552-7001) (MD 1-800-257-7777) (DE 1-800-283-8555)

| | |
|--------------|----------|
| PROJECT NO.: | MD152013 |
| DRAWN BY: | AVG |
| CHECKED BY: | JMA |
| DATE: | 12/28/16 |
| SCALE: | 1" = 30' |
| CAD I.D.: | SS1 |

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE

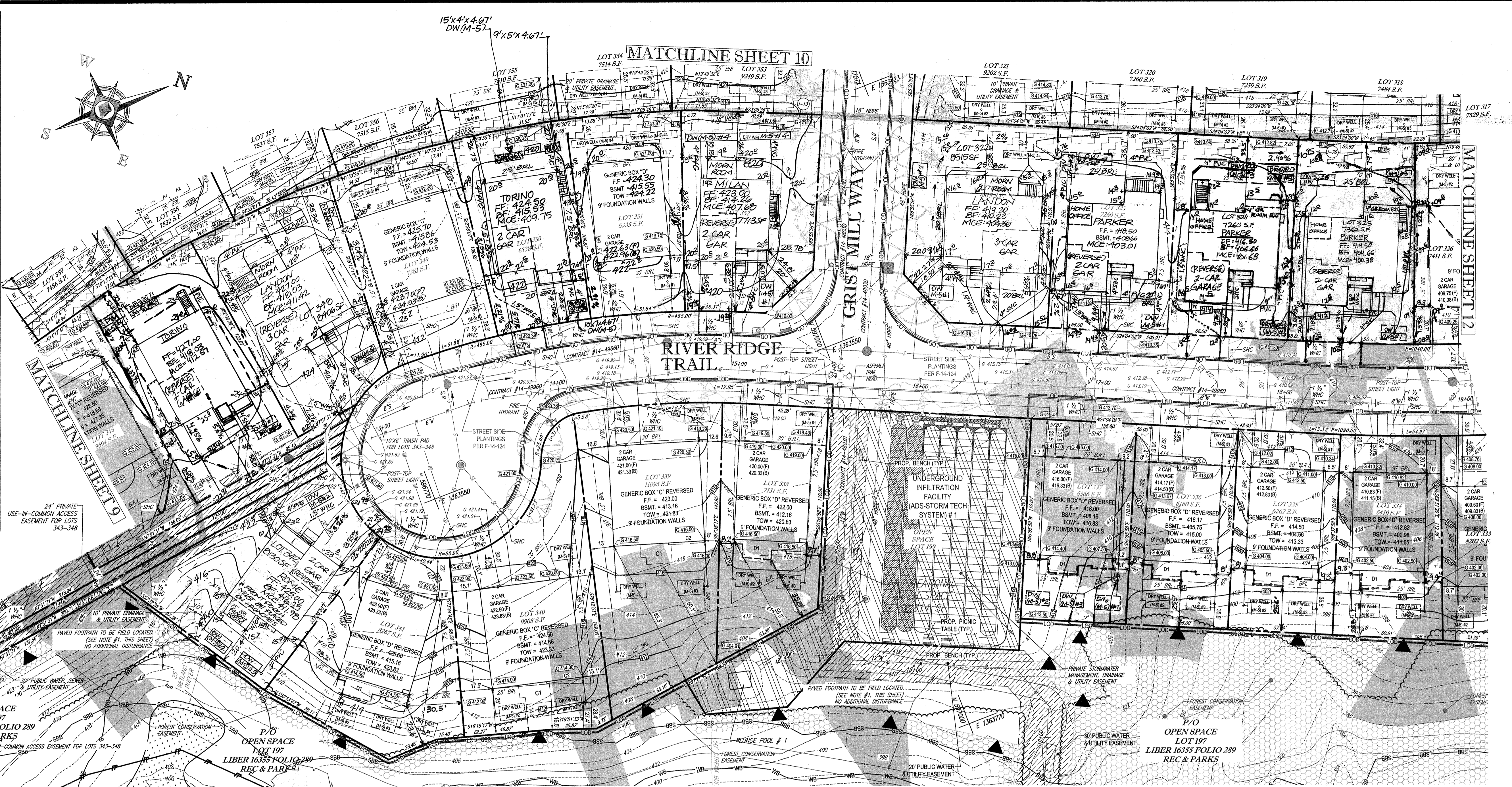
PROFESSIONAL ENGINEER
 LICENSE NO. 48808, EXPIRATION DATE: 7/31/2017

SITE DEVELOPMENT PLAN

SHEET NUMBER:
10 of 43

LEGEND

- PROPERTY LINE
- WETLAND BUFFER LIMITS
- SUPER SILT FENCE
- LIMIT OF DISTURBANCE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- TREE PROTECTION FENCE
- FOREST CONSERVATION EASEMENT
- REFORESTATION AREA
- PREVIOUSLY RECORDED FOREST CONSERVATION EASEMENT
- FOREST RETENTION AREA
- WETLANDS
- STEEP SLOPES 15-25%
- STEEP SLOPES >25%
- PUBLIC TREE MAINTENANCE EASEMENT
- PRIVATE DRAINAGE AND UTILITY EASEMENT
- PRIVATE USE-IN-COMMON ACCESS EASEMENT
- UNDERGROUND STORMWATER FACILITY
- FOREST CONSERVATION SIGNAGE
- SPECIMEN TREE (TO REMAIN)



NOTES:

- PROPOSED PEDESTRIAN PATHWAYS (SEE F-14-124 FOR MORE DETAIL) LOCATED ON OPEN SPACE LOTS 196-202 AND THE DANIELS MILL OVERLOOK OPEN SPACE LOT 2 SHALL BE FIELD LOCATED TO MINIMIZE REMOVAL OF TREES AND SHALL BE INSTALLED AT A MAXIMUM SLOPE OF 12% WHERE EXISTING GRADES ALLOW. THE CONTRACTOR SHALL CONTACT PAUL WALKER AT HOWARD COUNTY DEPARTMENT OF RECREATION AND PARKS (410-313-1695) TO FIELD LOCATE THE TRAILS THAT FALL WITHIN LAND TO BE CONVEYED TO RECREATION AND PARKS. THE FINAL HORIZONTAL AND VERTICAL ALIGNMENT OF THE PATHWAYS WILL BE DETERMINED IN THE FIELD BY THE DEPARTMENT OF RECREATION AND PARKS.
- CONTRACTOR TO PLACE FILL MATERIALS IN ACCORDANCE WITH THE GEOTECHNICAL REPORT.
- CONTRACTOR TO ENSURE POSITIVE DRAINAGE FOLLOWING INSTALLATION OF PATH.
- 6,000 FT. OF PATHWAY ARE PROPOSED BY THIS PLAN. IF MODIFICATIONS ARE MADE IN THE FIELD A MINIMUM OF 2,500 FT. OF PATHWAY MUST BE CONSTRUCTED TO MEET THE RECREATIONAL OPEN SPACE REQUIREMENT.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kurt S. DeLoach 2-16-17
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

Valerie Wolfe 2-14-16
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Valerie Wolfe 2-24-17
DIRECTOR, DEPARTMENT OF PLANNING AND ZONING DATE

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE OCCURRENCE RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO LOCATE THE SCOPE OF THE WORK AS SHOWN BY THE DRAWINGS AND FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

NOTE:
FOR LOTS 334-342, THE FOLLOWING HOWARD COUNTY ZONING REGULATIONS APPLIES
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. ROOM EXTENSION AND BUILDING ADDITIONS LOCATED ON LOTS IN THE R-ED ZONING DISTRICT AND R-20 LOTS BEING DEVELOPED UNDER R-ED REGULATIONS WHICH ARE RECORDED AFTER MAY 13, 2012 MAY PROJECT 10 FEET INTO A REAR SETBACK, ALONG NOT MORE THAN 60% OF THE REAR FACE OF A DWELLING ON A LOT WHICH ADJOINS OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE.

| NO. | REVISION | DATE |
|-----|---|---------|
| 8 | REVISE HOUSE TYPES AND GRADING ON LOTS 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342 | 4/16/18 |
| 9 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342 | 4/16/18 |
| 10 | REVISE HOUSE TYPES AND GRADING ON LOTS 323, 324, 325, 334 AND 335 | 4/18/18 |

OWNER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-9509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-9509

PERMIT INFORMATION CHART

| | |
|----------------------|-----------------------------------|
| SECTION/AREA: NA | LOT/PARCEL NO.: 249-372 & 386-397 |
| ZONING: R-20 & R-12 | TAX MAP NO.: 17 |
| PLAT OR L.F.: #23421 | ELECT. DISTR.: 2ND |
| GRD. & S.I.: 11, 12 | CENSUS TRACT: 62200 |

PROFESSIONAL CERTIFICATION
I, BRANDON R. ROWE, 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. 40893, EXPIRATION DATE: 7/31/2017

NOTE: FOR GENERIC BOX FORMATS, SEE "HOUSE TYPES" ON SHEETS 4 AND 5.

BOHLER ENGINEERING
CORPORATE OFFICE: WARREN, NJ
OFFICES: BOWNE, MD; THORNTON, MA; WASHINGTON, VA; FORT LAUDERDALE, FL; WARRINGTON, VA; VALLEY PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|-----|
| 1 | 3/14/17 | ADD VANCE, GENDY & VICTORIA FALLS | RHW |
| 3 | 9/5/17 | ADD LANDON AND RAVENNA HOUSE TYPES | RHW |
| 5 | 1/9/18 | REVISE HOUSE TYPE AND GRADING LOTS 343, 350, 342, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RHW |
| 6 | 2/5/18 | REVISE HOUSE TYPE AND GRADING ON LOTS 322, 324, 342, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RHW |
| 7 | 3/22/18 | REVISE HOUSE TYPE AND GRADING LOT 350 | RHW |

PROJECT: SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK
SINGLE FAMILY DETACH UNITS
BUILDABLE LOTS 249 - 372, & 386 - 397
PLAT NOS. 23596 - 23609
LOCATION OF SITE: ROGERS AVENUE, HOWARD COUNTY

BOHLER ENGINEERING
901 DULANEY VALLEY ROAD, SUITE 801
TOWSON, MARYLAND 21284
Phone: (410) 821-7900
Fax: (410) 821-7987
www.BohlerEngineering.com

B.P. ROWE
PROFESSIONAL ENGINEER
NO. 15193

FOR REVISIONS 1-8 ONLY
3/22/18
REVISION # 8 4/18/18

STATE OF MARYLAND
REGISTERED PROFESSIONAL ENGINEER
NO. 15193

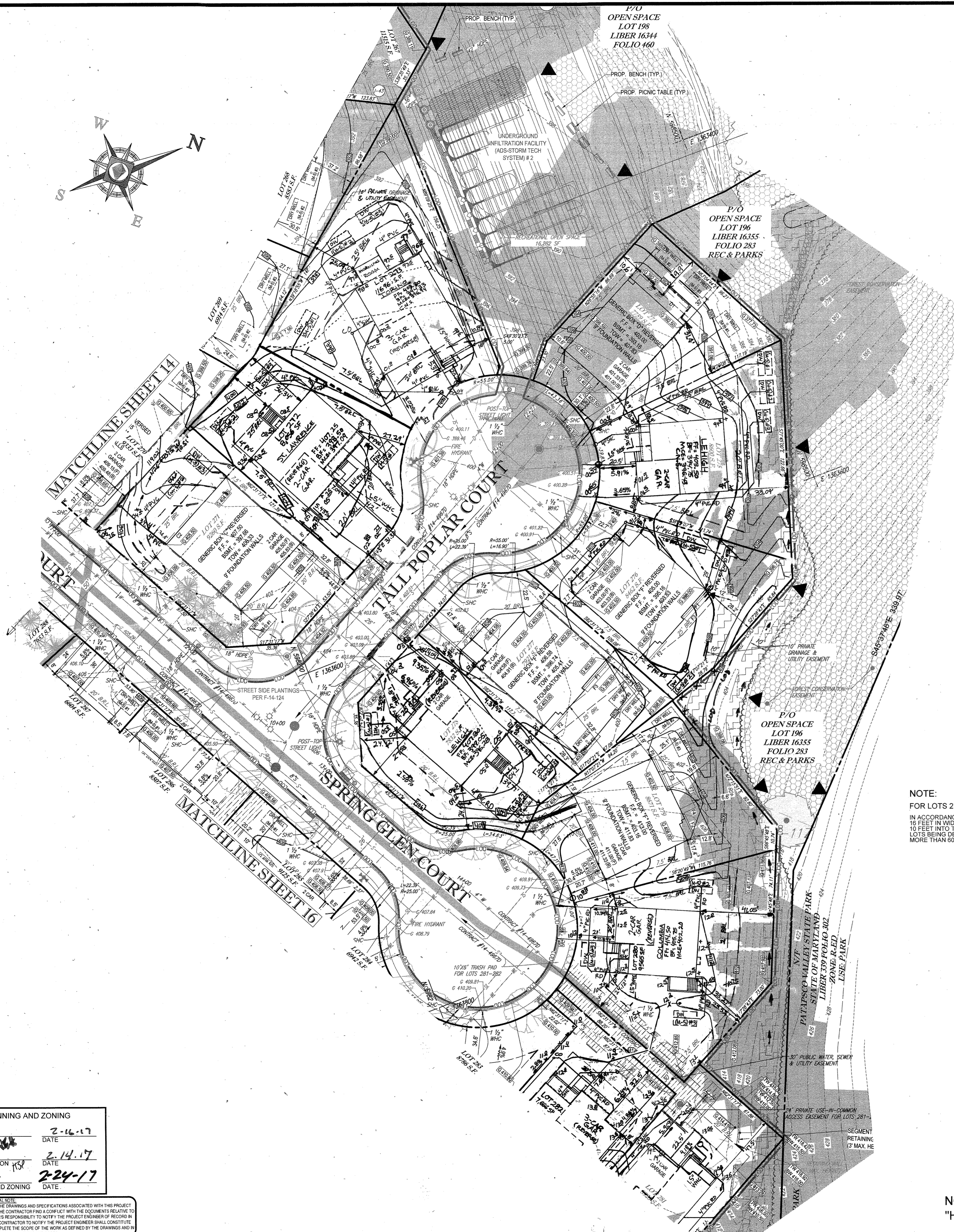
PROFESSIONAL CERTIFICATION
I, BRANDON R. ROWE, HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 40893, EXPIRATION DATE: 7/31/2017

11 of 43

SHEET NUMBER: 11 of 43

SHEET TITLE: SITE DEVELOPMENT PLAN

SDP-17-009



LEGEND

- PROPERTY LINE
- WETLAND BUFFER LIMITS
- SUPER SILT FENCE
- LIMIT OF DISTURBANCE
- EXISTING CONTOUR
- PROPOSED CONTOUR
- TREE PROTECTION FENCE
- FOREST CONSERVATION EASEMENT
- REFORESTATION AREA
- PREVIOUSLY RECORDED FOREST CONSERVATION EASEMENT
- FOREST RETENTION AREA
- WETLANDS
- STEEP SLOPES 15-25%
- STEEP SLOPES >25%
- PUBLIC TREE MAINTENANCE EASEMENT
- PRIVATE DRAINAGE AND UTILITY EASEMENT
- PRIVATE USE-IN-COMMON ACCESS EASEMENT
- UNDERGROUND STORMWATER FACILITY
- FOREST CONSERVATION SIGNAGE
- SPECIMEN TREE (TO REMAIN)

BOHLER ENGINEERING

CORPORATE OFFICE: WARRREN, NJ
 SURVEYORS
 CIVIL & CONSULTING ENGINEERS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

BRANCH OFFICES:
 SOUTHBOURGH, MA
 ALBANY, NY
 CHALFONTE, PA
 TAMPA, FL
 BOWIE, MD
 TOWSON, MD
 WARRINGTON, VA
 FORT LAUDERDALE, FL

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|-----|
| 1 | 3/14/17 | ADD VEHICLE STORAGE VICTORIA FALLS | RAN |
| 10 | 8-16-18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 270, 271, 273, 273, 345 AND 346 | RVE |
| 11 | 9/18/18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 271, 273, 274, 281, 273 AND 284 AND ADD NEW HOUSE TYPES AND GRADING ON LOTS 283 | RVE |
| 16 | 4-8-19 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 282, 275, 280 AND 281 | RVE |
| 20 | 8-6-19 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOT 274 | RVE |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811
 (WV 1-800-245-4848) (PA 1-800-242-1776) (DC 1-800-257-7777) (VA 1-800-552-7001) (MD 1-800-257-7777) (DE 1-800-382-8624)

| | |
|-------------|----------|
| PROJECT NO. | MD152013 |
| DRAWN BY | AVG |
| CHECKED BY | JMA |
| DATE | 12/28/16 |
| SCALE | 1" = 30' |
| CAD I.D. | SS1 |

ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372,
 & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

SITE DEVELOPMENT PLAN

SHEET NUMBER:
15 of 43

NOTE:
 FOR LOTS 274-276, & 279, THE FOLLOWING HOWARD COUNTY ZONING REGULATIONS APPLIES
 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. ROOM EXTENSION AND BUILDING ADDITIONS LOCATED ON LOTS IN THE R-ED ZONING DISTRICT AND R-20 LOTS BEING DEVELOPED UNDER R-ED REGULATIONS WHICH ARE RECORDED AFTER MAY 13, 2012 MAY PROJECT 10 FEET INTO A REAR SETBACK, ALONG NOT MORE THAN 60% OF THE REAR FACE OF A DWELLING ON A LOT WHICH ADJOINS OPEN SPACE ALONG A MAJORITY OF THE REAR LOT LINE.

| NO. | REVISION | DATE |
|-----|---|---------|
| 22 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND DRAINAGE ON LOTS 282 AND 310, REVISE GRADING ON LOTS 281, 283, 304 AND 311, AND EXTEND THE USE-IN-COMMON ACCESS EASEMENT ON LOT 282 | 9-23-19 |
| 21 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND DRAINAGE ON LOTS 274, 275 AND 286 AND GRADING ON LOTS 271, 273, 283 AND 286 | 9-9-19 |

APPROVED: DEPARTMENT OF PLANNING AND ZONING

K. J. ... 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

D. J. ... 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

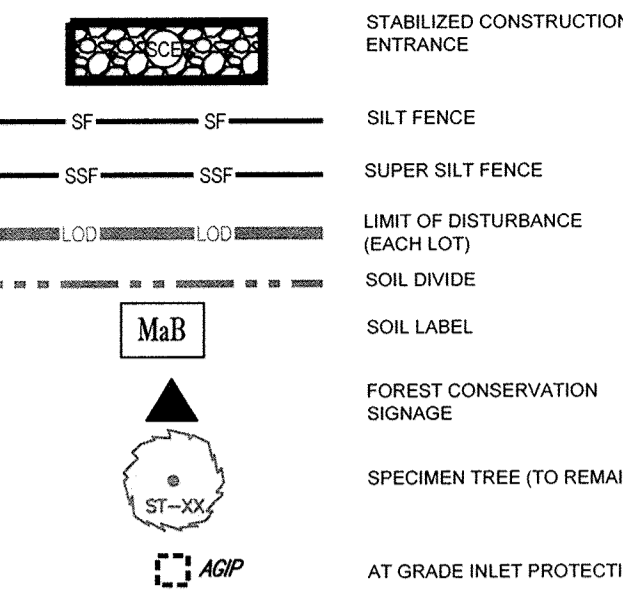
W. J. ... 2-24-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SHOULD BE DONE PRIOR TO THE INITIATION OF CONSTRUCTION SHOULD THE CONTRACTOR DISCOVER ANY CONFLICTS WITH THE SPECIFICATIONS OR APPLICABLE CODES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH ALL LOCAL, STATE AND FEDERAL CODES.

| | | | |
|--------------------------|---|----------------|---|
| OWNER: | ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20881 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: | ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20881 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | | | |
| SUBDIVISION NAME: | ESTATES AT PATAPSCO PARK | SECTION/AREA: | NA |
| PLAT # OR L.F. #: | #23421 | ZONING: | R-20 |
| PREVIOUS FILE NO.: | SP-13-012 | TAX MAP NO.: | 17 |
| | ECF-13-029 | ELECT. DISTR.: | 2ND |
| | WP-13-165 | CENSUS TRACT: | 92200 |
| | PS CASE NO. 403 | | |
| | F-14-124 | | |
| CONT #: | 10-3500 (FORCE MAIN) | | |

NOTE: FOR GENERIC BOX FORMATS, SEE "HOUSE TYPES" ON SHEETS 4 AND 5.

EROSION AND SEDIMENT CONTROL LEGEND



EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING DESIGN SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SDP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
- REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
- ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
- PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
- EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICH IS MORE RESTRICTIVE.
- CONTRACTOR TO INSTALL STABILIZATION MATTING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
- SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWM FACILITIES.

EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

- CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
- PLACE ALL EXCAVATED MATERIAL ON UPHILL SIDE OF TRENCH.
- ANY SEDIMENT CONTROLS DISTURBED BY UTILITY CONSTRUCTION ARE TO BE REPAIRED IMMEDIATELY.
- THE CONTRACTOR SHALL TAKE APPROPRIATE MEASURES TO PROTECT PEDESTRIANS AT ALL TIMES DURING UNDERGROUND UTILITY CONSTRUCTION.

NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

NOTES:

- TEMPORARY SWM IS PROVIDED UNDER F-14-124.
- IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
- NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
- SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICH IS MORE RESTRICTIVE.
- FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
- CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

ESTATES AT PATAPSCO PARK

136 SINGLE FAMILY DETACHED UNITS
DEVELOPER'S CERTIFICATE
 I HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I DO NOT AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.
 SIGNATURE OF DEVELOPER: *Dan Snyder* DATE: 1/27/17
 DAN SNYDER, PROJECT MANAGER

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAIN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17-77 AND 17-7A WHICH WERE USED FOR THIS PROJECT.
 HOWARD COUNTY MONUMENT NO. 17-77 ELEV. = 469.329
 HOWARD COUNTY MONUMENT NO. 17-7A ELEV. = 476.721

EROSION AND SEDIMENT CONTROL QUANTITIES:

TOTAL FOR ALL 136 LOTS:
 LIMIT OF DISTURBANCE: 25.14 AC.
 SILT FENCE: 13,645 LF
 SUPER SILT FENCE: 18,935 LF
 EARTHWORK: 80,000 CY CUT, 80,000 CY FILL, 0 CY EXPORT
 STABILIZED CONSTRUCTION ENTRANCE: 136 EA
 EXCESS SOIL MATERIAL WILL BE STOCKPILED ON-SITE

SOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BIDDING PURPOSES.
 A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED, NO MORE THAN 50 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

BOHLER ENGINEERING
 CORPORATE OFFICE: WARRERS, NJ
 OFFICES: BOSTON, MA; ALBANY, NY; FOWNSHIRE, MA; PORTLAND, ME; PORTLAND, VA; PORTLAND, ME; PORTLAND, VA; PHILADELPHIA, PA; TAMPA, FL
 CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|---|-----|
| 1 | 3/14/17 | ADD VICE GEND & VICTORIA FALLS | |
| 3 | 8/1/17 | REVISE HOUSE TYPE LOT 329 TO 301 | AV |
| 5 | 1/9/18 | REVISE HOUSE TYPE AND GRADING LOT 343, 352, 342, 349, REVISE GRADING LOTS 346, 344, 343, 341, & 351 | AV |
| 9 | 6/12/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 245, 323, 324, 325, 344 AND 347 | RVE |
| 10 | 8/4/18 | REVISE THE HOUSE TYPE AND GRADING ON LOTS 270, 271, 273, 293, 345 AND 346 | RVE |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 1-800-245-4848 (PA 1-800-242-1778) (DC 1-800-257-7777) (VA 1-800-462-7001) (MD 1-800-257-7777) (DE 1-800-262-8559)

PROJECT No.: MD152013
 DRAWN BY: AVG
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD ID: SS1

PROJECT SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING
 901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

BR ROWE
 PROFESSIONAL ENGINEER
 BRANDON R. ROWE, P.E.

EROSION AND SEDIMENT CONTROL PLAN
 SHEET NUMBER: 18 of 43

SOILS

| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
|--------|--|----------|--------|------------------|
| GbB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GhB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

REVISION

| NO. | REVISION | BY | DATE |
|-----|--|----|---------|
| 11 | REVISE THE HOUSE TYPE AND GRADING ON LOTS 271, 276, 279, 281, 278 AND 279 AND TO ADD NEW HOUSE MODELS AND GRADING ON LOT 293 | AV | 1/13/18 |

NOTE:
 SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.
 SIGNATURE OF ENGINEER: *Brandon R. Rowe* DATE: 1/13/18
 BRANDON R. ROWE, P.E.

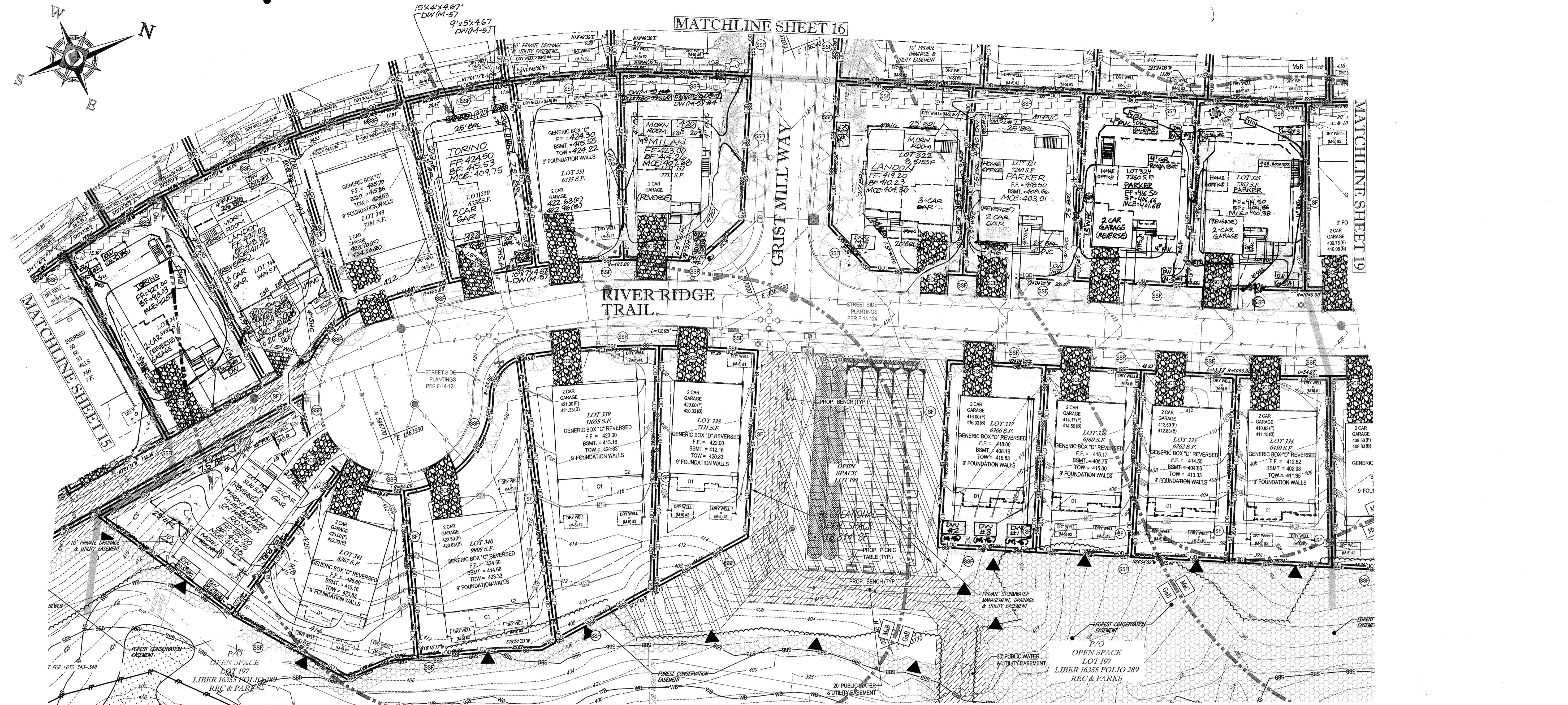
OWNER: ESTATES AT PATAPSCO PARK, LLC
 24012 FREDERICK ROAD
 CLARKSBURG, MD 20861
 CONTACT: MR. DAN SNYDER
 PHONE: (301) 674-8509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC
 24012 FREDERICK ROAD
 CLARKSBURG, MD 20861
 CONTACT: MR. DAN SNYDER
 PHONE: (301) 674-8509

PERMIT INFORMATION CHART
 SUBDIVISION NAME: ESTATES AT PATAPSCO PARK SECTION/AREA: NA LOT/PARCEL NO.: 249-372 & 386-397
 PLAT # OR L.F.: #23421 GRID # S. & E. 11, 12 ZONING: R-8 & R-8B TAX MAP NO.: 17
 PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 FB CASE NO. 403 F-14-124 CONT # 10-3500 (FORCE MAIN)
 PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-050 SDP-16-050 SDP-17-009
 PROFESSIONAL CERTIFICATION: BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/31/2017

APPROVED: DEPARTMENT OF PLANNING AND ZONING
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE: 2-16-17
 CHIEF, VALLEY ENGINEERING DIVISION DATE: 2-14-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE: 2-24-17

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK SCOPE PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND ALL FULL CODES AND REGULATIONS WITH WHICH THESE DRAWINGS AND SPECIFICATIONS ARE ASSOCIATED.



MATCHLINE SHEET 16

MATCHLINE SHEET 19

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17-77 AND 17-78 WHICH WERE USED FOR THIS PROJECT.

HOWARD COUNTY MONUMENT NO. 17-77 ELEV. = 469.399
HOWARD COUNTY MONUMENT NO. 17-78 ELEV. = 476.723

NOTES:

- TEMPORARY SWM IS PROVIDED UNDER F-14-124.
- IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
- NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
- SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICH EVER IS MORE RESTRICTIVE.
- FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
- CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT/DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLOUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

EROSION AND SEDIMENT CONTROL QUANTITIES:

TOTAL FOR ALL 136 LOTS

| | |
|--|----------------|
| 28.14 AC. | 28.14 AC. |
| LIMIT OF DISTURBANCE: | 13,645 LF |
| SILT FENCE: | 18,935 LF |
| SUPER SILT FENCE: | 80,000 CY CUT |
| EARTHWORK: | 86,000 CY FILL |
| EXCESS SOIL MATERIAL WILL BE STOCKPILED ON-SITE: | 0 CY EXPORT |
| STABILIZED CONSTRUCTION ENTRANCE: | 136 EA |

SPILL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BONDING PURPOSES.

A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED, NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING DESIGN SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SDP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
- REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
- ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
- PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
- EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICHEVER IS MORE RESTRICTIVE.
- CONTRACTOR TO INSTALL STABILIZATION MATTING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
- SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWM FACILITIES.

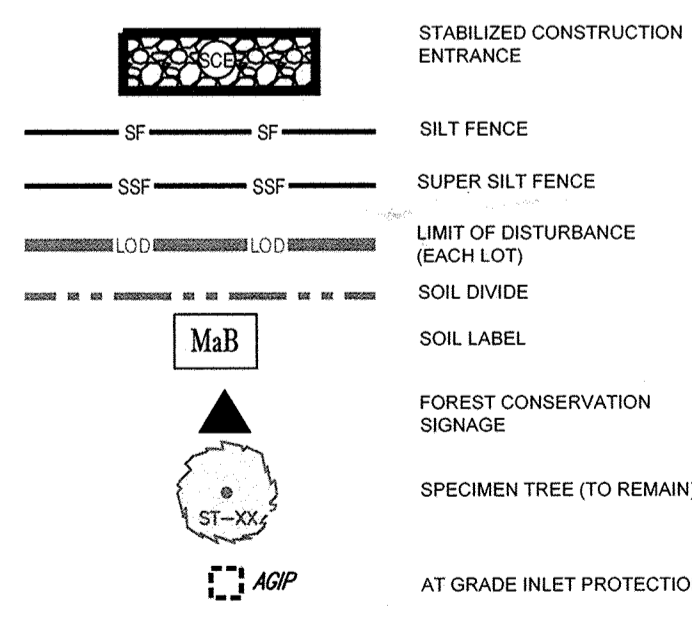
SOILS

| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
|--------|--|----------|--------|------------------|
| GdB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GhB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

NOTE:

SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

EROSION AND SEDIMENT CONTROL LEGEND



FOR REVISIONS ONLY

STATE OF MARYLAND
ROBERT HARRIS, DOG
NO. 16193
PROFESSIONAL ENGINEER

John B. Roberts 2/2/17
REVISION #8 4/10/18

3/2/18
REVISION #8 4/10/18

1" = 30'

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Chief, Division of Land Development DATE: 2-16-17

Chief, Development Engineering Division DATE: 2-14-17

Director - Department of Planning and Zoning DATE: 2-24-17

NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

ESTATES AT PATAPSCO PARK

136 SINGLE FAMILY DETACHED UNITS

DEVELOPER'S CERTIFICATE

I/WE HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.

Dan Snyder 1/3/17
SIGNATURE OF DEVELOPER DATE

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

John B. Roberts 2/2/17
HOWARD SCD DATE

ENGINEER'S CERTIFICATE

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

John B. Roberts 2/2/17
SIGNATURE OF ENGINEER DATE

OWNER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-8509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-8509

PERMIT INFORMATION CHART

| | | |
|---|---|---|
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION AREA: NA | LOT/PARCEL NO.: 249-372A-386-387 |
| PLAT # OR L.F.: #23421 | GRID # S, E, N, W: 11, 12 | ZONING: R-24 R-2D |
| PREVIOUS FILE NO.: SP-13-012 EOP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CONT # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 | TAX MAP NO.: 17 ELECT. DISTR.: 2ND CENSUS TRACT.: 02100 |

BOHLER ENGINEERING

CIVIL & CONSULTING ENGINEERS

OFFICES:

- CLARKSBURG, MD
- ALBANY, NY
- ROCKVILLE, MD
- ROCKY HILL, CT
- STERLING, VA
- CENTER VALLEY, PA
- PHILADELPHIA, PA
- TAMPA, FL

PROJECT MANAGERS

ENVIRONMENTAL CONSULTANTS

LANDSCAPE ARCHITECTS

CORPORATE OFFICE: WARREN, NJ

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|---|----|
| 1 | 3/14/17 | ADD VENICE GOLF & VICTORIA FALLS | RW |
| 3 | 9/15/17 | ADD LANDON AND ROWENA HOUSE TYPE, RELOCATE DRYWELL, LOT 337 | RW |
| 5 | 1/19/18 | REVISE HOUSE TYPE AND GRADING ON LOTS 322, 329, 330 AND 344, 345. REVISE GRADING ON LOTS 323, 326, 330, 341, 347, AND 351 & 351 | RW |
| 6 | 2/5/18 | REVISE HOUSE TYPE AND GRADING ON LOTS 322, 329, 330 AND 344, 345. REVISE GRADING ON LOTS 323, 326, 330, 341, 347, AND 351 & 351 | RW |
| 7 | 3/22/18 | REVISE HOUSE TYPES AND GRADING LOT 350 | RW |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EDUCATORS, DESIGNERS OR ANY PERSON PREPARING TO RESTORE THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811 (WV - 1-800-245-4848) (PA - 1-800-242-1778) (DC - 1-800-227-7777) (MD - 1-800-652-7001) (DE - 1-800-292-7777)

PROJECT No.: MD152013
DRAWN BY: AVG
CHECKED BY: JMA
DATE: 12/28/16
SCALE: 1" = 30'
CAD ID: SS1

PROJECT: SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
PLAT NOS. 23596 - 23609

LOCATION OF SITE
ROGERS AVENUE
HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
TOWSON, MARYLAND 21284
Phone: (410) 821-7900
Fax: (410) 821-7987
www.BohlerEngineering.com

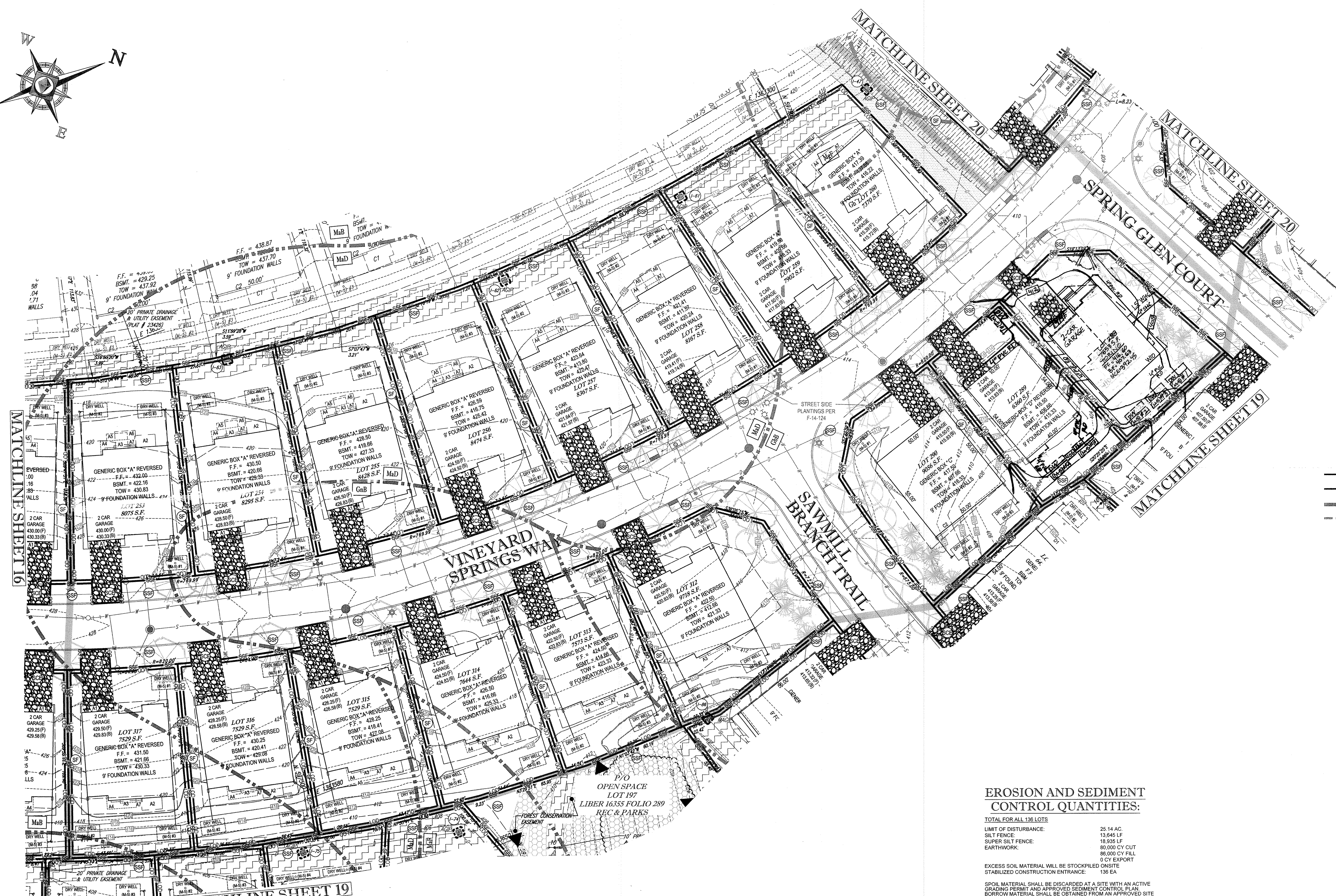
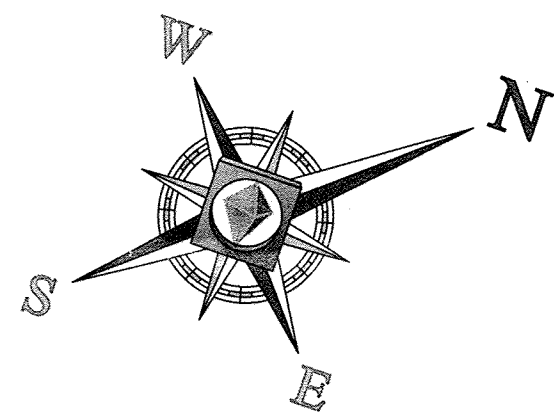
BR ROWE

PROFESSIONAL ENGINEER

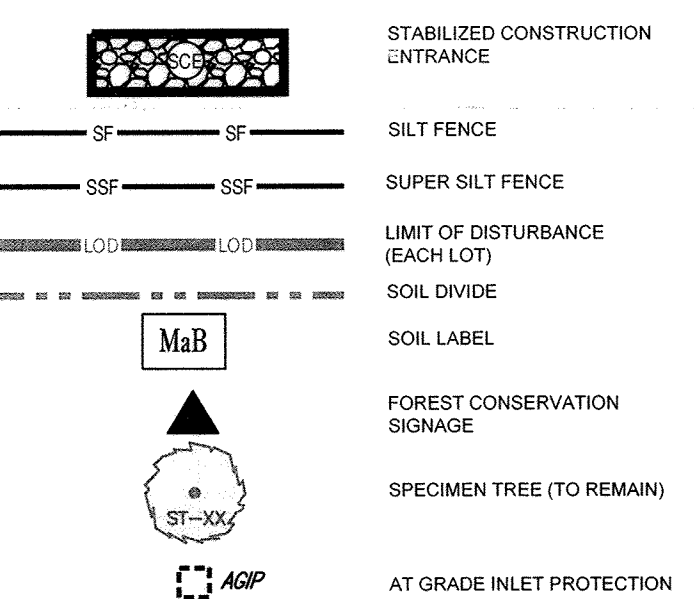
John B. Roberts

EROSION AND SEDIMENT CONTROL PLAN

SHEET NUMBER: 20 of 43



EROSION AND SEDIMENT CONTROL LEGEND



EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SFP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
- REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
- ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
- PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
- EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICHEVER IS MORE RESTRICTIVE.
- CONTRACTOR TO INSTALL STABILIZATION MATTING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
- SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWM FACILITIES.

EROSION AND SEDIMENT CONTROL QUANTITIES:

| | |
|------------------------|----------------|
| TOTAL FOR ALL 136 LOTS | 25.14 AC. |
| LIMIT OF DISTURBANCE | 13.846 LF |
| SILT FENCE | 18,935 LF |
| SUPER SILT FENCE | 80,000 CY CUT |
| EARTHWORK | 80,000 CY FILL |
| | 0 CY EXPORT |

EXCESS SOIL MATERIAL WILL BE STOCKPILED ON SITE STABILIZED CONSTRUCTION ENTRANCE 159 EA.

SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BIDDING PURPOSES.

A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED. NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

- CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
- PLACE ALL EXCAVATED MATERIAL ON UPHILL SIDE OF TRENCH.
- ANY SEDIMENT CONTROLS DISTURBED BY UTILITY CONSTRUCTION ARE TO BE REPAIRED IMMEDIATELY.
- THE CONTRACTOR SHALL TAKE APPROPRIATE MEASURES TO PROTECT PEDESTRIANS AT ALL TIMES DURING UNDERGROUND UTILITY CONSTRUCTION.

NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

| SOILS | | | | |
|--------|---|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| Gbb | GLENNELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GnB | GLENNVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Mac | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 11-F1 AND 11-F4 WHICH WERE USED FOR THIS PROJECT.

HOWARD COUNTY MONUMENT NO. 11-F1 ELEV. = 469.959
HOWARD COUNTY MONUMENT NO. 11-F4 ELEV. = 476.721

NOTE:

SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

NOTES:

- TEMPORARY SWM IS PROVIDED UNDER F-14-124.
- IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
- NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
- SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICHEVER IS MORE RESTRICTIVE.
- FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
- CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT/DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kedell 2-6-17
CHIEF, DIVISION OF LAND DEVELOPMENT

John P. ... 2-14-17
CHIEF, DEVELOPMENT ENGINEERING DIVISION

William J. ... 2-24-17
DIRECTOR, DEPARTMENT OF PLANNING AND ZONING

GENERAL NOTE:
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK PRIOR TO THE INTRODUCTION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A DISCREPANCY WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH ALL LOCAL, STATE AND FEDERAL CODES.

BOHLER ENGINEERING

CORPORATE OFFICE:
WYOMING

SURVEYORS
PROJECT MANAGERS
ENVIRONMENTAL CONSULTANTS
LANDSCAPE ARCHITECTS

OFFICES:
SOUTHBOURGH, MA
TOWSON, MD
ALBANY, NY
CHALMERS, PA
TAMPA, FL

PHILADELPHIA, PA
WARRINGTON, VA
WILMINGTON, DE
PHILADELPHIA, PA
PHILADELPHIA, PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|----------|---|-----|
| 1 | 3/14/17 | ADD VICTORIA FALLS | RHV |
| 13 | 01/03/19 | REVISE MAKE THE NEW SEAWALL ON LOT 255. REVISE ABRAYWELL LOCATION ON LOT 305. | RHV |
| 15 | 3-4-19 | REVISE PLANS TO SHOW HOUSE TYPES AND GRADING ON LOTS 287, 288, 290, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RHV |
| 17 | 7-2-19 | REVISE GRADING ON LOTS 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | RHV |

BOHLER ENGINEERING

PROJECT No: MD152013
AVG
DRAWN BY: JMA
CHECKED BY: 12/28/16
DATE: 11-30-16
SCALE: 1" = 30'
CADD: SS1

ESTATES AT PATAPSCO PARK

SITE DEVELOPMENT PLANS (PHASE III) FOR

ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
PLAT NOS. 23596 - 23609

LOCATION OF SITE
ROGERS AVENUE
HOWARD COUNTY

BOHLER ENGINEERING

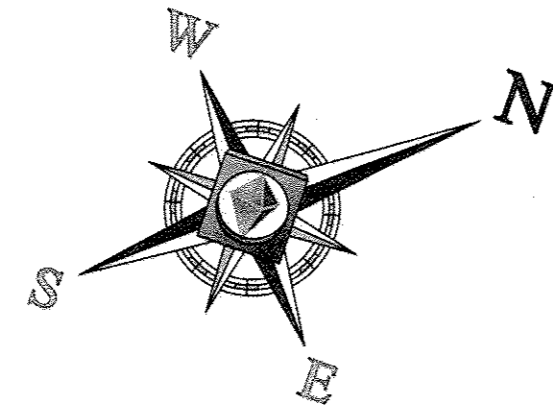
901 DULANEY VALLEY ROAD, SUITE 801
TOWSON, MARYLAND 21284
Phone: (410) 821-7900
Fax: (410) 821-7997
www.BohlerEngineering.com

B.R. ROWE

PROFESSIONAL ENGINEER
No. 40808

EROSION AND SEDIMENT CONTROL LEGEND

- STABILIZED CONSTRUCTION ENTRANCE
- SILT FENCE
- SUPER SILT FENCE
- LIMIT OF DISTURBANCE (EACH LOT)
- SOIL DIVIDE
- SOIL LABEL
- FOREST CONSERVATION SIGNAGE
- SPECIMEN TREE (TO REMAIN)
- AT GRADE INLET PROTECTION



EROSION AND SEDIMENT CONTROL NOTES:

1. CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING DESIGN SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SHIP APPROVAL WHEN HOUSES ARE BUILT. AND CUT IN BASEMENTS IS AVAILABLE.
2. REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
3. ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
4. PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
5. EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICHEVER IS MORE RESTRICTIVE.
6. CONTRACTOR TO INSTALL STABILIZATION MATING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
7. SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
8. LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWIM FACILITIES.

| SOILS | | | | |
|--------|--|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| Gbb | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GbB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 11-F7 AND 11-F8 WHICH WERE USED FOR THIS PROJECT.

HOWARD COUNTY MONUMENT NO. 11-F7 ELEV. = 459.399
 HOWARD COUNTY MONUMENT NO. 11-F8 ELEV. = 459.721

EROSION AND SEDIMENT CONTROL QUANTITIES:

- TOTAL FOR ALL 136 LOTS
- LIMIT OF DISTURBANCE: 25.14 AC.
 - SILT FENCE: 13,645 LF
 - SUPER SILT FENCE: 18,365 LF
 - EARTHWORK: 80,000 CY CUT, 80,000 CY FILL, 0 CY EXPORT
 - EXCESS SOIL MATERIAL WILL BE STOCKPILED ON SITE
 - STABILIZED CONSTRUCTION ENTRANCE: 136 EA
 - SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN
 - BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN
 - EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BIDDING PURPOSES.
 - A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED. NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

1. CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
2. PLACE ALL EXCAVATED MATERIAL ON UPHILL SIDE OF TRENCH.
3. ANY SEDIMENT CONTROLS DISTURBED BY UTILITY CONSTRUCTION ARE TO BE REPAIRED IMMEDIATELY.
4. THE CONTRACTOR SHALL TAKE APPROPRIATE MEASURES TO PROTECT PEDESTRIANS AT ALL TIMES DURING UNDERGROUND UTILITY CONSTRUCTION.

NOTE: SEE SHEETS 14-18 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

- NOTES:**
1. TEMPORARY SWM IS PROVIDED UNDER F-14-124.
 2. IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
 3. NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
 4. SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICHEVER IS MORE RESTRICTIVE.
 5. FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
 6. CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT/DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

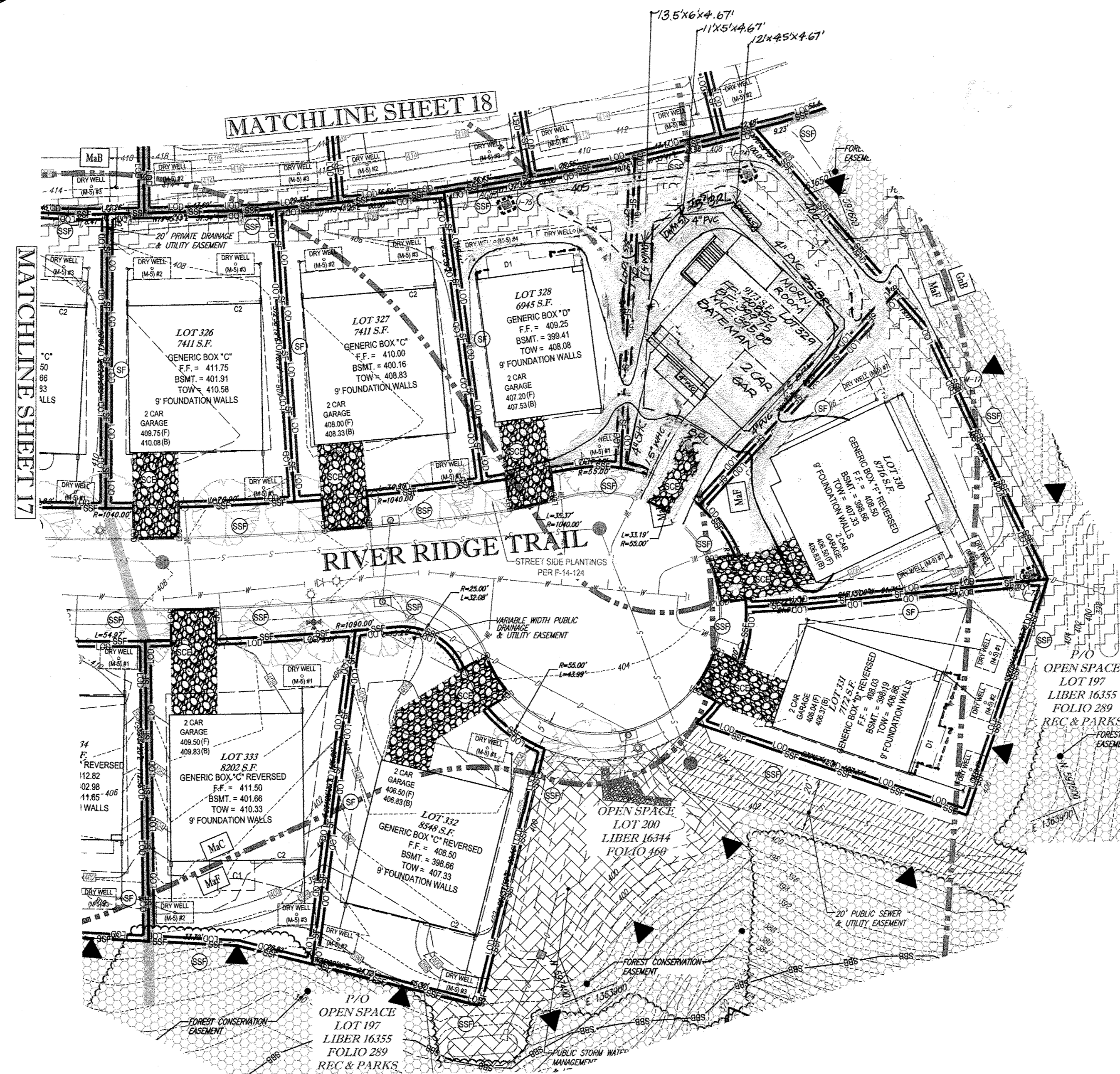
APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kate DeLoach 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

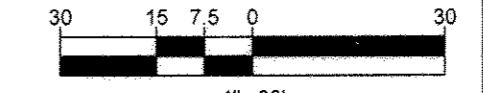
John K. Roberts 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Valerie M. ... 2-24-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE

GENERAL NOTE:
 IF THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THE PROJECT WORKS FOR THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE CONTRACTOR OF ANY DISCREPANCIES OR OMISSIONS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE TO DO SO SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND ALL APPLICABLE CODES.



NOTE:
 SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).



| | |
|---|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| PLAT # OR LF: #23421 | GRID # S. 5, 11, 12 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-105 PS CASE NO. 403 F-14-124 CONT. # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23506 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 49388, EXPIRATION DATE: 7/31/2017 | |

ESTATES AT PATAPSCO PARK
 136 SINGLE FAMILY DETACHED UNITS

DEVELOPER'S CERTIFICATE
 "I HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ONSITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT."

Dan Snyder 1/10/17
 SIGNATURE OF DEVELOPER DATE
 DAN SNYDER, PROJECT MANAGER

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

John K. Roberts 2/16/17
 HOWARD SCD DATE

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

Brandon R. Rowe 1/16/17
 SIGNATURE OF ENGINEER DATE
 BRANDON R. ROWE, P.E.

FOR REVISIONS 1-8 ONLY



BOHLER ENGINEERING

CORPORATE OFFICE:
 WARREN, NJ

OFFICES:
 SOUTH BRIDGE, VA
 ALBANY, NY
 CHATEAUX, PA
 CHERRY VALLEY, PA
 FORT LAUDERDALE, FL
 HARRISBURG, PA
 HUNTSVILLE, AL
 KANSAS CITY, MO
 PORTLAND, ME
 RICHMOND, VA
 TAMPA, FL

PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

SURVEYORS
 CIVIL & CONSULTING ENGINEERS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|----|
| 1 | 3/14/17 | ADD VENICE, GENEVA & VICTORIA FALLS RAN | |
| 6 | 2/5/18 | REVISE HOUSE TYPE AND GRADING LOTS 322, 320, 342, & 340. REVISE GRADING LOTS 323, 320, 330, 341, 347, AND 349. | |
| 8 | 4/10/18 | REVISE HOUSE TYPE 323, AND 329. REVISE LOT 330 GRADING. ADD COLUMBIA HOUSE MODEL. | |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, ENGINEERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811
 (VA) 1-800-245-4545 (PA) 1-800-242-1776 (DC) 1-800-257-7777 (MD) 1-800-652-7901 (DE) 1-800-257-7777 (USE 1-800-282-8689)

| | |
|-------------|----------|
| PROJECT NO: | MD152013 |
| DRAWN BY: | AVG |
| CHECKED BY: | JMA |
| DATE: | 12/28/16 |
| SCALE: | 1" = 30' |
| CAD I.D.: | SS1 |

PROJECT: **SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK**

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

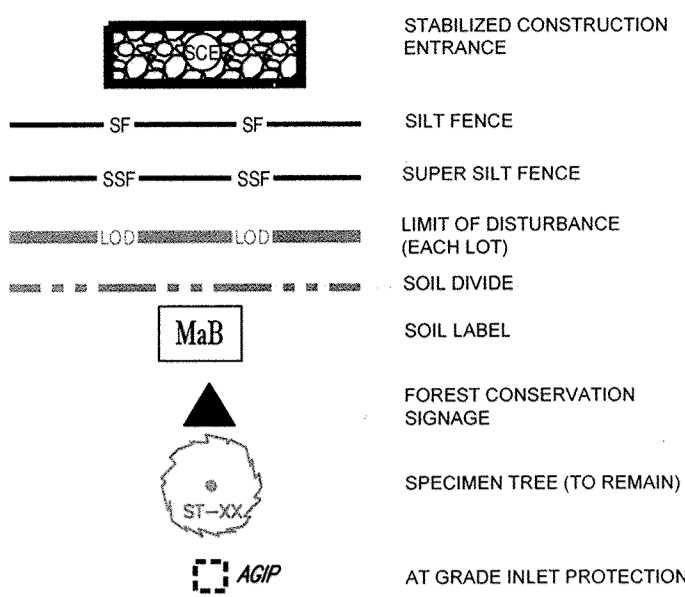
B.R. ROWE

PROFESSIONAL ENGINEER
 No. 49388
 State of Maryland

EROSION AND SEDIMENT CONTROL PLAN

SHEET NUMBER:
22 of 43

EROSION AND SEDIMENT CONTROL LEGEND



EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL DESIGNER SHOULD REVISION THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SDP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
- REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
- ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
- PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
- EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICHEVER IS MORE RESTRICTIVE.
- CONTRACTOR TO INSTALL STABILIZATION MATTING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
- SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWAN FACILITIES.

SOILS

| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
|--------|--|----------|--------|------------------|
| GbB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GhB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17-F7 AND 17-FA WHICH WERE USED FOR THIS PROJECT.

HOWARD COUNTY MONUMENT NO. 17-F7 ELEV. = 469.399
HOWARD COUNTY MONUMENT NO. 17-FA ELEV. = 478.721

EROSION AND SEDIMENT CONTROL QUANTITIES:

TOTAL FOR ALL 136 LOTS

LIMIT OF DISTURBANCE: 25.14 AC
SILT FENCE: 13,645 LF
SUPER SILT FENCE: 18,835 LF
EARTHWORK: 80,000 CY CUT
86,000 CY FILL
0 CY EXPORT

EXCESS SOIL MATERIAL WILL BE STOCKPILED ON-SITE
STABILIZED CONSTRUCTION ENTRANCE: 136 EA

SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BONDING PURPOSES.

A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED, NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

- CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
- PLACE ALL EXCAVATED MATERIAL ON UPHILL SIDE OF TRENCH.
- ANY SEDIMENT CONTROLS DISTURBED BY UTILITY CONSTRUCTION ARE TO BE REPAIRED IMMEDIATELY.
- THE CONTRACTOR SHALL TAKE APPROPRIATE MEASURES TO PROTECT PEDESTRIANS AT ALL TIMES DURING UNDERGROUND UTILITY CONSTRUCTION.

NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

NOTES:

- TEMPORARY SWM IS PROVIDED UNDER F-14-124.
- IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
- NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
- SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICHEVER IS MORE RESTRICTIVE.
- FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
- CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT/DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

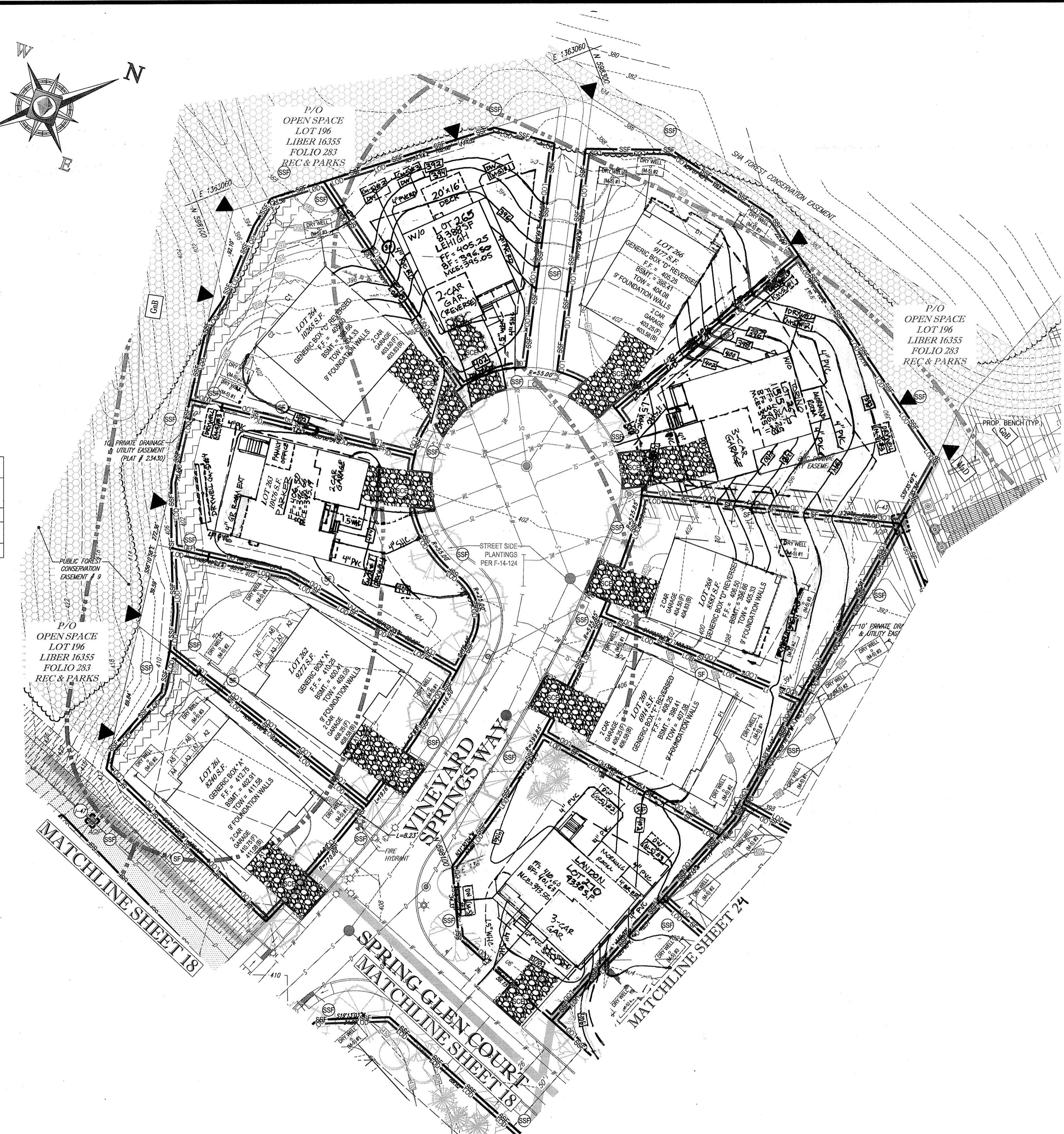
Kate L. Lavelle 2-16-17
CHIEF, DIVISION OF LAND DEVELOPMENT DATE

John P. Schmitt 2-14-17
CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

Valerie J. Pagan 2-24-17
DIRECTOR, DEPARTMENT OF PLANNING AND ZONING DATE

GENERAL NOTE:

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK. BEFORE PRIOR TO THE INITIATION OF CONSTRUCTION, THE CONTRACTOR SHOULD CONTACT THE DESIGNER WITH ANY QUESTIONS RELATIVE TO THE SPECIFICATIONS OR SPECIFIC CODES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS SET FORTH IN THE DRAWINGS AND IN FULL COMPLIANCE WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS.



NOTE:

SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

BOHLER ENGINEERING

CORPORATE OFFICE: SUITE 801, 901 DULANEY VALLEY ROAD, TOWSON, MARYLAND 21284
PHONE: (410) 821-7900, FAX: (410) 821-7987, WWW.BOHLENERGINEERING.COM

PROJECT MANAGERS: DAN SNYDER, PROJECT MANAGER
SURVEYORS: JOHN P. SCHMITT, JOHN J. WILSON
ENVIRONMENTAL CONSULTANTS: JOHN P. SCHMITT, JOHN J. WILSON
LANDSCAPE ARCHITECTS: JOHN P. SCHMITT, JOHN J. WILSON

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|---|-----|
| 1 | 3/14/17 | ADD YENICE GENDON & VICTORIA FALLS | RHV |
| 9 | 6/12/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 247, 248, 249, 250, AND 251 | RVE |
| 10 | 8-16-18 | REVISE THE HOUSE TYPE AND GRADING ON LOTS 270, 271, 273, 275, 276 AND 277 | RVE |
| 14 | 1/31/19 | REVISE PLANS TO REVISE THE HOUSE TYPES AND GRADING ON LOTS 245, 248 AND 277 | RHV |

THE FOLLOWING STATE REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL 1-811 (TOLL FREE) OR 1-800-245-4449 (PA) 1-800-242-1770 (DC) 1-800-257-7777 (VA) 1-800-552-7001 (MD) 1-800-237-7777 (DE) 1-800-282-8559

PROJECT No.: MD152013
DRAWN BY: AVS
CHECKED BY: JMA
DATE: 12/28/16
SCALE: 1" = 30'
CAD I.D.: SS1

PROJECT: SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS
BUILDABLE LOTS 249 - 372, 386 - 397
PLAT NOS. 23596 - 23609

LOCATION OF SITE
ROGERS AVENUE
HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801, TOWSON, MARYLAND 21284
PHONE: (410) 821-7900, FAX: (410) 821-7987, WWW.BOHLENERGINEERING.COM

B.R. ROWE

PROFESSIONAL ENGINEER

Brandon R. Rowe 1/13/17
SIGNATURE OF ENGINEER DATE

SHEET TITLE: **EROSION AND SEDIMENT CONTROL PLAN**

SHEET NUMBER: **23 of 43**

ESTATES AT PATAPSCO PARK

136 SINGLE FAMILY DETACHED UNITS

DEVELOPER'S CERTIFICATE

I HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.

Dan Snyder 1/13/17
SIGNATURE OF DEVELOPER DATE
DAN SNYDER, PROJECT MANAGER

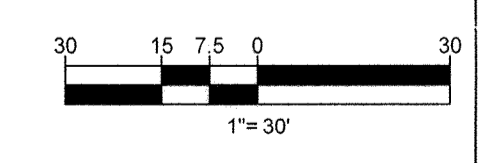
THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.

John P. Schmitt 2/2/17
SIGNATURE OF ENGINEER DATE
JOHN P. SCHMITT, PROJECT ENGINEER

ENGINEER'S CERTIFICATE

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

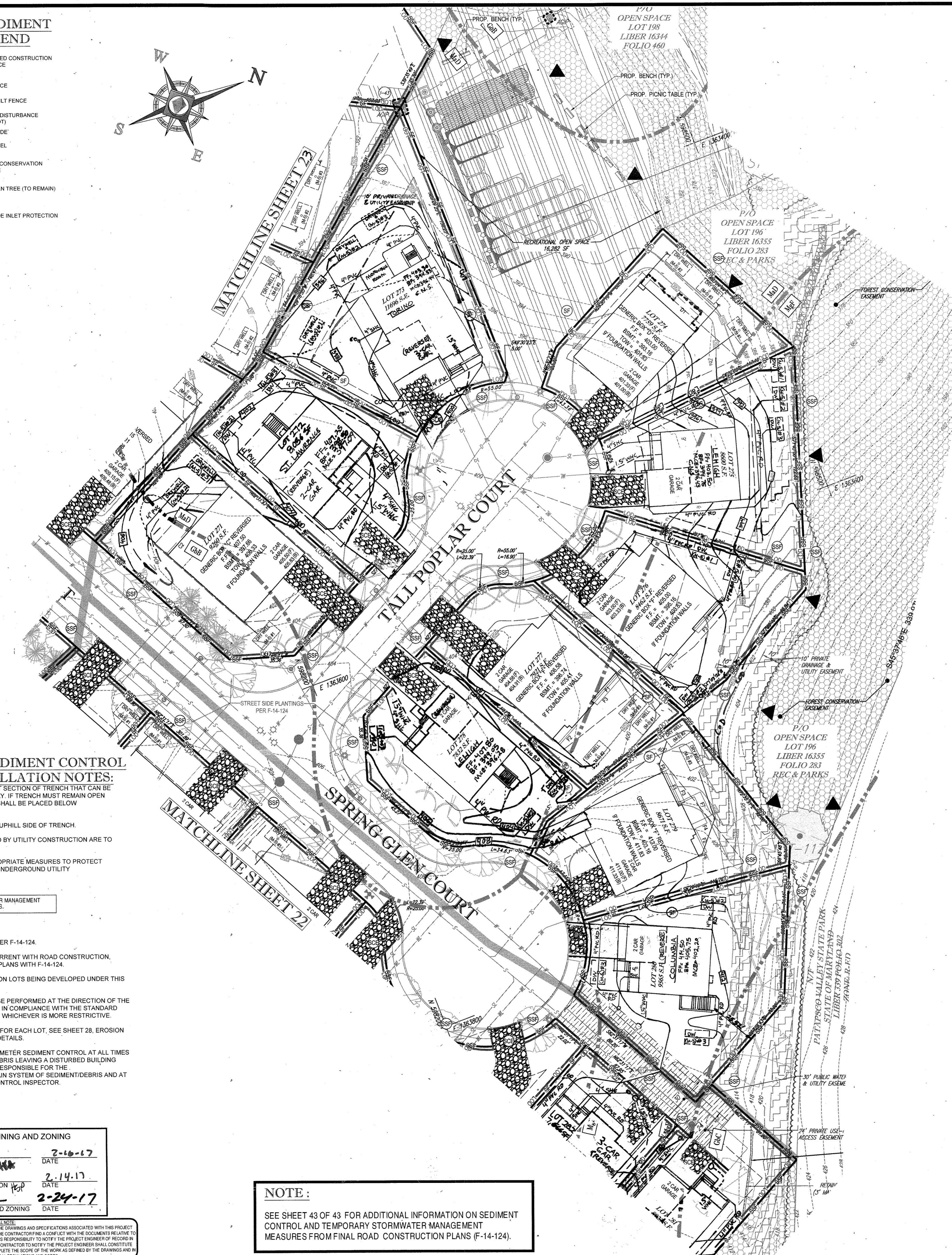
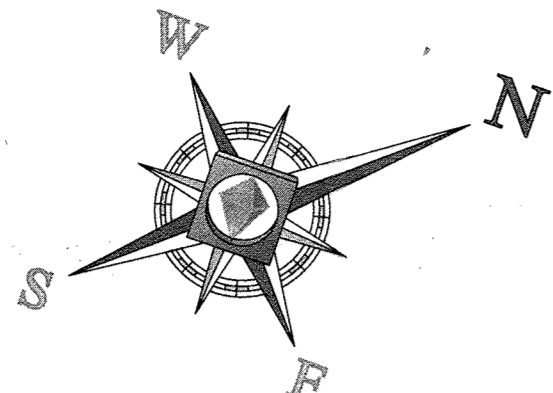
Brandon R. Rowe 1/13/17
SIGNATURE OF ENGINEER DATE
BRANDON R. ROWE, P.E.



| | | |
|--|--|---------------------------------------|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | |
| PERMIT INFORMATION CHART | | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA | LOT/PARCEL NO.: 249 - 372 & 386 - 397 |
| PLAT # OR LF: 423421 | GRID # 5, 6, 11, 12 | ZONING: R-20 & R-2 |
| PREVIOUS FILE NO.: SP-13-012 | F-16-051 | PLATS 23421 TO 23435 |
| EQP-13-029 | WP-13-165 | PLATS 23596 - 23609 |
| PE CASE NO. 403 | F-14-124 | SDP-16-019 |
| CONT.# 10-3500 (FORCE MAIN) | | SDP-16-050 |
| | | SDP-17-009 |

EROSION AND SEDIMENT CONTROL LEGEND

- STABILIZED CONSTRUCTION ENTRANCE
- SILT FENCE
- SUPER SILT FENCE
- LIMIT OF DISTURBANCE (EACH LOT)
- SOIL DIVIDE
- SOIL LABEL
- FOREST CONSERVATION SIGNAGE
- SPECIMEN TREE (TO REMAIN)
- AT GRADE INLET PROTECTION



EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

- CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
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NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

NOTES:

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APPROVED: DEPARTMENT OF PLANNING AND ZONING
 [Signature] DATE: 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT
 [Signature] DATE: 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 [Signature] DATE: 2-24-17
 DIRECTOR, DEPARTMENT OF PLANNING AND ZONING

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT BEFORE COMMENCING CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND ALL APPLICABLE ORDINANCES, REGULATIONS AND CODES.

NOTE:
 SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING DESIGN SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SDP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
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- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWM FACILITIES.

SOILS

| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
|--------|--|----------|--------|------------------|
| GbB | GLENNELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GhB | GLENNVILLE-BALE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17-77 AND 17-7A WHICH WERE USED FOR THIS PROJECT.
 HOWARD COUNTY MONUMENT NO: 17-77 ELEV. = 469.389
 HOWARD COUNTY MONUMENT NO: 17-7A ELEV. = 476.721

EROSION AND SEDIMENT CONTROL QUANTITIES:

TOTAL FOR ALL LOTS:

| | |
|-----------------------|--|
| LIMIT OF DISTURBANCE: | 25.14 AC. |
| SILT FENCE: | 13,645 LF |
| SUPER SILT FENCE: | 18,936 LF |
| EARTHWORK: | 80,000 CY CUT 86,000 CY FILL 0 CY EXPORT |

EXCESS SOIL MATERIAL WILL BE STOCKPILED ON SITE
 STABILIZED CONSTRUCTION ENTRANCE: 136 EA

SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BIDDING PURPOSES.

A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY GIVEN TIME.

| NO. | REVISION | DATE |
|-----|--|---------|
| 2.7 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND PATIO'S ON LOTS 238, 239 AND 240. USE 1/2" COMMON DEPENDENT HEAD, LOT 240. | 9-23-19 |
| 2.1 | 238 AND GRADING ON LOTS 231, 233, 235, 236 | 9-2-19 |

ESTATES AT PATAPSCO PARK

136 SINGLE FAMILY DETACHED UNITS

DEVELOPER'S CERTIFICATE

"I HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT."

[Signature] DATE: 1/10/17
 PROJECT MANAGER
 DAN SNYDER, PROJECT MANAGER

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

[Signature] DATE: 2/16/17
 HOWARD SCD

ENGINEER'S CERTIFICATE

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

[Signature] DATE: 1/10/17
 SIGNATURE OF ENGINEER
 BRANDON R. ROWE, P.E.

| | |
|--|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20891 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20891 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| LOT/PARCEL NO.: 249-372 & 386-397 | |
| PLAT # OR LF: #23421 | GRID # 5, 6, 11, 12 |
| ZONING: R-20B | TAX MAP NO.: 17 |
| ELECT DIST: 2ND | CENSUS TRACT: 602100 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CONT # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/30/217 | |

BOHLER ENGINEERING
 CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

CORPORATE OFFICE: WYOMING, NJ
 OFFICES: SOUTHBRIDGE, MA; TOWSON, MD; ALBANY, N.Y.; CHAMPAIGN, IL; TAMPA, FL; PHILADELPHIA, PA; WASHINGTON, VA; PHILADELPHIA, PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|--|-----|
| 1 | 3/14/17 | ADD VENICE, GONCA & VICTORIA FALLS | RHW |
| 10 | 8-16-18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 236, 271, 273, 293, 345 AND 346 | RVE |
| 11 | 9/13/18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 236, 271, 273, 293, 345 AND 346 AND NEW HOUSE MODELS AND GRADING ON LOT 283 | RVE |
| 16 | 4-8-19 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 236, 273, 280 | RHW |
| 20 | 8-6-19 | REVISE ROAD TO ROAD FRONT, LOCATED ON LOT 274 | RHW |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE: CALL 1-811 (WV 1-800-245-4848) (PA 1-800-242-1778) (DC 1-800-221-7777) (VA 1-800-452-7001) (MD 1-800-221-7777) (DE 1-800-362-8500)

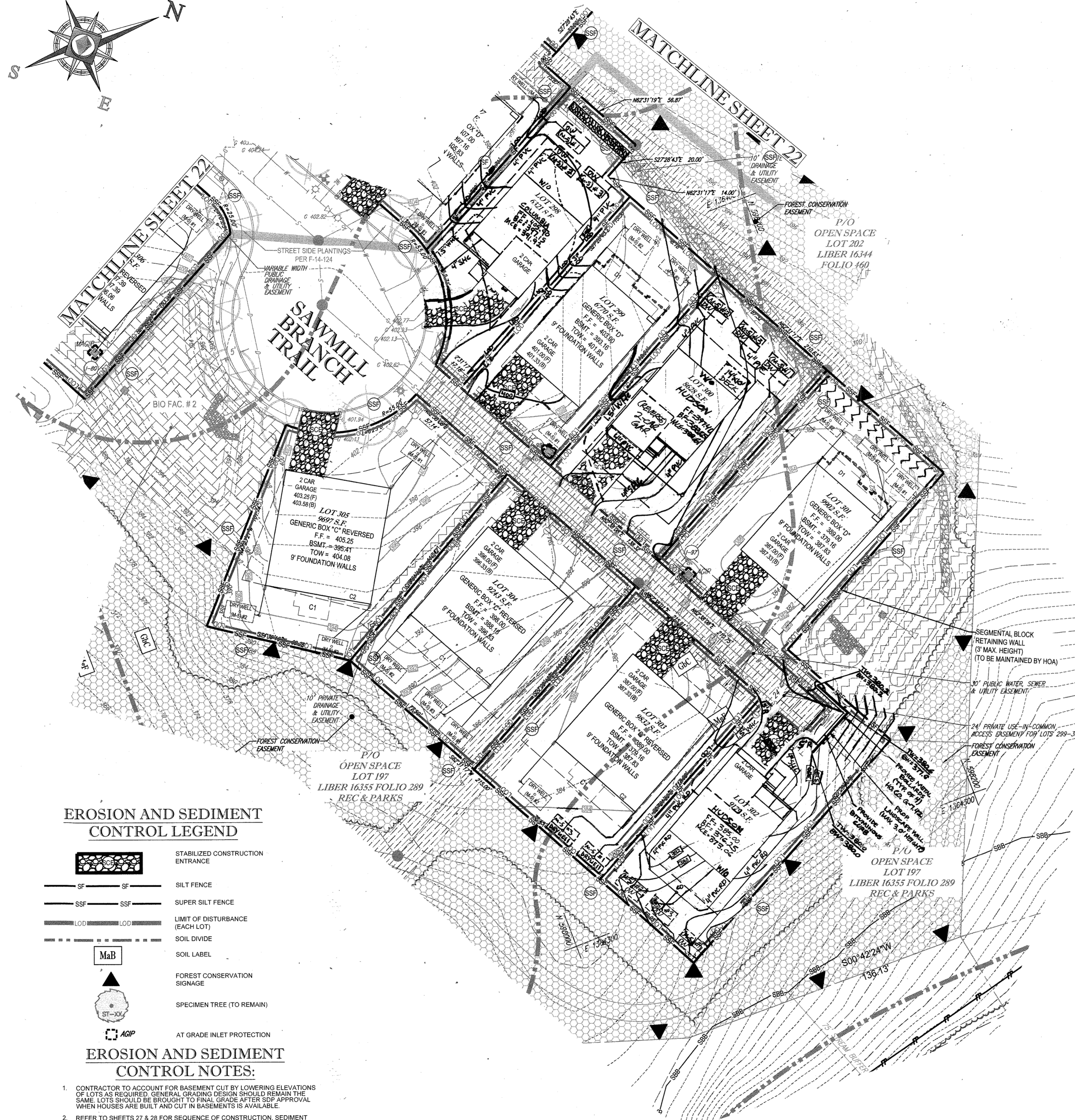
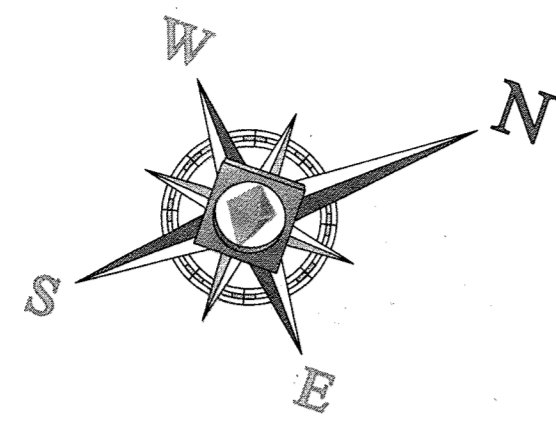
PROJECT No: MD152013
 DRAWN BY: JMA
 CHECKED BY: 12/28/16
 SCALE: 1" = 30'
 CAD/LD: SS1

ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

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 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808
 EXPIRES 7/30/217

EROSION AND SEDIMENT CONTROL PLAN
 SHEET NUMBER: 24 of 43



BENCHMARK NOTE:

THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLAN COORDINATE SYSTEM. HORIZONTAL AND VERTICAL CONTROL DATUM ARE BASED ON HOWARD COUNTY MONUMENT NOS. 17-F7 AND 17-FA WHICH WERE USED FOR THIS PROJECT.

HOWARD COUNTY MONUMENT NO. 17-F7 ELEV. = 493.399
 HOWARD COUNTY MONUMENT NO. 17-FA ELEV. = 476.721

EROSION AND SEDIMENT CONTROL QUANTITIES:

| TOTAL FOR ALL 136 LOTS | |
|---|--|
| LIMIT OF DISTURBANCE | 22.14 AC. |
| SILT FENCE | 13,845 LF |
| SUPER SILT FENCE | 18,535 LF |
| EARTHWORK | 80,000 CY CUT 86,000 CY FILL 0 CY EXPORT |
| EXCESS SOIL MATERIAL WILL BE STOCKPILED ON-SITE | |
| STABILIZED CONSTRUCTION ENTRANCE | 136 EA |

SPOIL MATERIAL SHALL BE DISCARDED AT A SITE WITH AN ACTIVE GRADING PERMIT AND APPROVED SEDIMENT CONTROL PLAN. BORROW MATERIAL SHALL BE OBTAINED FROM AN APPROVED SITE WITH AN ACTIVE GRADING PERMIT AND AN APPROVED SEDIMENT CONTROL PLAN.

EARTH QUANTITIES LISTED ABOVE ARE FOR SEDIMENT CONTROL USE ONLY. CONTRACTOR SHALL NOT RELY ON THESE FIGURES FOR ESTIMATING AND BIDDING PURPOSES.

A MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED. NO MORE THAN 30 ACRES, CUMULATIVELY, MAY BE DISTURBED AT ANY ONE TIME.

EROSION AND SEDIMENT CONTROL UTILITY INSTALLATION NOTES:

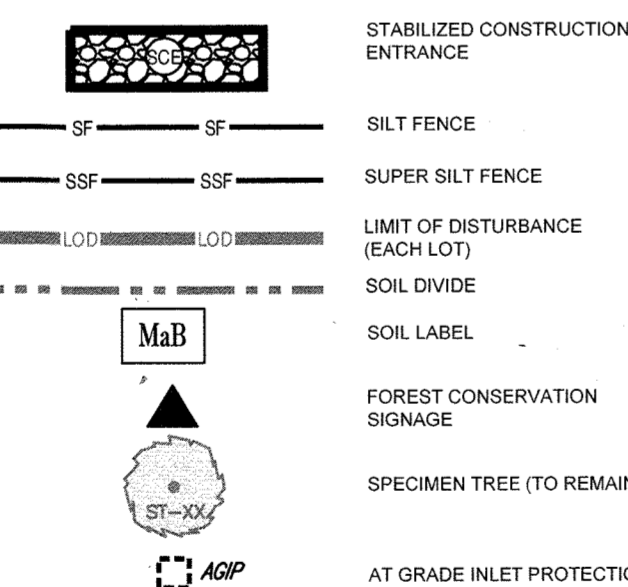
- CONTRACTOR SHALL OPEN ONLY THAT SECTION OF TRENCH THAT CAN BE BACKFILLED AND STABILIZED EACH DAY. IF TRENCH MUST REMAIN OPEN LONGER THAN ONE DAY, SILT FENCE SHALL BE PLACED BELOW (DOWNSLOPE OF) TRENCH.
- PLACE ALL EXCAVATED MATERIAL ON UPHILL SIDE OF TRENCH.
- ANY SEDIMENT CONTROLS DISTURBED BY UTILITY CONSTRUCTION ARE TO BE REPAIRED IMMEDIATELY.
- THE CONTRACTOR SHALL TAKE APPROPRIATE MEASURES TO PROTECT PEDESTRIANS AT ALL TIMES DURING UNDERGROUND UTILITY CONSTRUCTION.

NOTE: SEE SHEETS 40-41 FOR STORMWATER MANAGEMENT FACILITIES THAT WILL SERVE INDIVIDUAL LOTS.

NOTES:

- TEMPORARY SWM IS PROVIDED UNDER F-14-124.
- IF HOUSE CONSTRUCTION IS CONCURRENT WITH ROAD CONSTRUCTION, COORDINATE THE WORK ON THESE PLANS WITH F-14-124.
- NO STOCKPILE WILL BE PERMITTED ON LOTS BEING DEVELOPED UNDER THIS SITE DEVELOPMENT PLAN.
- SEEDING AND STABILIZATION IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR IN COMPLIANCE WITH THE STANDARD SEEDING AND STABILIZATION NOTES WHICHEVER IS MORE RESTRICTIVE.
- FOR SEQUENCE OF CONSTRUCTION FOR EACH LOT, SEE SHEET 28, EROSION AND SEDIMENT CONTROL NOTES & DETAILS.
- CONTRACTOR SHALL MAINTAIN PERIMETER SEDIMENT CONTROL AT ALL TIMES AND IN THE EVENT OF SEDIMENT/DEBRIS LEAVING A DISTURBED BUILDING SITE, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE FLUSHING/CLEANING OF STORM DRAIN SYSTEM OF SEDIMENT/DEBRIS AND AT THE REQUEST OF THE SEDIMENT CONTROL INSPECTOR.

EROSION AND SEDIMENT CONTROL LEGEND



EROSION AND SEDIMENT CONTROL NOTES:

- CONTRACTOR TO ACCOUNT FOR BASEMENT CUT BY LOWERING ELEVATIONS OF LOTS AS REQUIRED. GENERAL GRADING DESIGN SHOULD REMAIN THE SAME. LOTS SHOULD BE BROUGHT TO FINAL GRADE AFTER SDP APPROVAL WHEN HOUSES ARE BUILT AND CUT IN BASEMENTS IS AVAILABLE.
- REFER TO SHEETS 27 & 28 FOR SEQUENCE OF CONSTRUCTION, SEDIMENT CONTROL NOTES, AND SEDIMENT CONTROL DETAILS.
- ALL PROPOSED WORK OUTSIDE OF PERIMETER CONTROLS SHALL BE PERMANENTLY STABILIZED AT THE END OF EACH WORK DAY.
- PROPOSED SILT FENCE IS TO BE CHANGED TO SUPER SILT FENCE AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR.
- EITHER TEMPORARY OR PERMANENT SEEDING IS TO BE PERFORMED AT THE DIRECTION OF THE SEDIMENT CONTROL INSPECTOR OR AT THE TIME FRAMES REQUIRED BY THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, WHICHEVER IS MORE RESTRICTIVE.
- CONTRACTOR TO INSTALL STABILIZATION MATTING IN ALL SWALES AND ON ALL SLOPES 3:1 OR GREATER.
- SHOULD THE STOCKPILE EXCEED 15 FT. IN HEIGHT, IT MUST BE BENCHED.
- LOTS SHALL BE PERMANENTLY STABILIZED AS SOON AS REASONABLY POSSIBLE TO HELP PREVENT SEDIMENTATION TO SWM FACILITIES.

SOILS

| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
|--------|---|----------|--------|------------------|
| GbB | GLENNELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GbB | GLENNVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MAC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

NOTE:

SEE SHEET 43 OF 43 FOR ADDITIONAL INFORMATION ON SEDIMENT CONTROL AND TEMPORARY STORMWATER MANAGEMENT MEASURES FROM FINAL ROAD CONSTRUCTION PLANS (F-14-124).

| NO. | DATE | REVISION |
|-----|---------|---|
| 22 | 9-23-19 | REVISE PLANS TO REVISE HOUSE TYPE, GRADING AND DRIVEABLE ON LOTS 282 AND 310, REVISE GRADING ON LOTS 281, 283, 309 AND 311, AND TO EXTEND THE 24" PRIVATE SEWER BY 100' TO THE 24" PRIVATE SEWER MAIN ON LOT 281. |
| 19 | 7-2-19 | REVISE DRIVEABLES ON LOT 281, RIP RAP ON SWALE 15, HOUSE TYPE ON LOTS 282 AND 310, AND GRADING ON LOTS 281, 283, 309 AND 311. |

ESTATES AT PATAPSCO PARK

136 SINGLE FAMILY DETACHED UNITS

DEVELOPMENT PLANS (PHASE III)
 FOR
ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372,
 & 386 - 397
 PLAT NOS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

DEVELOPER'S CERTIFICATE

"I HAVE HEREBY CERTIFIED THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT."

Dan Snyder
 SIGNATURE OF DEVELOPER
 DAN SNYDER, PROJECT MANAGER
 DATE: 11/17

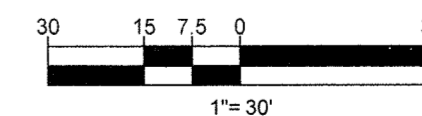
THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.

John Robinson
 SIGNATURE OF DEVELOPER
 JOHN ROBINSON, PROJECT MANAGER
 DATE: 2/14/17

ENGINEER'S CERTIFICATE

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

Brandon R. Rowe
 SIGNATURE OF ENGINEER
 BRANDON R. ROWE, P.E.
 DATE: 11/17



| | |
|--|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | |
| PLAT # OR L.F.: #23421 | GRID # 5.6, 11, 12 |
| ZONING: R-208 | TAX MAP NO.: 17 |
| ELECT. DISTR.: 2ND | CENSUS TRACT: 622100 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 F-16-051 WP-13-185 PG CASE NO. 403 F-14-124 | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PERMIT INFORMATION CHART | |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/30/21 | |

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kate Schuch
 CHIEF, DIVISION OF LAND DEVELOPMENT
 DATE: 2-14-17

William J. Miller
 CHIEF, DEVELOPMENT ENGINEERING DIVISION
 DATE: 2-24-17

William J. Miller
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING
 DATE: 2-24-17

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.

BOHLER ENGINEERING

CORPORATE OFFICE:
 WARREN, NJ

OFFICES:
 SOUTH BRIDGE, VA
 TOWSON, MD
 ALBANY, NY
 CHAMFERTON, PA
 CHERRY VALLEY, PA
 FORT LAUDERDALE, FL
 HUNTSVILLE, AL
 LITTLE ROCK, AR
 PORTLAND, ME
 RICHMOND, VA
 WASHINGTON, DC

CIVIL & CONSULTING ENGINEERS

SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|----------|---|-----|
| 1 | 3/14/17 | ADD VENICE, GENA & VICTORIA FALLS | RHV |
| 11 | 9/19/18 | REVISE THE HOUSE TYPE 281, 283, 309 AND 311 AND TO EXTEND THE 24" PRIVATE SEWER BY 100' TO THE 24" PRIVATE SEWER MAIN ON LOT 281. | RHV |
| 13 | 11/03/19 | REVISE HOUSE TYPE AND GRADING ON LOTS 282 AND 310, REVISE DRIVEABLE LOCATIONS ON LOT 303. | RHV |
| 18 | 5-23-19 | REVISE PLANS TO REVISE HOUSE TYPE, GRADING AND DRIVEABLE ON LOTS 282 AND 310, AND GRADING ON LOTS 281, 283, 309 AND 311. | RHV |

BOHLER ENGINEERING

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATES OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811

(WV 1-800-245-4848) (PA 1-800-242-1776) (DC 1-800-257-7777) (VA 1-800-952-7001) (MD 1-800-257-7777) (DE 1-800-283-8669)

PROJECT NO: MD152013

DRAWN BY: AVG

CHECKED BY: JMA

DATE: 12/28/16

SCALE: 1" = 30'

CAD ID: SS1

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE

PROFESSIONAL ENGINEER
 LICENSE NO. 40808
 EXPIRATION DATE: 7/30/21

EROSION AND SEDIMENT CONTROL PLAN

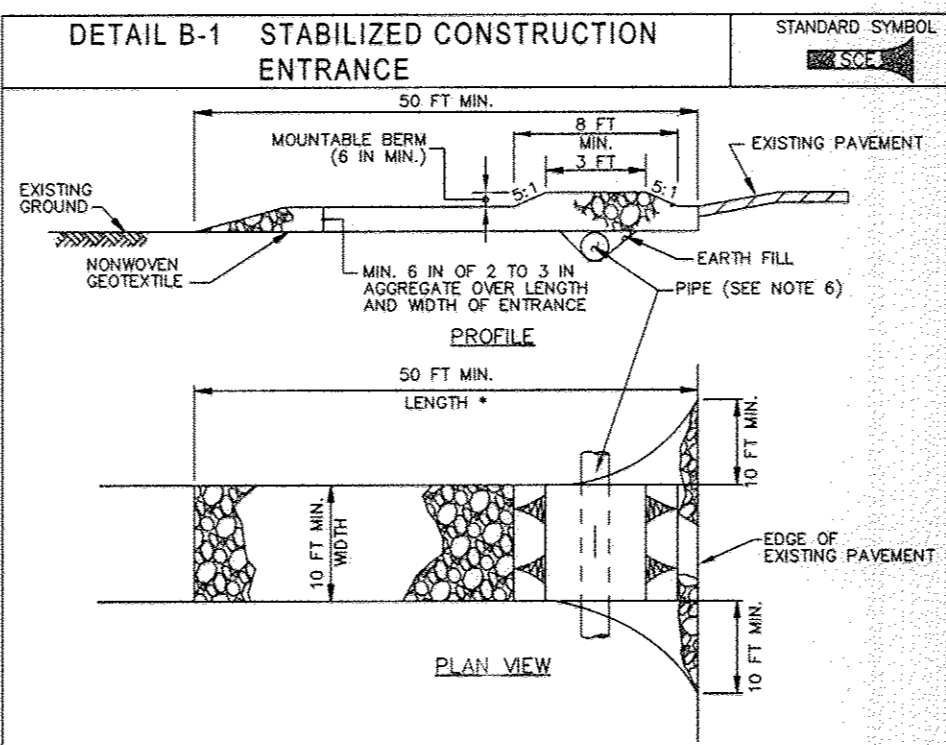
SHEET NUMBER:
26 of 43

SDP-17-009

**HOWARD SOIL CONSERVATION DISTRICT
STANDARD SEDIMENT CONTROL NOTES**

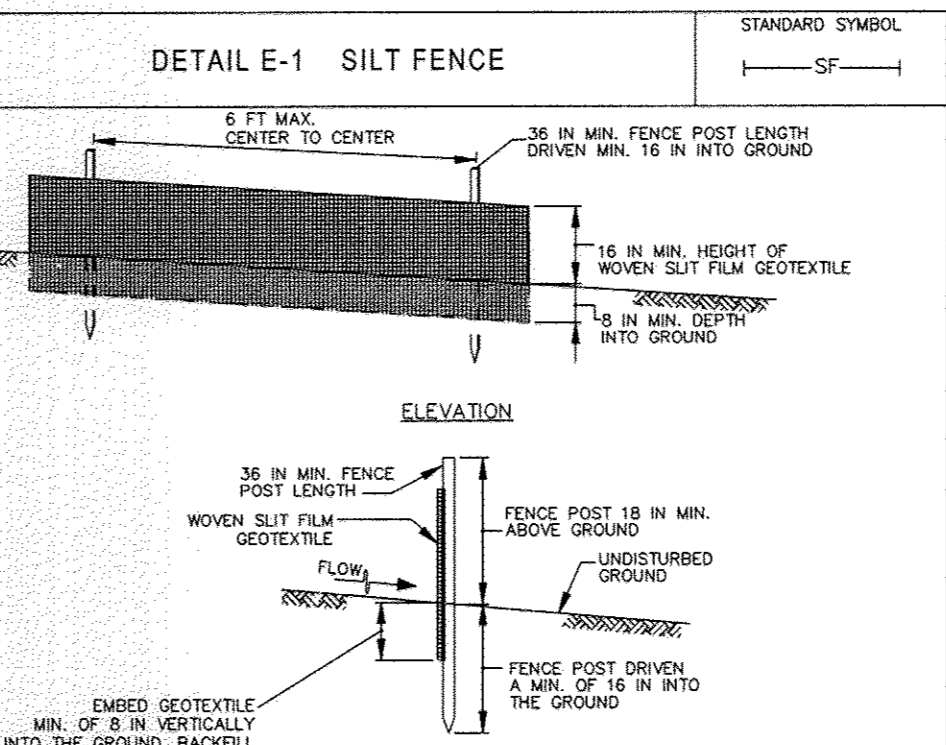
- A PRE-CONSTRUCTION MEETING MUST OCCUR WITH THE HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS, CONSTRUCTION INSPECTION DIVISION (CID), 410-313-1855 AFTER THE FUTURE LOT AND PROTECTED AREAS ARE MARKED CLEARLY IN THE FIELD. A MINIMUM OF 48 HOUR NOTICE TO CID MUST BE GIVEN AT THE FOLLOWING STAGES:
 - PRIOR TO THE START OF EARTH DISTURBANCE.
 - UPON COMPLETION OF THE INSTALLATION OF PERIMETER EROSION AND SEDIMENT CONTROLS, BUT BEFORE PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING.
 - PRIOR TO THE START OF ANOTHER PHASE OF CONSTRUCTION OR OPENING OF ANOTHER GRADING UNIT.
 - PRIOR TO THE REMOVAL OR MODIFICATION OF SEDIMENT CONTROL PRACTICES, OTHER BUILDING OR GRADING INSPECTION APPROVALS MAY NOT BE AUTHORIZED UNTIL THIS INITIAL APPROVAL BY THE INSPECTION AGENCY IS MADE. OTHER RELATED STATE AND FEDERAL PERMITS SHALL BE REFERENCED, TO ENSURE COORDINATION AND TO AVOID CONFLICTS WITH THIS PLAN.
- ALL VEGETATIVE AND STRUCTURAL PRACTICES ARE TO BE INSTALLED ACCORDING TO THE PROVISIONS OF THIS PLAN AND ARE TO BE IN CONFORMANCE WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, AND REVISIONS THERETO.
- FOLLOWING INITIAL SOIL DISTURBANCE OR RE-DISTURBANCE, PERMANENT OR TEMPORARY STABILIZATION IS REQUIRED WITHIN THREE (3) CALENDAR DAYS AS TO THE SURFACE OF ALL PERIMETER CONTROLS, DIKES, SWALES, DITCHES, PERIMETER SLOPES, AND ALL SLOPES STEEPER THAN 3 HORIZONTAL TO 1 VERTICAL (3:1), AND SEVEN (7) CALENDAR DAYS AS TO ALL OTHER DISTURBED AREAS ON THE PROJECT SITE EXCEPT FOR THOSE AREAS UNDER ACTIVE GRADING.
- ALL DISTURBED AREAS MUST BE STABILIZED WITHIN THE TIME PERIOD SPECIFIED ABOVE IN ACCORDANCE WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR TOPSOIL (SEC. B-4-2), PERMANENT SEEDING (SEC. B-4-5), TEMPORARY SEEDING (SEC. B-4-4) AND MULCHING (SEC. B-4-3). TEMPORARY STABILIZATION WITH MULCH ALONE CAN ONLY BE APPLIED BETWEEN THE FALL AND SPRING SEEDING DATES IF THE GROUND IS FROZEN. INCREMENTAL STABILIZATION (SEC. B-4-1) SPECIFICATIONS SHALL BE ENFORCED IN AREAS WITH >15 OF CUT AND/OR FILL. STOCKPILES (SEC. B-4-6) IN EXCESS OF 20 FT. MUST BE BENCHED WITH STABLE OUTLET. ALL CONCENTRATED FLOW, STEEP SLOPE, AND HIGHLY ERODIBLE AREAS SHALL RECEIVE SOIL STABILIZATION MATING (SEC. B-4-8).
- 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 CID.
- SITE ANALYSIS:

| | |
|-------------------------------------|---|
| TOTAL AREA OF SITE: | 25.15 ACRES |
| AREA TO BE ROOFED OR PAVED: | 25.14 ACRES |
| AREA TO BE VEGETATIVELY STABILIZED: | 15.29 ACRES |
| TOTAL CUT: | 80,000 CU. YDS. (INCLUDES GRADING FOR 136 LOTS) |
| TOTAL FILL: | 86,000 CU. YDS. (INCLUDES GRADING FOR 136 LOTS) |
| OFFSITE WASTE/BORROW AREA LOCATION: | N/A |
- ANY SEDIMENT CONTROL PRACTICE WHICH IS DISTURBED BY GRADING ACTIVITY FOR PLACEMENT OF UTILITIES MUST BE REPAIRED ON THE SAME DAY OF DISTURBANCE.
- ADDITIONAL SEDIMENT CONTROL MUST BE PROVIDED, IF DEEMED NECESSARY BY THE CID. THE SITE AND ALL CONTROLS SHALL BE INSPECTED BY THE CONTRACTOR WEEKLY, AND THE NEXT DAY AFTER EACH RAIN EVENT. A WRITTEN REPORT BY THE CONTRACTOR, MADE AVAILABLE UPON REQUEST, IS PART OF EVERY INSPECTION AND SHOULD INCLUDE:
 - INSPECTION DATE
 - INSPECTION TYPE (ROUTINE, PRE-STORM EVENT, DURING RAIN EVENT)
 - NAME AND TITLE OF INSPECTOR
 - WEATHER INFORMATION (CURRENT CONDITIONS AS WELL AS TIME AND AMOUNT OF LAST RECORDED PRECIPITATION)
 - BRIEF DESCRIPTION OF PROJECT'S STATUS (E.G., PERCENT COMPLETE) AND/OR CURRENT ACTIVITIES
 - EVIDENCE OF SEDIMENT DISCHARGES
 - IDENTIFICATION OF PLAN DEFICIENCIES
 - IDENTIFICATION OF SEDIMENT CONTROLS THAT REQUIRE MAINTENANCE
 - IDENTIFICATION OF MISSING OR IMPROPERLY INSTALLED SEDIMENT CONTROLS
 - COMPLIANCE STATUS REGARDING THE SEQUENCE OF CONSTRUCTION AND STABILIZATION REQUIREMENTS
 - PHOTOGRAPHS
 - MONITORING/SAMPLING
 - MAINTENANCE AND/OR CORRECTIVE ACTION PERFORMED
 - OTHER INSPECTION ITEMS AS REQUIRED BY THE GENERAL PERMIT FOR STORMWATER ASSOCIATED WITH CONSTRUCTION ACTIVITIES (NPDES, MDE).
- TRENCHES FOR THE CONSTRUCTION OF UTILITIES IS LIMITED TO THREE PIPE LENGTHS OR THAT WHICH CAN AND SHALL BE BACK-FILLED AND STABILIZED BY THE END OF EACH WORKDAY, WHICHEVER IS SHORTER.
- ANY MAJOR CHANGES OR REVISIONS TO THE PLAN OR SEQUENCE OF CONSTRUCTION MUST BE REVIEWED AND APPROVED BY THE HSCD PRIOR TO PROCEEDING WITH CONSTRUCTION. MINOR REVISIONS MAY ALLOWED BY THE CID PER THE LIST OF HSCD-APPROVED FIELD CHANGES.
- DISTURBANCE SHALL NOT OCCUR OUTSIDE THE L.O.D. A PROJECT IS TO BE SEQUENCED SO THAT GRADING ACTIVITIES BEGIN ON ONE GRADING UNIT (MAXIMUM ACREAGE OF 20 AC. PER GRADING UNIT) AT A TIME. WORK MAY PROCEED TO A SUBSEQUENT GRADING UNIT WHEN AT LEAST 50 PERCENT OF THE DISTURBED AREA IN THE PRECEDING GRADING UNIT HAS BEEN STABILIZED AND APPROVED BY THE HSCD, UNLESS OTHERWISE SPECIFIED AND APPROVED BY THE HSCD, NO MORE THAN 30 ACRES CUMULATIVELY MAY BE DISTURBED AT A GIVEN TIME.
- WASH WATER FROM ANY EQUIPMENT, VEHICLES, WHEELS, PAVEMENT, AND OTHER SOURCES MUST BE TREATED IN A SEDIMENT BASIN OR OTHER APPROVED WASHOUT STRUCTURE.
- TOPSOIL SHALL BE STOCKPILED AND PRESERVED ON-SITE FOR REDISTRIBUTION ONTO FINAL GRADE.
- ALL SILT FENCE AND SUPER SILT FENCE SHALL BE PLACED ON-THE-CONTOUR, AND BE IMBERICATED AT 25' MINIMUM INTERVALS, WITH LOWER ENDS CURLED UPHILL BY 2' IN ELEVATION.
- STREAM CHANNELS MUST NOT BE DISTURBED DURING THE FOLLOWING RESTRICTED TIME PERIODS (INCLUSIVE):
 - USE I AND II: MARCH 1 - JUNE 15
 - USE III AND III-P: OCTOBER 1 - APRIL 30
 - USE IV: MARCH 1 - MAY 31
- A COPY OF THIS PLAN, THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT AND ASSOCIATED PERMITS SHALL BE ON-SITE AND AVAILABLE WHEN THE SITE IS ACTIVE.



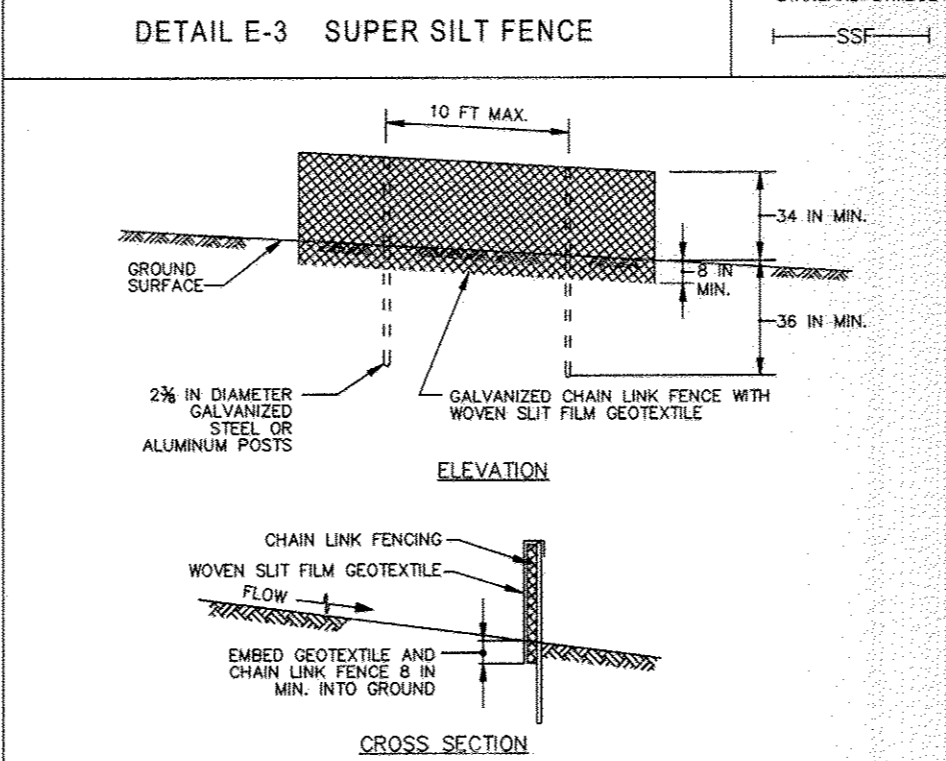
CONSTRUCTION SPECIFICATIONS

- PLACE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH THE APPROVED PLAN. VEHICLES MUST TRAVEL OVER THE ENTIRE LENGTH OF THE SCE. USE MINIMUM LENGTH OF 50 FEET (45 FEET FOR SINGLE RESIDENCE LOT). USE MINIMUM WIDTH OF 10 FEET. FLARE SIDE 10 FEET MINIMUM AT THE EXISTING ROAD TO PROVIDE A TURNING RADIUS.
- PIPE ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARD THE SCE UNDER THE ENTRANCE. MAINTAIN POSITIVE DRAINAGE. PROTECT PIPE INSTALLED THROUGH THE SCE WITH A MOUNTABLE BERM WITH 5:1 SLOPES AND A MINIMUM OF 12 INCHES OF STONE OVER THE PIPE. PROVIDE PIPE AS SPECIFIED ON APPROVED PLAN. WHEN THE SCE IS LOCATED AT A HIGH SPOT AND HAS NO DRAINAGE TO CONVEY, A PIPE IS NOT NECESSARY. A MOUNTABLE BERM IS REQUIRED WHEN SCE IS NOT LOCATED AT A HIGH SPOT.
- PREPARE SUBGRADE AND PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
- PLACE CRUSHED AGGREGATE (2 TO 3 INCHES IN SIZE) OR EQUIVALENT RECYCLED CONCRETE (WITHOUT REBAR) AT LEAST 6 INCHES DEEP OVER THE LENGTH AND WIDTH OF THE SCE.
- MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT. ADD STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAN SURFACE. MOUNTABLE BERM, AND SPECIFIED DIMENSIONS, IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPOILED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY WADING, SCRAPING, AND/OR SLEEPING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTED TO AN APPROVED SEDIMENT CONTROL PRACTICE.



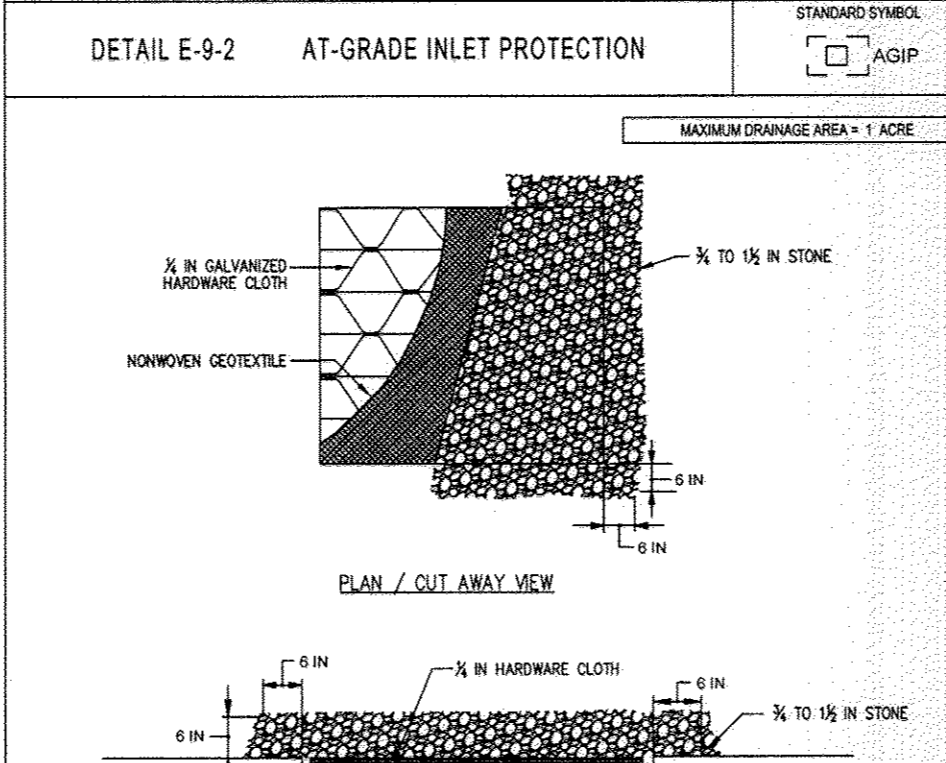
CONSTRUCTION SPECIFICATIONS

- USE WOOD POSTS 1 1/2 x 1 1/2 x 1/4 INCH (MINIMUM) SQUARE CUT OF SOUND QUALITY HARDWOOD, AS AN ALTERNATIVE TO WOODEN POST USE STANDARD "T" OR "U" SECTION STEEL POSTS WEIGHING NOT LESS THAN 1 POUND PER LINEAR FOOT.
- USE 36 INCH MINIMUM POSTS DRIVEN 16 INCH MINIMUM INTO GROUND NO MORE THAN 6 FEET APART.
- USE WOVEN SILT FILM GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS AND FASTEN GEOTEXTILE SECURELY TO UPSLOPE SIDE OF FENCE POSTS WITH WIRE TIES OR STAPLES AT TOP AND MID-SECTION.
- PROVIDE MANUFACTURER CERTIFICATION TO THE AUTHORIZED REPRESENTATIVE OF THE INSPECTOR/ENFORCEMENT AUTHORITY SHOWING THAT THE GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
- EMBED GEOTEXTILE A MINIMUM OF 8 INCHES VERTICALLY INTO THE GROUND, BACKFILL AND COMPACT THE SOIL ON BOTH SIDES OF FABRIC.
- WHERE TWO SECTIONS OF GEOTEXTILE ADJOIN, OVERLAP, TWIST, AND STAPLE TO POST IN ACCORDANCE WITH THIS DETAIL.
- EXTEND BOTH ENDS OF THE SILT FENCE A MINIMUM OF FIVE HORIZONTAL FEET UPSLOPE AT 45 DEGREES TO THE MAIN FENCE ALIGNMENT TO PREVENT RUNOFF FROM GOING AROUND THE ENDS OF THE SILT FENCE.
- REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN SILT FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN, IF UNDERMINING OCCURS, REINSTALL FENCE.



CONSTRUCTION SPECIFICATIONS

- INSTALL 2 1/2 INCH DIAMETER GALVANIZED STEEL POSTS OF 0.095 INCH WALL THICKNESS AND SIX FOOT LENGTH SPACED NO FURTHER THAN 10 FEET APART. DRIVE THE POSTS A MINIMUM OF 36 INCHES INTO THE GROUND.
- FASTEN 8 GAUGE OR HEAVIER GALVANIZED CHAIN LINK FENCE (3/4 INCH MAXIMUM OPENING) 42 INCHES IN HEIGHT SECURELY TO THE FENCE POSTS WITH WIRE TIES OR HULL RINGS.
- FASTEN WOVEN SILT FILM GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS SECURELY TO THE UPSLOPE SIDE OF CHAIN LINK FENCE WITH TIES SPACED EVERY 24 INCHES AT THE TOP AND MID SECTION. EMBED GEOTEXTILE AND CHAIN LINK FENCE A MINIMUM OF 8 INCHES INTO THE GROUND.
- WHERE ENDS OF THE GEOTEXTILE COME TOGETHER, THE ENDS SHALL BE OVERLAPPED BY 6 INCHES, FOLDED, AND STAPLED TO PREVENT SEDIMENT BY PASS.
- EXTEND BOTH ENDS OF THE SUPER SILT FENCE A MINIMUM OF FIVE HORIZONTAL FEET UPSLOPE AT 45 DEGREES TO THE MAIN FENCE ALIGNMENT TO PREVENT RUNOFF FROM GOING AROUND THE ENDS OF THE SILT FENCE.
- PROVIDE MANUFACTURER CERTIFICATION TO THE INSPECTOR/ENFORCEMENT AUTHORITY SHOWING THAT GEOTEXTILE USED MEETS THE REQUIREMENTS IN SECTION H-1 MATERIALS.
- REMOVE ACCUMULATED SEDIMENT AND DEBRIS WHEN BULGES DEVELOP IN FENCE OR WHEN SEDIMENT REACHES 25% OF FENCE HEIGHT. REPLACE GEOTEXTILE IF TORN, IF UNDERMINING OCCURS, REINSTALL CHAIN LINK FENCING AND GEOTEXTILE.



NOTE:
TEMPORARY SWM IS PROVIDED UNDER F-14-124.

CONSTRUCTION SPECIFICATIONS

- USE NONWOVEN GEOTEXTILE AS SPECIFIED IN SECTION H-1 MATERIALS.
- LIFT GRATE AND WRAP WITH NONWOVEN GEOTEXTILE TO COMPLETELY COVER ALL OPENINGS. SECURE WITH WIRE TIES AND SET GRATE BACK IN PLACE.
- PLACE CLEAN 1/2 TO 1/4 INCH STONE OR EQUIVALENT RECYCLED CONCRETE 6 INCHES THICK ON THE GRATE.
- STORM DRAIN INLET PROTECTION REQUIRES PERMANENT MAINTENANCE. REMOVE ACCUMULATED SEDIMENT AFTER EACH RAIN EVENT TO MAINTAIN FUNCTION AND AVOID PREVENTIVE CLOSING. IF INLET PROTECTION DOES NOT COMPLETELY CLEAN WITHIN 24 HOURS AFTER A STORM EVENT, IT IS CLOSURED. WHEN THIS OCCURS, REMOVE ACCUMULATED SEDIMENT AND CLEAN, OR REPLACE GEOTEXTILE AND STONE.

| | | |
|--|------|---|
| U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE | 2011 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION |
|--|------|---|

| | | |
|---|------|---|
| MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL | 2011 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION |
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|--|------|---|
| U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE | 2011 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION |
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| U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE | 2011 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION |
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| U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE | 2011 | MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION |
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B-4-7 STANDARDS AND SPECIFICATIONS FOR HEAVY USE AREA PROTECTION

DEFINITION
THE STABILIZATION OF AREAS FREQUENTLY AND INTENSIVELY USED BY SURFACING WITH SUITABLE MATERIALS (E.G., MULCH AND AGGREGATE).

PURPOSE
TO PROVIDE A STABLE, NON-ERODING SURFACE FOR AREAS FREQUENTLY USED AND TO IMPROVE THE WATER QUALITY FROM THE RUNOFF OF THESE AREAS.

CONDITIONS WHERE PRACTICE APPLIES
THIS PRACTICE APPLIES TO INTENSIVELY USED AREAS (E.G., EQUIPMENT AND MATERIAL STORAGE, STAGING AREAS, HEAVILY USED TRAVEL LANES).

CRITERIA

- A MINIMUM 4-INCH BASE COURSE OF CRUSHED STONE OR OTHER SUITABLE MATERIALS INCLUDING WOOD CHIPS OVER NONWOVEN GEOTEXTILE SHALL BE PROVIDED AS SPECIFIED IN SECTION H-1 MATERIALS.
- SELECT THE STABILIZING MATERIAL BASED ON THE INTENDED USE, DESIRED MAINTENANCE FREQUENCY AND RUNOFF CONTROL.
- THE TRANSPORT OF SEDIMENTS, NUTRIENTS, OILS, CHEMICALS, PARTICULATE MATTER ASSOCIATED WITH VEHICULAR TRAFFIC AND EQUIPMENT, AND MATERIAL STORAGE NEEDS TO BE CONSIDERED IN THE SELECTION OF MATERIAL. ADDITIONAL CONTROL MEASURES MAY BE NECESSARY TO CONTROL SOME OF THESE POTENTIAL POLLUTANTS.
- SURFACE EROSION CAN BE A PROBLEM ON LARGE HEAVY USE AREAS. IN THESE SITUATIONS, MEASURES TO REDUCE THE FLOW LENGTH OF RUNOFF OR EROSION VELOCITIES MUST BE CONSIDERED.

MAINTENANCE
THE HEAVY USE AREAS MUST BE MAINTAINED IN A CONDITION THAT MINIMIZES EROSION. THIS MAY REQUIRE ADDING SUITABLE MATERIAL, AS SPECIFIED ON THE APPROVED PLANS, TO MAINTAIN A CLEAN SURFACE.

B-4-8 STANDARDS AND SPECIFICATIONS FOR STOCKPILE AREA

DEFINITION
A MOUND OR PILE OF SOIL PROTECTED BY APPROPRIATELY DESIGNED EROSION AND SEDIMENT CONTROL MEASURES.

PURPOSE
TO PROVIDE A DESIGNATED LOCATION FOR THE TEMPORARY STORAGE OF SOIL THAT CONTROLS THE POTENTIAL FOR EROSION, SEDIMENTATION, AND CHANGES TO DRAINAGE PATTERNS.

CONDITIONS WHERE PRACTICE APPLIES
STOCKPILE AREAS ARE UTILIZED WHEN IT IS NECESSARY TO SALVAGE AND STORE SOIL FOR LATER USE.

CRITERIA

- THE STOCKPILE LOCATION AND ALL RELATED SEDIMENT CONTROL PRACTICES MUST BE CLEARLY INDICATED ON THE EROSION AND SEDIMENT CONTROL PLAN.
- THE FOOTPRINT OF THE STOCKPILE MUST BE SIZED TO ACCOMMODATE THE ANTICIPATED VOLUME OF MATERIAL AND BASED ON A SIDE SLOPE RATIO NO STEEPER THAN 2:1. BENCHING MUST BE PROVIDED IN ACCORDANCE WITH SECTION B-3 LAND GRADING.
- RUNOFF FROM THE STOCKPILE AREA MUST DRAIN TO A SUITABLE SEDIMENT CONTROL PRACTICE.
- ACCESS THE STOCKPILE AREA FROM THE UPGRADE SIDE.
- CLEAR WATER RUNOFF FROM THE STOCKPILE AREA MUST BE MINIMIZED BY USE OF A DIVERSION DEVICE SUCH AS AN EARTH DIKE, TEMPORARY SWALE OR DIVERSION FENCE. PROVISIONS MUST BE MADE FOR DISCHARGING CONCENTRATED FLOW IN A NON-EROSIVE MANNER.
- WHERE RUNOFF CONCENTRATES ALONG THE TOE OF THE STOCKPILE FILL, AN APPROPRIATE EROSION/SEDIMENT CONTROL PRACTICE MUST BE USED TO INTERCEPT THE DISCHARGE.
- STOCKPILES MUST BE STABILIZED IN ACCORDANCE WITH THE 37 DAY STABILIZATION REQUIREMENT AS WELL AS STANDARD B-4-1 INCREMENTAL STABILIZATION AND STANDARD B-4-4 TEMPORARY STABILIZATION.
- IF THE STOCKPILE IS LOCATED ON AN IMPERVIOUS SURFACE, A LINER SHOULD BE PROVIDED BELOW THE STOCKPILE TO FACILITATE CLEANUP. STOCKPILES CONTAINING CONTAMINATED MATERIAL MUST BE COVERED WITH IMPERMEABLE SHEETING.

MAINTENANCE
THE STOCKPILE AREA MUST CONTINUOUSLY MEET THE REQUIREMENTS FOR ADEQUATE VEGETATIVE ESTABLISHMENT IN THE EROSION AND SEDIMENT CONTROL PLAN. ANY PERSON PREPARING OR DISTURBS THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL 811 (WV 1-800-245-4848) (PA 1-800-242-1779) (DC 1-800-227-7777) (VA 1-800-655-7001) (MD 1-800-257-7771) (DE 1-800-358-2859).

SEQUENCE OF CONSTRUCTION

- NOTIFY HOWARD COUNTY'S SEDIMENT CONTROL INSPECTOR AT 410-313-1855 AT LEAST 48 HOURS PRIOR TO THE START OF CONSTRUCTION (1 DAY).
 - APPLY FOR A GRADING PERMIT AND SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR. OBTAIN GRADING PERMIT FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR AT THE MEETING. (1 DAY)
 - THE CONTRACTOR SHALL REFER TO FINAL ROAD CONSTRUCTION PLANS (F-14-124) FOR EXISTING SEDIMENT CONTROL THAT WERE INSTALLED UNDER THAT PERMIT. THE CONTRACTOR SHALL MAINTAIN ALL EXISTING SEDIMENT CONTROL MEASURES INSTALLED UNDER F-14-124, UNTIL SUCH TIME THAT THE PROPOSED SEDIMENT CONTROL MEASURES FOR THIS SITE DEVELOPMENT PLAN ARE TO BE INSTALLED. THE CONTRACTOR SHALL REQUEST THE SEDIMENT CONTROL INSPECTOR'S AUTHORIZATION PRIOR TO THE REMOVAL OF SEDIMENT CONTROL MEASURES INSTALLED UNDER F-14-124, INCLUDING SEDIMENT TRAPS.
 - FOR EACH LOT UNDER GOING CONSTRUCTION, INSTALL THE STABILIZED CONSTRUCTION ENTRANCE, SILT FENCE AND SUPER SILT FENCE. UPGRADE OR INSTALL ADDITIONAL SEDIMENT CONTROL MEASURES AS DIRECTED BY THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR. (1 DAY)
- NOTE: MAXIMUM OF 20 ACRES OF ACTIVE DISTURBANCE AREA WITH AN ADDITIONAL 10 ACRES OF RECENTLY STABILIZED OR TRANSITIONAL AREA IS PERMITTED. NO MORE THAN 30 ACRES CUMULATIVELY MAY BE DISTURBED AT ANY GIVEN TIME. THIS MUST CONSIDER SUMMING THE LIMIT OF DISTURBANCE FOR ANY ONE (1) LOT DURING CONSTRUCTION SO THAT THE TOTAL LOTS UNDER CONSTRUCTION DOES NOT EXCEED 20 ACRES.**
- EXCAVATE AND GRADE THE SITE FOR HOUSE CONSTRUCTION. PROVIDE DUST CONTROL AS NECESSARY. (2 DAYS)
 - CONSTRUCT FOUNDATION, INSTALL UTILITY CONNECTIONS, BUILD THE HOUSE AND INSTALL THE DRYWELLS. (3-4 MONTHS)
 - NOTE: ONCE THE ROOF GUTTER AND DOWNSPOUTS ARE INSTALLED, PIPE THEM TO THE DRYWELLS. A REGULAR IMPERVIOUS, (NON-POROUS) DRIVEWAY MAY BE INSTALLED AT ANY TIME DURING HOUSE CONSTRUCTION.
 - AS EACH HOUSE NEARS COMPLETION, FINE GRADE THE LOT, INSTALL PLANT MATERIALS AND STABILIZE ALL BARE DIRT AREA WITH PERMANENT SEEDING OR WITH SOG.
 - ONCE THE AREA DRAINING TO THE SEDIMENT CONTROL MEASURES HAVE BEEN STABILIZED, OBTAIN PERMISSION FROM THE HOWARD COUNTY SEDIMENT CONTROL INSPECTOR TO REMOVE THE SEDIMENT CONTROL ITEMS. (1/2 DAY)
 - OBTAIN INSPECTION FOR RELEASE OF SURETY (FOR GRADING AND LANDSCAPING). (1/2 DAY)
 - OBTAIN USE AND OCCUPANCY PERMIT FOR SETTLEMENT.

APPROVED: DEPARTMENT OF PLANNING AND ZONING

CHIEF, DIVISION OF LAND DEVELOPMENT DATE: 2-16-17

CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE: 2-14-17

DIRECTOR, DEPARTMENT OF PLANNING AND ZONING DATE: 2-27-17

GENERAL NOTE:
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORKSHEET PRIOR TO THE START OF CONSTRUCTION. SHOULD THE CONTRACTOR DISCOVER A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND FULL COMPLIANCE WITH ALL REGULATIONS AND CODES.

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

SIGNATURE OF ENGINEER: BRANDON R. SNYDER, P.E. DATE: 1/22/17

DEVELOPER'S CERTIFICATE
I/WE HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.

SIGNATURE OF DEVELOPER: DAN SNYDER, PROJECT MANAGER DATE: 1/22/17

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

HOWARD SCD DATE: 1/22/17

OWNER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-8509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC
24012 FREDERICK ROAD
CLARKSBURG, MD 20861
CONTACT: MR. DAN SNYDER
PHONE: (301) 674-8509

PERMIT INFORMATION CHART

| | | |
|--|---|---|
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA | LOT/PARCEL NO.: 246-372-86-367 |
| PLAT # OR L.P.: #23421 | GRID # 5.6, 11, 12 | ZONING: R-20 B RED |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 PS CASE NO. 403 F-14-124 | PLATS 23421 TO 23436 F-16-051 PLATS 23506 - 23609 SDP-16-050 SDP-17-009 | TAX MAP NO.: 17 ELECT. DISTR.: 2ND CONSTR. TRACT.: 602100 |

PROFESSIONAL CERTIFICATION
I, BRANDON R. SNYDER, 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. 42008. EXPIRATION DATE: 7/31/21

BOHLER ENGINEERING

CORPORATE OFFICE:
WARREN, NJ

OFFICES:
BOSTON, MA
ALBANY, NY
ROCKFORD, IL
STERLING, VA
CENTER VALLEY, PA
FORT LAUDERDALE, FL
PHILADELPHIA, PA

CIVIL & CONSULTING ENGINEERS
SURVEYORS
PROJECT MANAGERS
ENVIRONMENTAL CONSULTANTS
LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
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BOHLER ENGINEERING

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EDUCATORS, ENGINEERS, OR ANY PERSON PREPARING OR DISTURBS THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL 811 (WV 1-800-245-4848) (PA 1-800-242-1779) (DC 1-800-227-7777) (VA 1-800-655-7001) (MD 1-800-257-7771) (DE 1-800-358-2859).

PROJECT: **SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK**

SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
PLAT NOS. 23596 - 23609

LOCATION OF SITE:
ROGERS AVENUE
HOWARD COUNTY

BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
TOWSON, MARYLAND 21284
Phone: (410) 821-7900
Fax: (410) 821-7987
www.BohlerEngineering.com

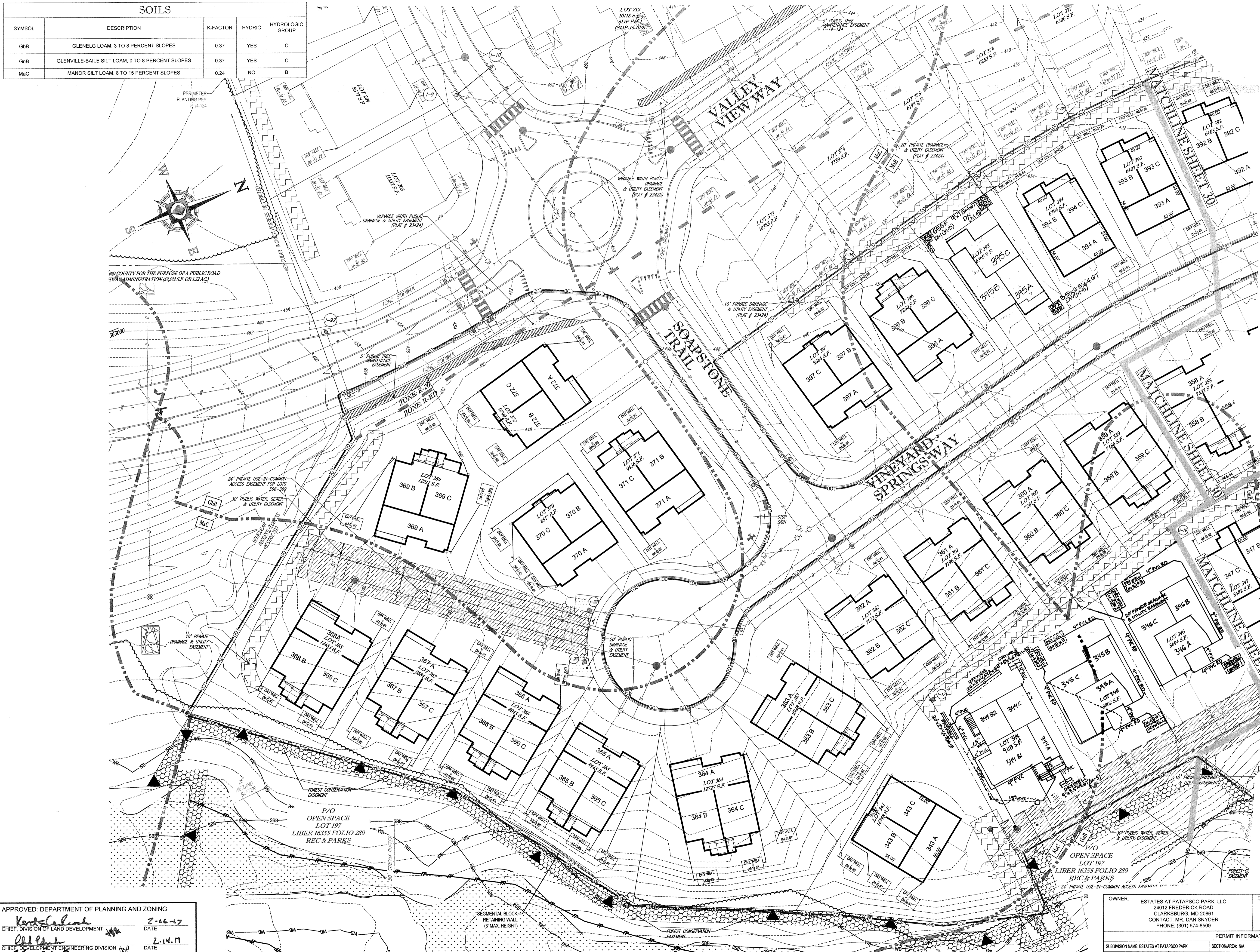
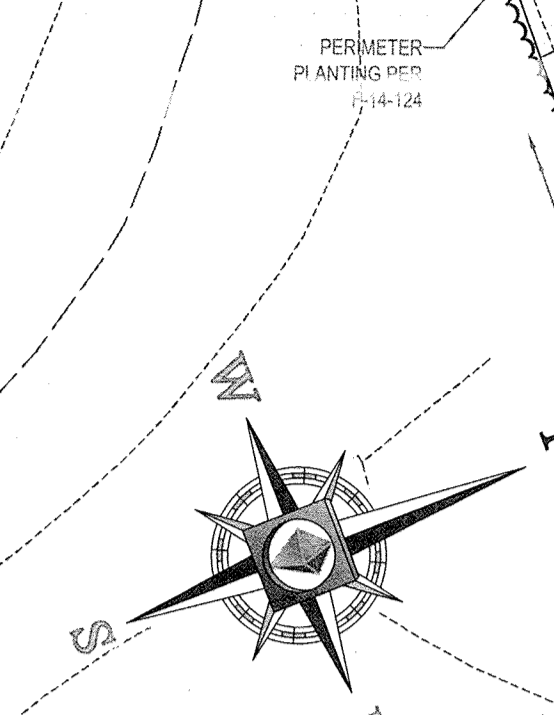
B.R. ROWE

PROFESSIONAL ENGINEER
LICENSE NO. 42008
EXPIRATION DATE: 7/31/21

SHEET TITLE: **SEDIMENT CONTROL NOTES & DETAILS**

SHEET NUMBER: **28 of 43**

| SOILS | | | | |
|--------|--|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| Gbb | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Gnb | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Mac | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |



LEGEND

- IMPERVIOUS AREA
- PERVIOUS AREA
- DRAINAGE AREA DIVIDE
- DRAINAGE AREA LABEL
- SOIL DIVIDE
- MaB SOIL LABEL

SITE AREA (LOD) = 25.14 AC.
 TARGET Pe = 1.80%
 % IMPERVIOUS = 37.2% AVG.
 PROVIDED ESDV = 83,980 CU. FT.
 PROVIDED ESDV = 85,360 CU. FT.

NOTE:
 SWM FOR DRIVEWAYS FOR LOTS 249-252, 318-321, 338-342, 349-372, AND 386-397 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 189. SWM FOR DRIVEWAYS FOR LOTS 253-290 AND 313-317 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #2 ON LOT 188. SWM FOR DRIVEWAYS FOR LOTS 322-337 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 200. SWM FOR DRIVEWAYS FOR LOTS 291-297 AND 305-312 WILL BE PROVIDED BY BIoretention FACILITY #2 ON LOT 201. SWM FOR DRIVEWAYS FOR LOTS 298-304 WILL BE PROVIDED BY MICROBIOTENTATION FACILITY #2 ON LOT 202. THESE FACILITIES WERE BUILT UNDER F-14-124.

BOHLER ENGINEERING

CORPORATE OFFICE:
 WARRINGTON, VA

SURVEYORS
 CIVIL & CONSULTING ENGINEERS

PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

OFFICES:
 BOWNE, MD
 TOWSON, MD
 WASHINGTON, VA
 FORT LAUDERDALE, FL
 CHARLOTTE, NC
 FARMINGTON, CT
 WASHINGTON, DC

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|---------|---|-----|
| 5 | 11/9/18 | REVISE HOUSE TYPES AND GRADING LOTS 343, 352, 342, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400 | |
| 9 | 6/12/18 | REVISE HOUSE TYPES AND GRADING ON LOTS 265, 267, 268, 324 AND 341 | RVE |
| 10 | 8-16-18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 210, 211, 213, 215, 345 AND 346 | RVE |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL - 811

MD 1-800-245-4848 (PA) 1-800-245-1770 (DC) 1-800-257-7777 (VA) 1-800-552-7091 (MD) 1-800-257-7777 (DE) 1-800-282-8559

PROJECT No.: MD152013
 DRAWN BY: JMA
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD I.D.: SS1

PROJECT: SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING

991 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE

PROFESSIONAL ENGINEER
 LICENSE NO. 10088
 EXPIRES 12/31/2017

APPROVED: DEPARTMENT OF PLANNING AND ZONING

Kate Colwell 2-16-17
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE

Chad Peltz 2-14-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

William Pollock 2-24-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS SET FORTH BY THE DRAWINGS AND FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

OWNER: ESTATES AT PATAPSCO PARK, LLC
 24012 FREDERICK ROAD
 CLARKSBURG, MD 20861
 CONTACT: MR. DAN SNYDER
 PHONE: (301) 674-8509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC
 SUITE 801
 CLARKSBURG, MD 20861
 CONTACT: MR. DAN SNYDER
 PHONE: (301) 674-8509

PERMIT INFORMATION CHART

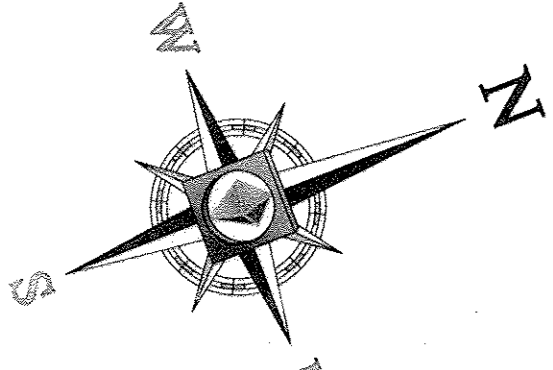
| | | |
|--|--------------------|-----------------------------------|
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA | LOT/PARCEL NO.: 249-372 & 386-397 |
| PLAT OR L.F.: #23421 | GRD S.E. 6, 11, 12 | ZONING: R-20A |
| PREVIOUS FILE NO.: SP-13-012 | EQP-13-029 | F-16-051 |
| PLATS: 23421 TO 23436 | WP-13-165 | PLATS: 23596 - 23609 |
| PE CASE NO. 403 | SDP-16-019 | SDP-16-050 |
| F-14-124 | SDP-16-050 | SDP-17-009 |
| CONT. # 10-3500 (FORCE MAIN) | SDP-17-009 | |

PROFESSIONAL CERTIFICATION
 I, BRANDON R. ROWE, 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. 40858, EXPIRATION DATE: 7/31/2017

SHEET TITLE:
STORM DRAIN AND STORMWATER MANAGEMENT DRAINAGE AREA MAP

SHEET NUMBER:
29 of 43

SDP-17-009

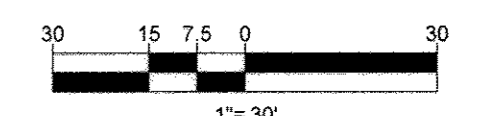
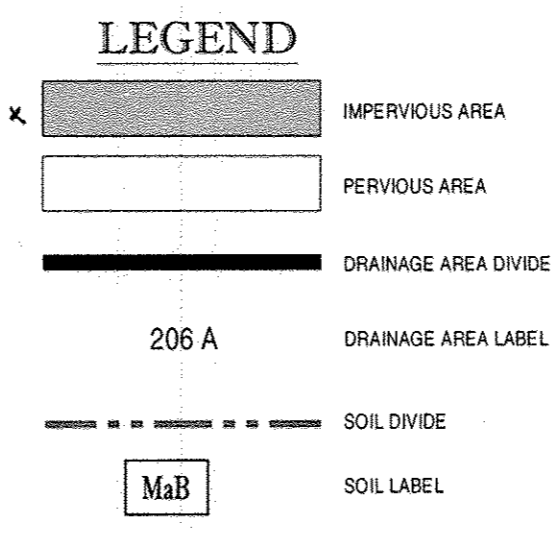


APPROVED: DEPARTMENT OF PLANNING AND ZONING
 CHIEF, DIVISION OF LAND DEVELOPMENT DATE: 2-16-17
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE: 2-14-17
 DIRECTOR - DEPARTMENT OF PLANNING AND ZONING DATE: 2-24-17

| SOILS | | | | |
|--------|---|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| GbB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GnB | GLENNVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Mac | MAJOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

SITE AREA (LOD) = 25.14 AC.
 TARGET P₁₀ = 1.80"
 % IMPERVIOUS = 37.2% AVG
 TARGET ESD_v = 83,980 CU. FT.
 PROVIDED ESD_v = 85,300 CU. FT.

NOTE:
 SWM FOR DRIVEWAYS FOR LOTS 249-252, 318-321, 338-342, 348-372, AND 386-397 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 189. SWM FOR DRIVEWAYS FOR LOTS 253-260 AND 313-317 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #2 ON LOT 186. SWM FOR DRIVEWAYS FOR LOTS 322-337 WILL BE PROVIDED IN BIORETENTION FACILITY #1 ON LOT 200. SWM FOR DRIVEWAYS FOR LOTS 281-297 AND 305-312 WILL BE PROVIDED BY BIORETENTION FACILITY #2 ON LOT 201. SWM FOR DRIVEWAYS FOR LOTS 298-304 WILL BE PROVIDED BY MICROBIORETENTION FACILITY #3 ON LOT 202. THESE FACILITIES WERE BUILT UNDER F-14-124.



| | |
|---|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBMISSION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| PLAT # OR L.F.: #23421 | LOT/PARCEL NO.: 249 - 372 & 386 - 397 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CONT # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-15-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/28/2017 | |

BOHLER ENGINEERING

CORPORATE OFFICE: WARREN, NJ
 OFFICES: SOUTH BRIDGE, MA; ALBANY, NY; TOWSON, MD; CLARKSBURG, MD; WARRINGTON, VA; FORT LAUDERDALE, FL; PHILADELPHIA, PA

CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|--------|--|----|
| 5 | 1/9/18 | REVISE HOUSE TYPE AND GRADING LOTS 343, 352, 392, 395 - REVISE GRADING ON LOTS 343, 344, 392, 394, & 395 | |

PROJECT No.: MD152013
 DRAWN BY: AVG
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD I.D.: SS1

PROJECT: **SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK**

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

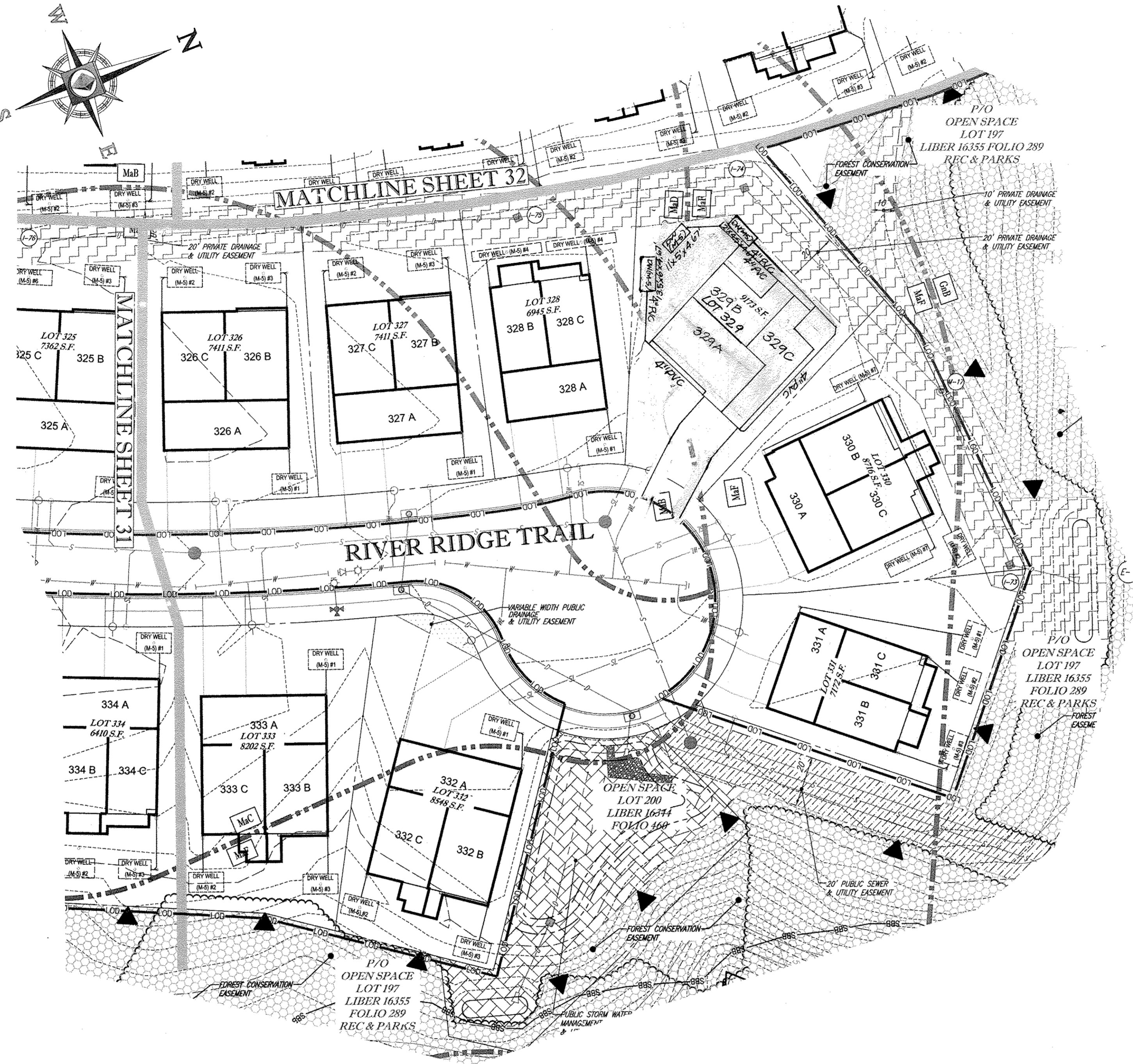
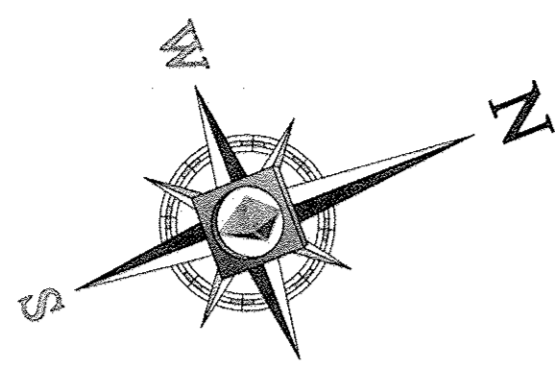
BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808, EXPIRATION DATE: 7/28/2017

SHEET TITLE: **STORM DRAIN AND STORMWATER MANAGEMENT DRAINAGE AREA MAP**

SHEET NUMBER: **30 of 43**

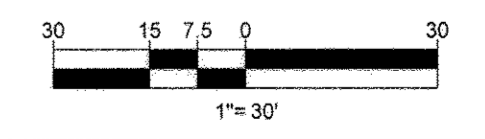
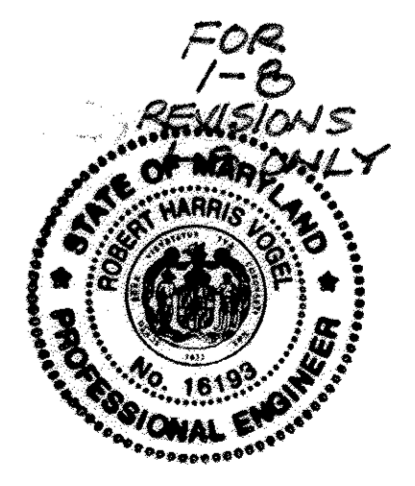
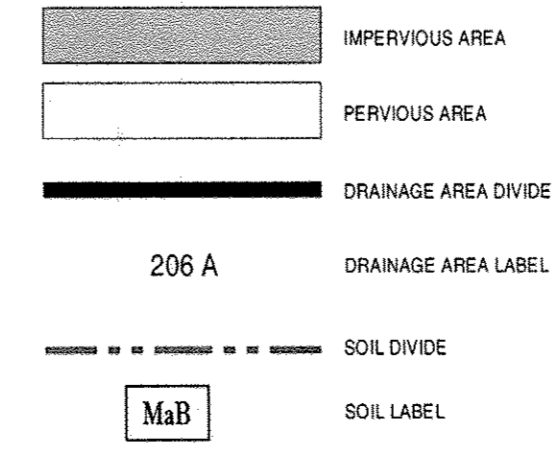


| SOILS | | | | |
|--------|--|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| GbB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GhB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| MaC | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

SITE AREA (LOD) = 25.14 AC.
 TARGET Pe = 1.80"
 % IMPERVIOUS = 37.2% AVG.
 TARGET ESDv = 83,980 CU. FT.
 PROVIDED ESDv = 85,380 CU. FT.

NOTE:
 SWM FOR DRIVEWAYS FOR LOTS 249-252, 318-321, 328-342, 348-372, AND 386-397 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 189. SWM FOR DRIVEWAYS FOR LOTS 253-280 AND 313-317 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #2 ON LOT 188. SWM FOR DRIVEWAYS FOR LOTS 322-337 WILL BE PROVIDED IN BIORETENTION FACILITY #1 ON LOT 200. SWM FOR DRIVEWAYS FOR LOTS 291-297 AND 305-312 WILL BE PROVIDED BY BIORETENTION FACILITY #2 ON LOT 201. SWM FOR DRIVEWAYS FOR LOTS 298-304 WILL BE PROVIDED BY MICROBIORETENTION FACILITY #2 ON LOT 202. THESE FACILITIES WERE BUILT UNDER F-14-124.

LEGEND



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Development Engineering Division
 DATE: 2-14-17
 DATE: 2-24-17

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

| | |
|---|---|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC SUITE 801 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBVISION NAME: ESTATES AT PATAPSCO PARK | SECTION: NA |
| PLAT # OR L.F.: #23421 | GRID #, S, E, N, 1, 12 |
| PREVIOUS FILE NO: SP-13-012 EOP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CONT.# 10-3501 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40885, EXPIRATION DATE: 7/31/2017 | |

BOHLER ENGINEERING

CORPORATE OFFICE: WARREN, NJ

OFFICES:

- BOULDER, CO
- BOULDER, UT
- BOULDER, WY
- CHAMPAIGN, IL
- CHICAGO, IL
- CHICAGO, IN
- CHICAGO, MI
- CHICAGO, WI
- CHICAGO, OH
- CHICAGO, IA
- CHICAGO, MO
- CHICAGO, KS
- CHICAGO, NE
- CHICAGO, MN
- CHICAGO, SD
- CHICAGO, ND
- CHICAGO, S.D.
- CHICAGO, N.D.
- CHICAGO, D.S.
- CHICAGO, D.C.
- CHICAGO, D.M.
- CHICAGO, D.I.
- CHICAGO, D.O.
- CHICAGO, D.F.
- CHICAGO, D.G.
- CHICAGO, D.H.
- CHICAGO, D.J.
- CHICAGO, D.K.
- CHICAGO, D.L.
- CHICAGO, D.M.
- CHICAGO, D.N.
- CHICAGO, D.O.
- CHICAGO, D.P.
- CHICAGO, D.Q.
- CHICAGO, D.R.
- CHICAGO, D.S.
- CHICAGO, D.T.
- CHICAGO, D.U.
- CHICAGO, D.V.
- CHICAGO, D.W.
- CHICAGO, D.X.
- CHICAGO, D.Y.
- CHICAGO, D.Z.

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|----------|--|----|
| 6 | 12/5/16 | REVISE HOUSE TYPE AND GRADING LOTS 322, 329, 342, AND 348. REVISE GRADING ON LOTS 323, 328, 329, 341, 347, AND 349. | |
| 8 | 11/10/16 | REVISE HOUSE TYPE AND GRADING LOTS 323, AND 329. REVISE GRADING LOT 330, ADD 4' EXT LOT 348, ADD COLUMBIA HOUSE MODEL. | |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE, IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811 (WV 1-800-245-4848) (PA 1-800-245-1776) (DC 1-800-251-7777) (VA 1-800-452-7001) (MD 1-800-251-7777) (DE 1-800-282-4555)

PROJECT No: MD152013
 AVS
 DRAWN BY: JMA
 CHECKED BY:
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD I.D.: SS1

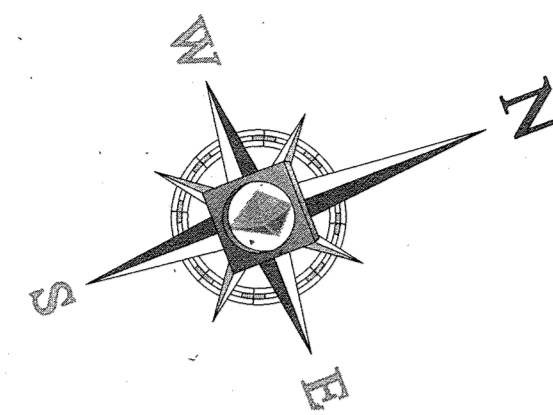
SITE DEVELOPMENT PLANS (PHASE III)
 FOR
ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT Nos. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING
 901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21204
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 16193

SHEET TITLE:
STORM DRAIN AND STORMWATER MANAGEMENT DRAINAGE AREA MAP

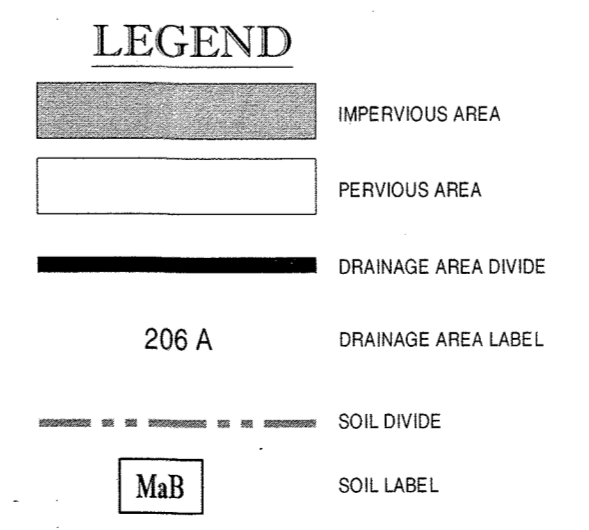
SHEET NUMBER:
33 of 43



SITE AREA (LOD) = 25.14 AC.
 TARGET Pe = 1.80"
 % IMPERVIOUS = 37.2% AVG.
 TARGET ESDv = 83,980 CU. FT.
 PROVIDED ESDv = 85,360 CU. FT.

NOTE:
 SWM FOR DRIVEWAYS FOR LOTS 249-252, 318-321, 335-342, 348-372, AND 386-387 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 196. SWM FOR DRIVEWAYS FOR LOTS 253-290 AND 313-317 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #2 ON LOT 198. SWM FOR DRIVEWAYS FOR LOTS 322-337 WILL BE PROVIDED IN BIORETENTION FACILITY #1 ON LOT 200. SWM FOR DRIVEWAYS FOR LOTS 291-297 AND 305-312 WILL BE PROVIDED BY BIORETENTION FACILITY #2 ON LOT 201. SWM FOR DRIVEWAYS FOR LOTS 298-304 WILL BE PROVIDED BY MICROBIORETENTION FACILITY #2 ON LOT 202. THESE FACILITIES WERE BUILT UNDER F-14-124.

| SOILS | | | | |
|--------|--|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| Gbb | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Ghb | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Mac | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development
 DATE: 2-16-17
 Chief, Engineering Division
 DATE: 2-14-17
 Director, Department of Planning and Zoning
 DATE: 2-27-17

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT WORK PRIOR TO THE START OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND ALL APPLICABLE REGULATIONS, ORDINANCES, AND CODES.

| No. | REVISION | DATE |
|-----|--|---------|
| 22 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND DRIVEWAYS ON LOTS 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000 | 9-23-17 |
| 21 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND DRIVEWAYS ON LOTS 272, 281 AND 286 AND GRADING ON LOTS 271, 273, 285 AND 286 | 9-9-17 |

| | |
|---|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| PLAT # OR L.F.: #23421 | GRD # 5.6, 11, 12 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-105 PS CASE NO. 403 F-14-124 CONT.# 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40808, EXPIRATION DATE: 7/3/2017 | |

BOHLER ENGINEERING
 CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

CORPORATE OFFICE:
 WARREN, NJ
 SOUTH BRIDGE, MA
 BOWNE, MD
 TOWSON, MD
 ALBANY, NY
 CHALFONTE, PA
 FORT LEE, NJ
 FORT LEE, PA
 TAMPA, FL

| REVISIONS | | | | |
|-----------|---------|--|-----|--|
| REV | DATE | COMMENT | BY | |
| 10 | 8-16-18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 270, 271, 273, 275 AND 276 | RVE | |
| 11 | 9/19/18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 271, 278, 279, 281, 288 AND 289. ADD AND REVISE HOUSE MODELS AND GRADING ON LOT 285 | RVE | |
| 16 | 4-8-19 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 264, 275, 280 | RHV | |
| 20 | 8-6-19 | REVISE PLANS TO REVISE DRIVEWAYS ON LOT 274 | RHV | |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE: CALL 811 (WV 1-800-245-4848) (PA 1-800-242-1778) (DC 1-800-257-7777) (VA 1-800-652-7001) (MD 1-800-257-7777) (DE 1-800-242-8500)

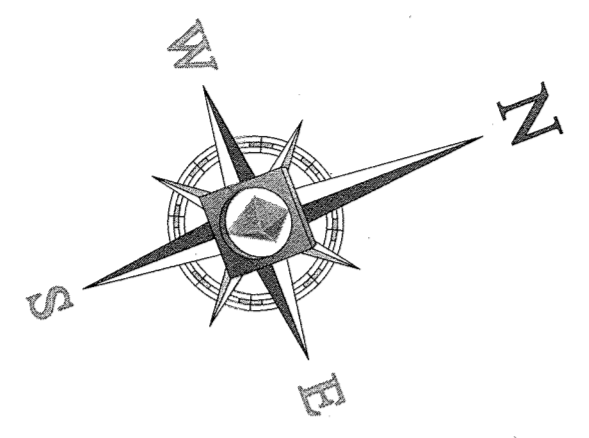
PROJECT No. MD152013
 DRAWN BY: AVG
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD I.D.: SS1

SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING
 901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808
 EXPIRATION DATE: 7/3/2017

SHEET TITLE: **STORM DRAIN AND STORMWATER MANAGEMENT DRAINAGE AREA MAP**
 SHEET NUMBER: **35 of 43**



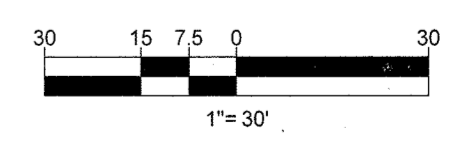
| SOILS | | | | |
|--------|--|----------|--------|------------------|
| SYMBOL | DESCRIPTION | K-FACTOR | HYDRIC | HYDROLOGIC GROUP |
| GbB | GLENELG LOAM, 3 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| GnB | GLENVILLE-BAILE SILT LOAM, 0 TO 8 PERCENT SLOPES | 0.37 | YES | C |
| Mac | MANOR SILT LOAM, 8 TO 15 PERCENT SLOPES | 0.24 | NO | B |

SITE AREA (LOD) = 25.14 AC.
 TARGET P_e = 1.80'
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 TARGET ESD_v = 83,980 CU. FT.
 PROVIDED ESD_v = 85,360 CU. FT.

NOTE:
 SWM FOR DRIVEWAYS FOR LOTS 249-252, 318-321, 335-342, 348-372, AND 386-397 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #1 ON LOT 199. SWM FOR DRIVEWAYS FOR LOTS 253-280 AND 313-317 WILL BE PROVIDED IN UNDERGROUND INFILTRATION FACILITY #2 ON LOT 198. SWM FOR DRIVEWAYS FOR LOTS 292-337 WILL BE PROVIDED IN BIORETENTION FACILITY #1 ON LOT 200. SWM FOR DRIVEWAYS FOR LOTS 291-297 AND 305-312 WILL BE PROVIDED BY BIORETENTION FACILITY #2 ON LOT 201. SWM FOR DRIVEWAYS FOR LOTS 298-304 WILL BE PROVIDED BY MICROBIORETENTION FACILITY #2 ON LOT 202. THESE FACILITIES WERE BUILT UNDER F-14-124.

LEGEND

- IMPERVIOUS AREA
- PERVIOUS AREA
- DRAINAGE AREA DIVIDE
- DRAINAGE AREA LABEL
- SOIL DIVIDE
- SOIL LABEL



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development
 DATE: 2-14-17
 Chief, Development Engineering Division
 DATE: 2-24-17
 Director - Department of Planning and Zoning

| NO. | DATE | REVISION | BY |
|-----|---------|---|-----|
| 22 | 9-23-17 | REVISE PLANS TO REVISE HOUSE TYPES, GRADING AND DRIVEWAYS ON LOTS 249 AND 250. REVISE DRIVEWAY LOTS 249, 250, 251, 252, 253, 254 AND 311, AND TO BURN THE USE-IN-COMMON | RVE |
| 21 | 9-14-17 | REVISE PLANS TO REVISE THE HOUSE TYPE, GRADING AND DRIVEWAYS ON LOTS 272, 284 AND 285 AND GRADING ON LOTS 271, 273, 283 AND 286 | RVE |
| 19 | 7-2-17 | REVISE DRIVEWAY LOCATIONS, RETAINING WALLS, HOUSE TYPES ON LOTS 296 AND 300, AND GRADING ON LOTS 294, 299, 300, 295 AND 307 | RVE |
| 18 | 5-23-17 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 249, 250, 251, 252, 253 | RVE |
| 16 | 4-8-17 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 266, 275, 280 | RVE |
| 15 | 3-17-17 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 287, 288, 290, 305, 307, 321, 325, 326 | RVE |

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT BEFORE COMMENCING CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH LOCAL REGULATIONS AND CODES.

| | |
|--|--|
| OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20891 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20891 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA |
| PLAT # OR LF: #23421 | GRID # 5.6, 11.12 |
| PREVIOUS FILE NO.: SP-13-012 | PLATS 23421 TO 23436 |
| ECP-13-029 | F-16-051 |
| WP-13-165 | PLATS 23596 - 23609 |
| PB CASE NO. 403 | SDP-16-019 |
| F-14-124 | SDP-16-050 |
| CONT # 10-3500 (FORCE MAIN) | SDP-17-009 |

BOHLER ENGINEERING
 CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

CORPORATE OFFICE:
 WYOMING, NJ
 SOUTHBOROUGH, MA
 TOWSON, MD
 ALBANY, NY
 CHALFONTE, PA
 TAMPA, FL

PHOTOGRAPHY: BOHLER ENGINEERING, INC. (PHOTOGRAPHERS ARE NOT RESPONSIBLE FOR ANY DAMAGES CAUSED BY THEIR PHOTOGRAPHERS)

| REV | DATE | COMMENT | BY |
|-----|----------|---|-----|
| 10 | 9-16-18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 270, 271, 273, 275, 276 AND 277 | RVE |
| 11 | 9/13/18 | REVISE THE HOUSE TYPES AND GRADING ON LOTS 271, 273, 275, 276 AND 277 | RVE |
| 12 | 11/09/18 | REVISE PLANS TO REVISE HOUSE TYPES AND GRADING ON LOTS 286, 287, 288, 289 | RHV |
| 14 | 1/2/19 | REVISE PLANS TO REVISE THE HOUSE TYPES AND GRADING ON LOTS 269, 285 AND 277 | RHV |

THE FOLLOWING STATES REQUIRE NOTIFICATION BY EXCAVATORS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE IN VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE: CALL 811 (WWW.800-245-4848) (PA 1-800-342-1776) (DC 1-800-257-7777) (VA 1-800-452-7001) (MD 1-800-257-7777) (DE 1-800-265-8850)

PROJECT No: MD152013
 DRAWN BY: AVG
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: 1" = 30'
 CAD/D: SS1

BOHLER ENGINEERING

PROJECT: **SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK**

SINGLE FAMILY DETACH UNITS
 BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609

LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

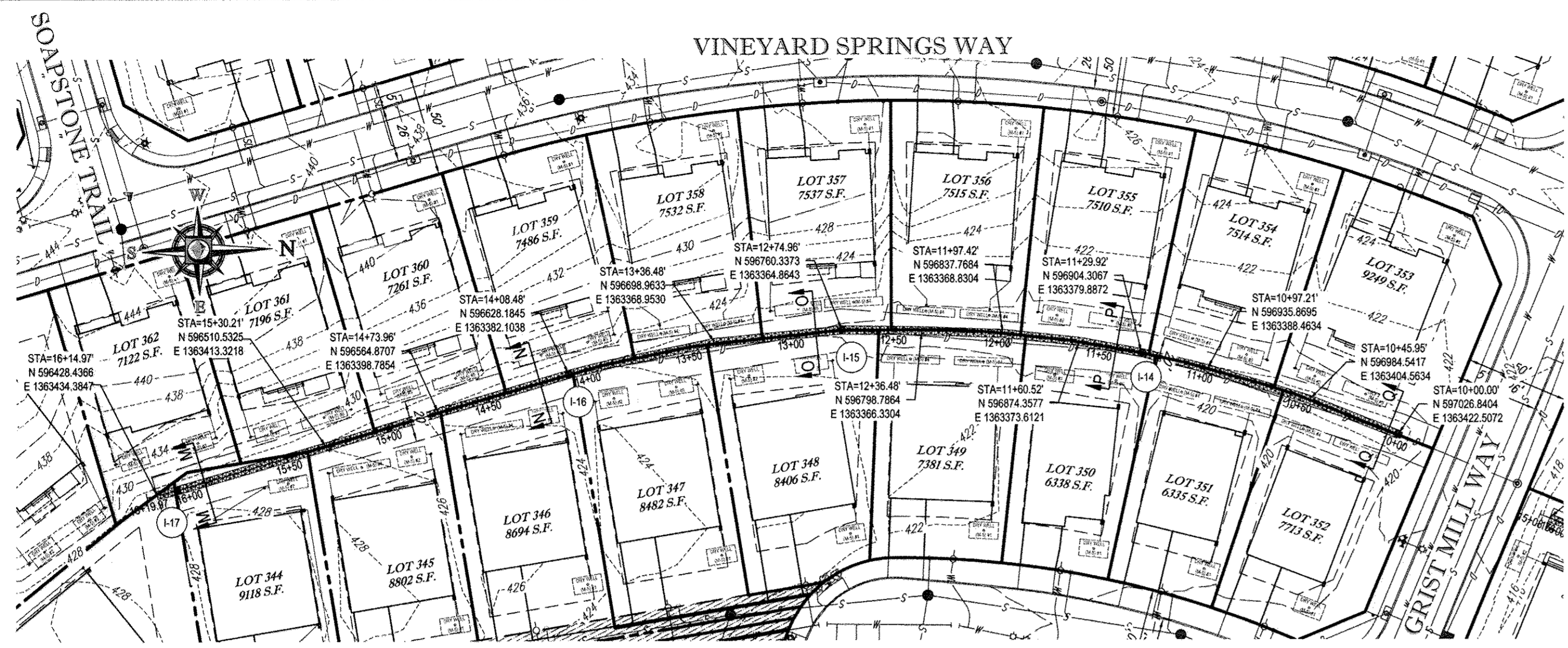
BOHLER ENGINEERING

901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7997
 www.BohlerEngineering.com

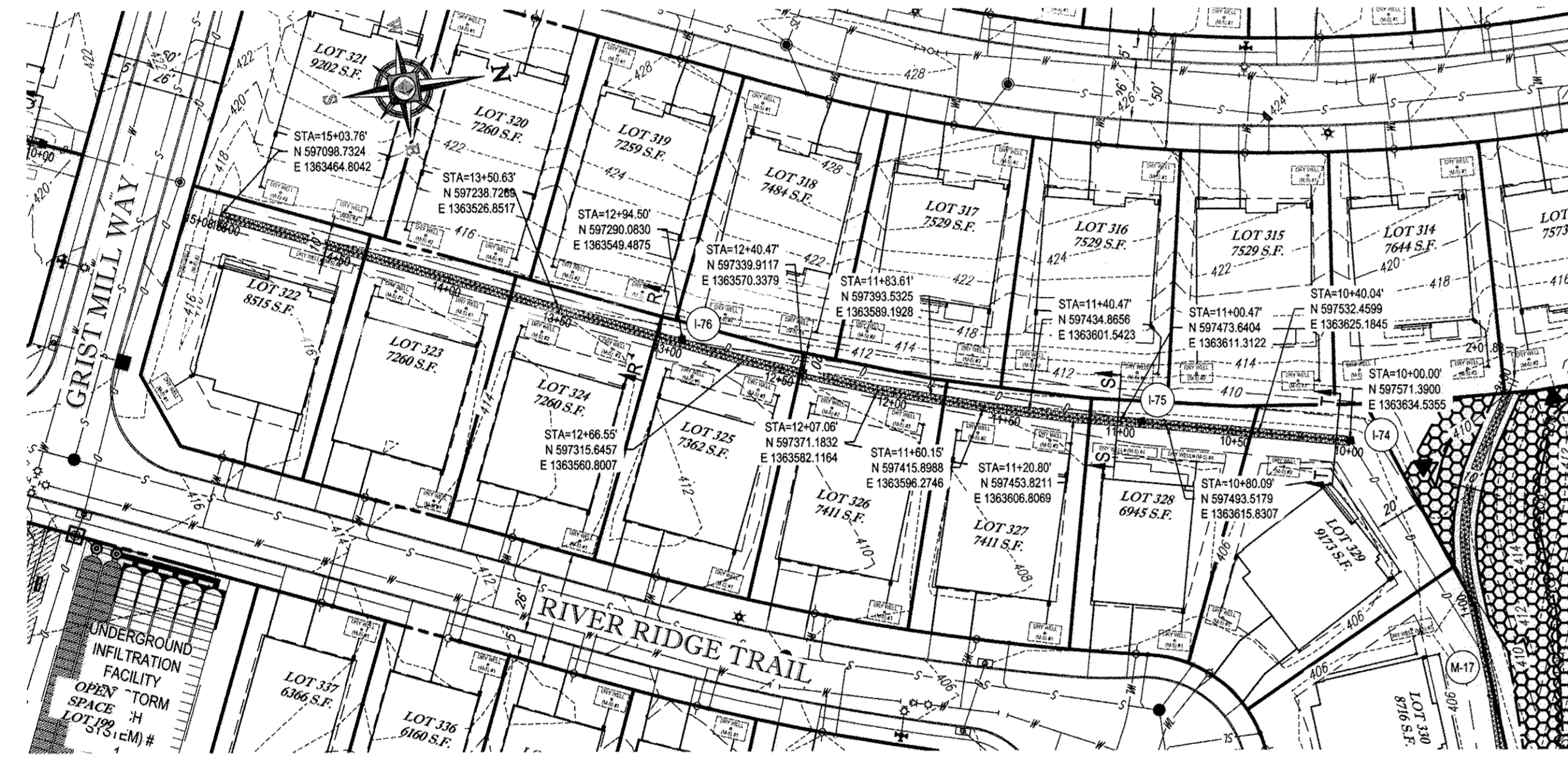
B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40808

SHEET TITLE: **STORM DRAIN AND STORMWATER MANAGEMENT DRAINAGE AREA MAP**

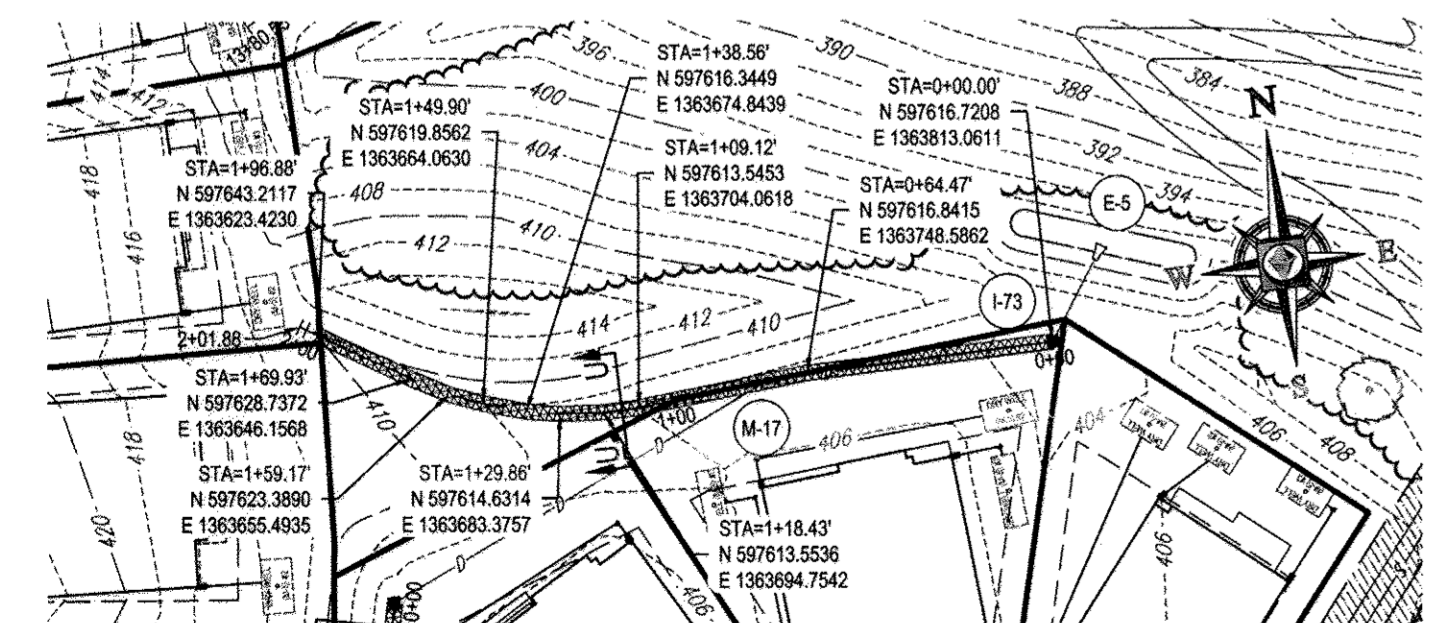
SHEET NUMBER: **36 of 43**



SWALE No. 5 - PLAN
SCALE: 1" = 50'



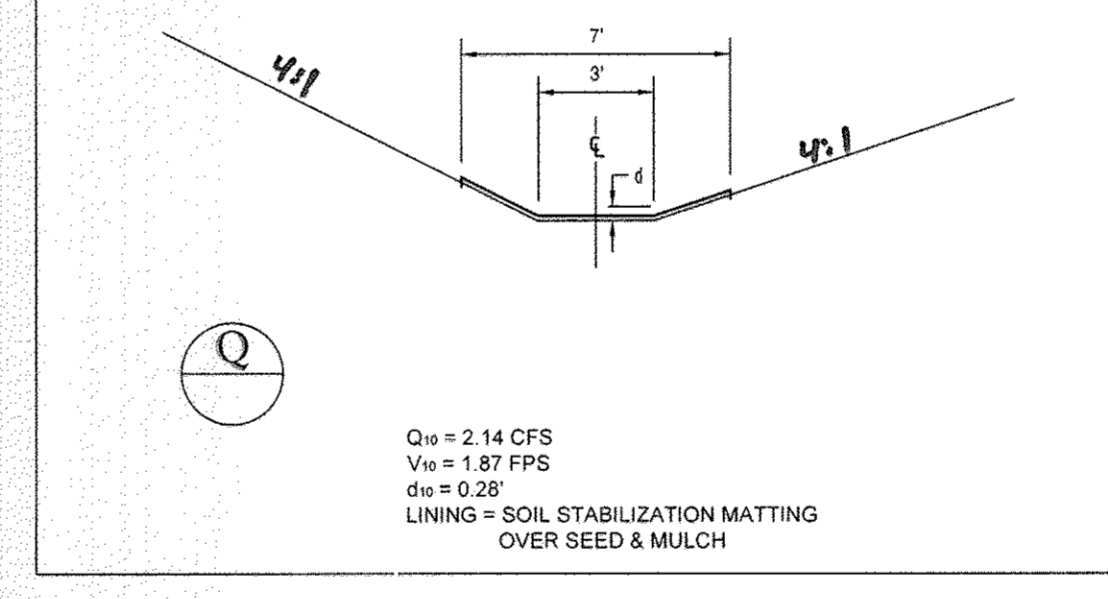
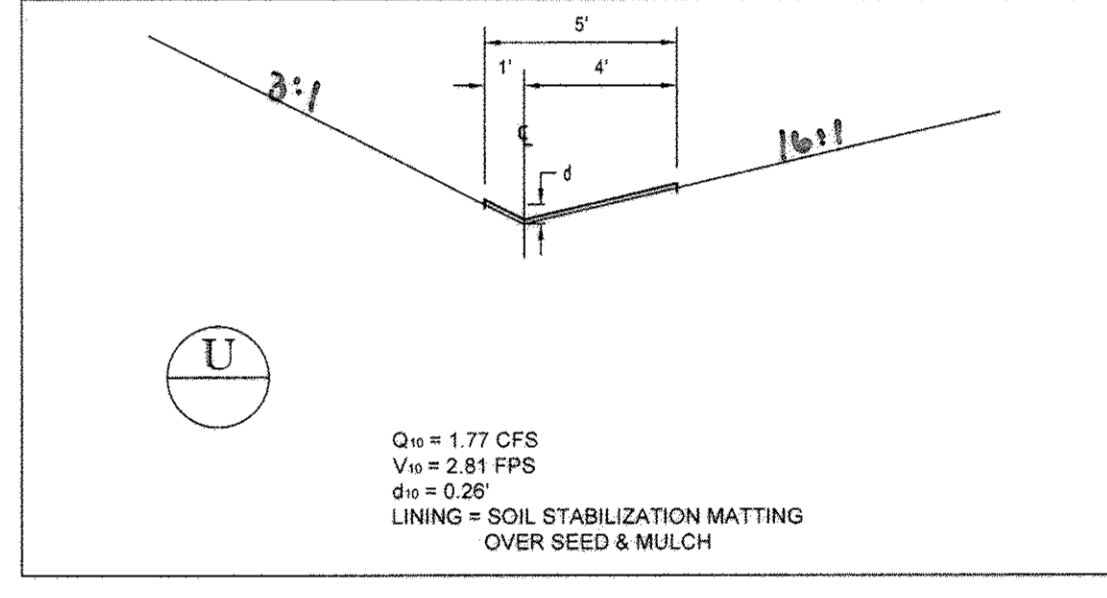
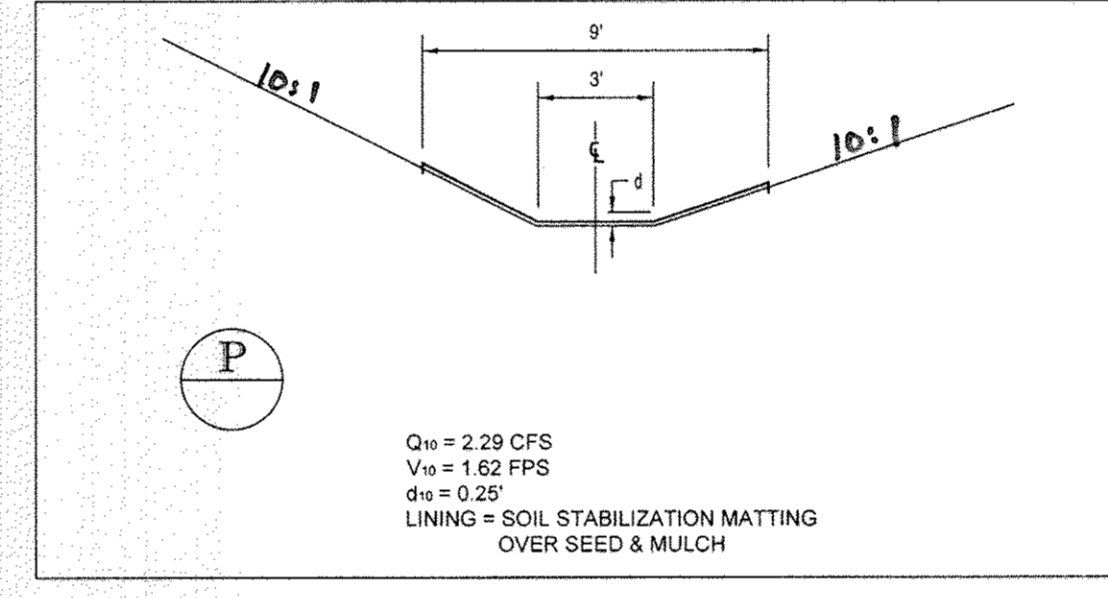
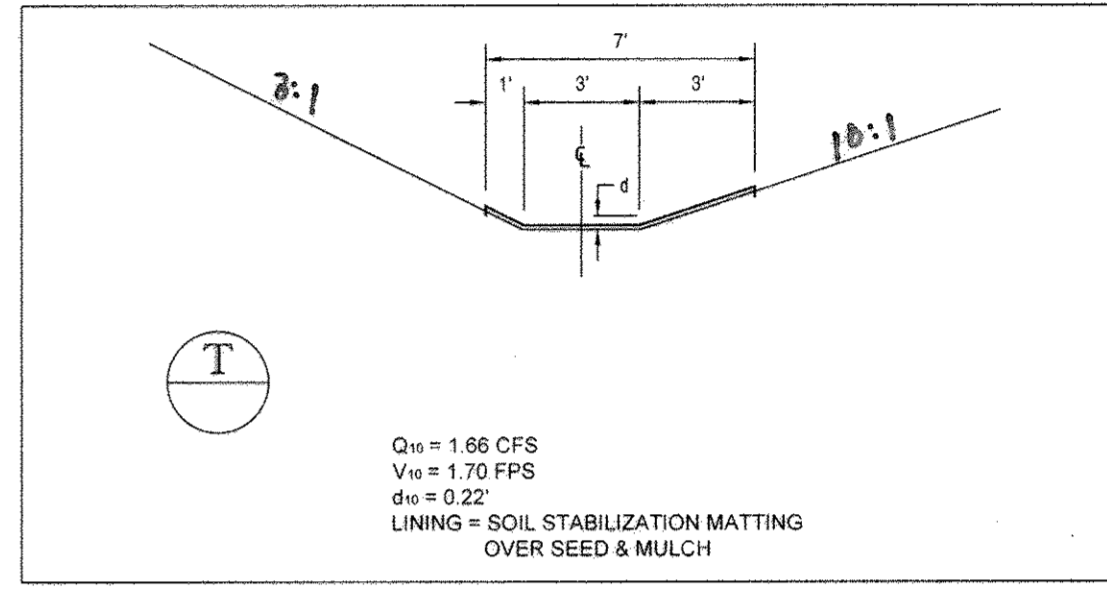
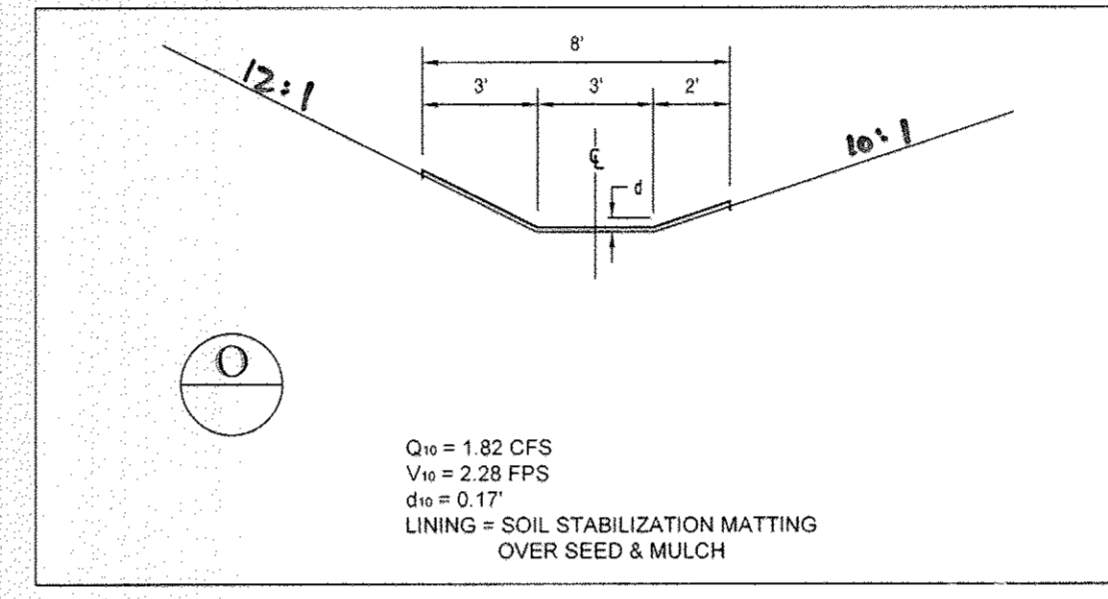
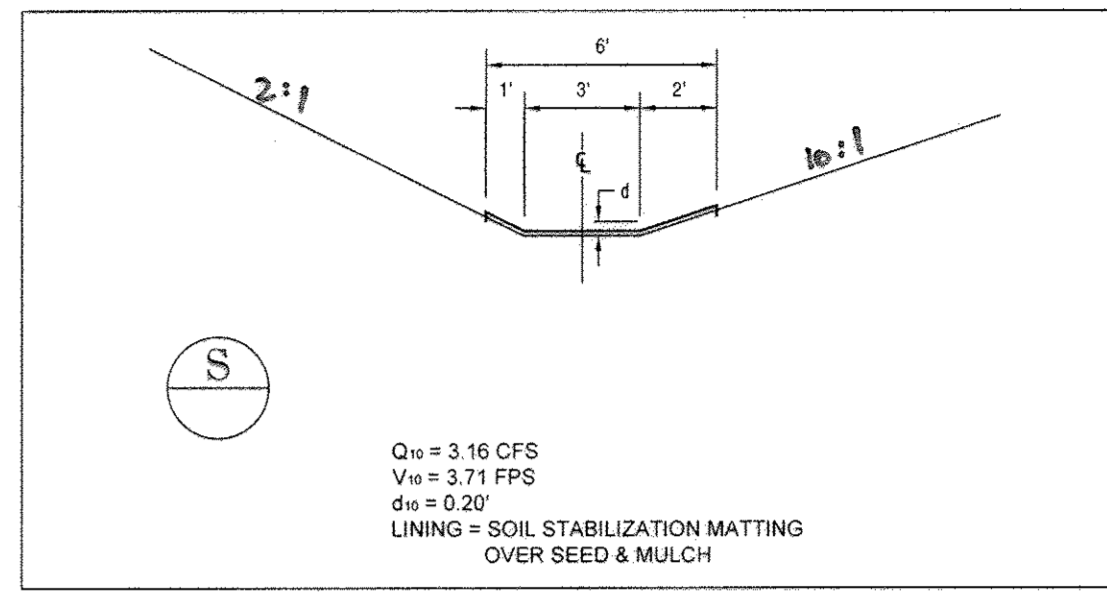
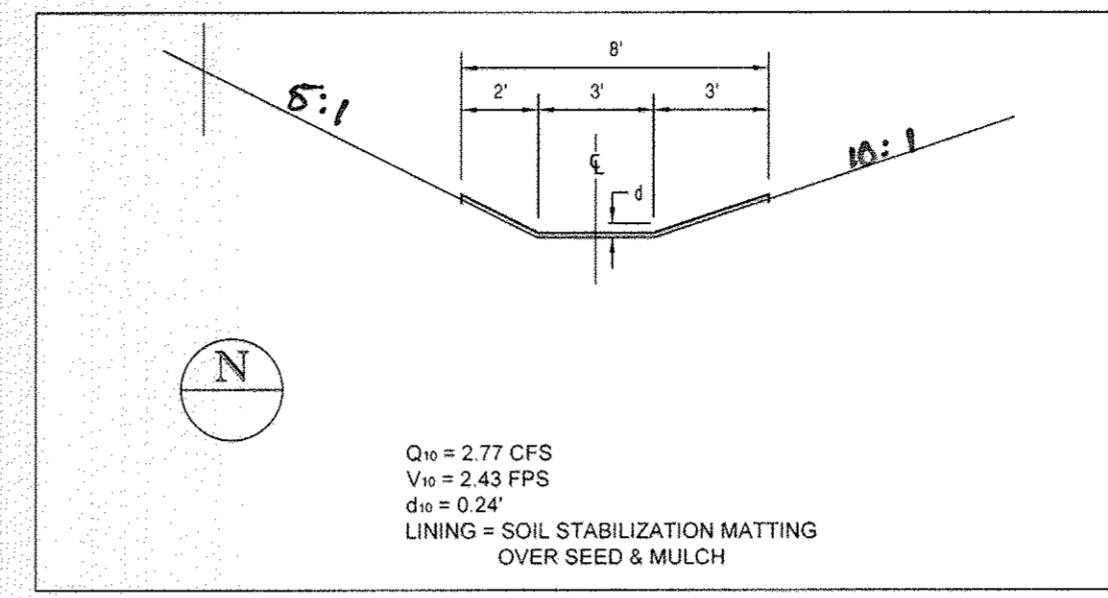
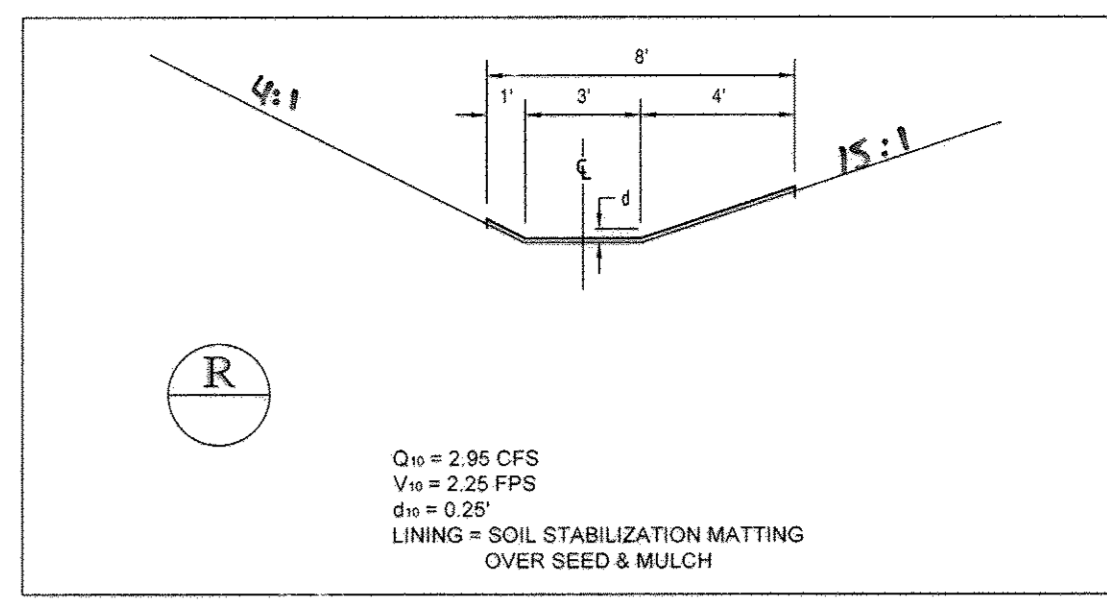
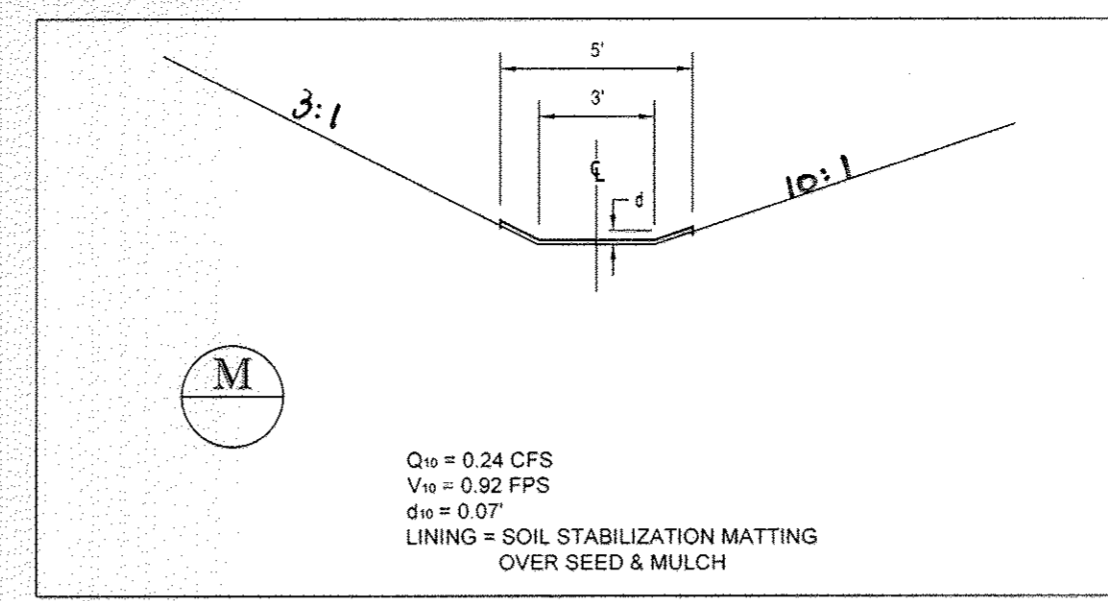
SWALE No. 6 - PLAN
SCALE: 1" = 50'



SWALE No. 7 - PLAN
SCALE: 1" = 50'

APPROVED: DEPARTMENT OF PLANNING AND ZONING
 CHIEF, DIVISION OF LAND DEVELOPMENT
 DATE: 2-16-17
 DATE: 2-14-17
 DATE: 2-24-17
 DIRECTOR, DEPARTMENT OF PLANNING AND ZONING

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. BEFORE SIGNING OFF ON THE WORK, THE CONTRACTOR SHOULD BE AWARE OF ANY CONFLICTS WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR APPLICABLE CODES. IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND IN FULL CONFORMANCE WITH ALL REGULATIONS AND CODES.



BOHLER ENGINEERING
 CORPORATE OFFICE
 WARREN, NJ
 SURVEYORS
 CIVIL & CONSULTING ENGINEERS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS
 SOUTHBOROUGH, MA
 BOWEN, MD
 ROCKY HILL, CT
 STERLING, VA
 CENTER VALLEY, PA
 PHILADELPHIA, PA
 PHILADELPHIA, PA

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|------|---------|----|
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THE FOLLOWING STATES REQUIRE NOTIFICATION BY EDUCATORS, DESIGNERS, OR ANY PERSON PREPARING TO DIGEST THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 411
 (VA 1-800-244-4848) (PA 1-800-242-1778) (DC 1-800-257-7777) (DE 1-800-522-7071) (MD 1-800-522-7777) (NJ 1-800-333-8888)

PROJECT No.: MD152013
 DRAWN BY: JMA
 CHECKED BY: JMA
 DATE: 12/28/16
 SCALE: AS SHOWN
 CAD ID.: SM1

SITE DEVELOPMENT PLANS (PHASE III) FOR
ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH LOTS 249 - 372, & 386 - 397
 PLAT NoS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HOWARD COUNTY

BOHLER ENGINEERING
 801 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 MARYLAND LICENSE NO. 10000

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

SIGNATURE OF ENGINEER: BRANDON R. ROWE, P.E. DATE: _____

DEVELOPER'S CERTIFICATE
 I/WE HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.

NAME: DAN SNYDER TITLE: PROJECT MANAGER DATE: _____

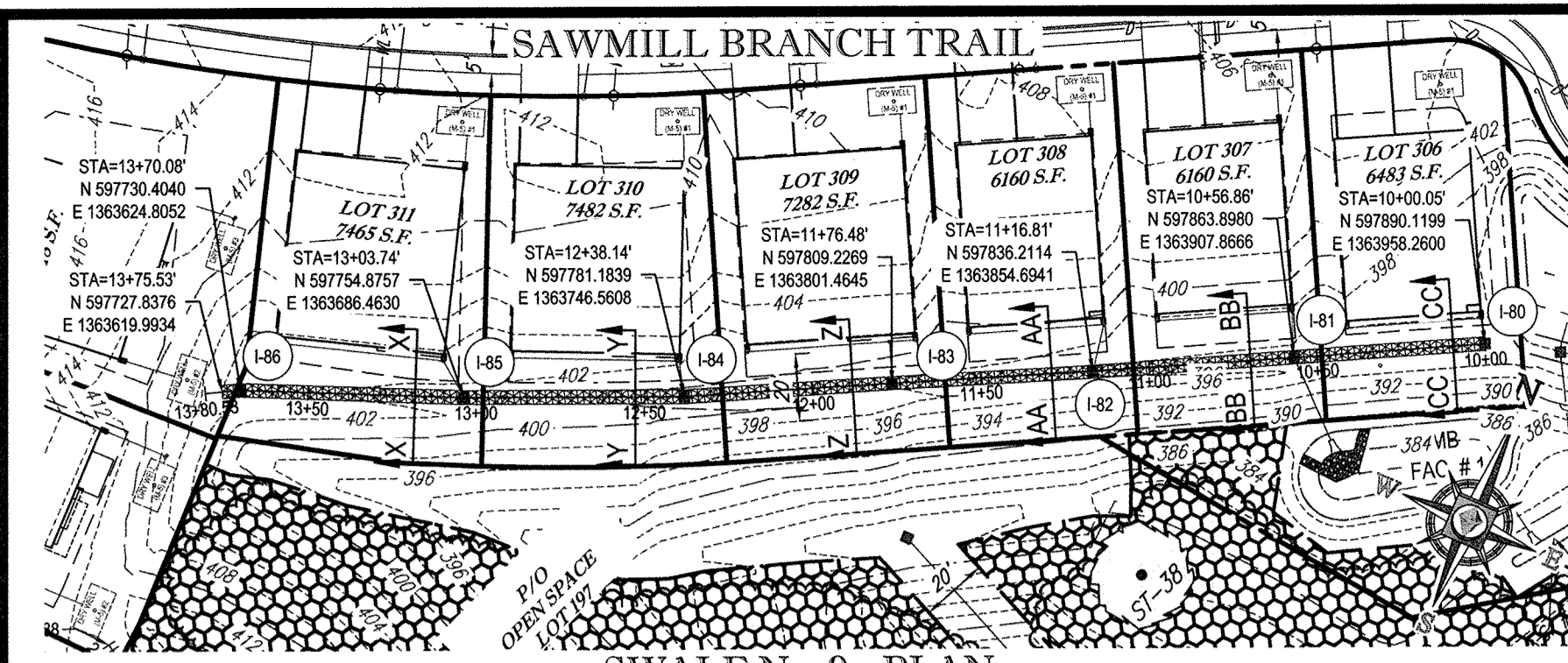
OWNER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509

DEVELOPER: ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509

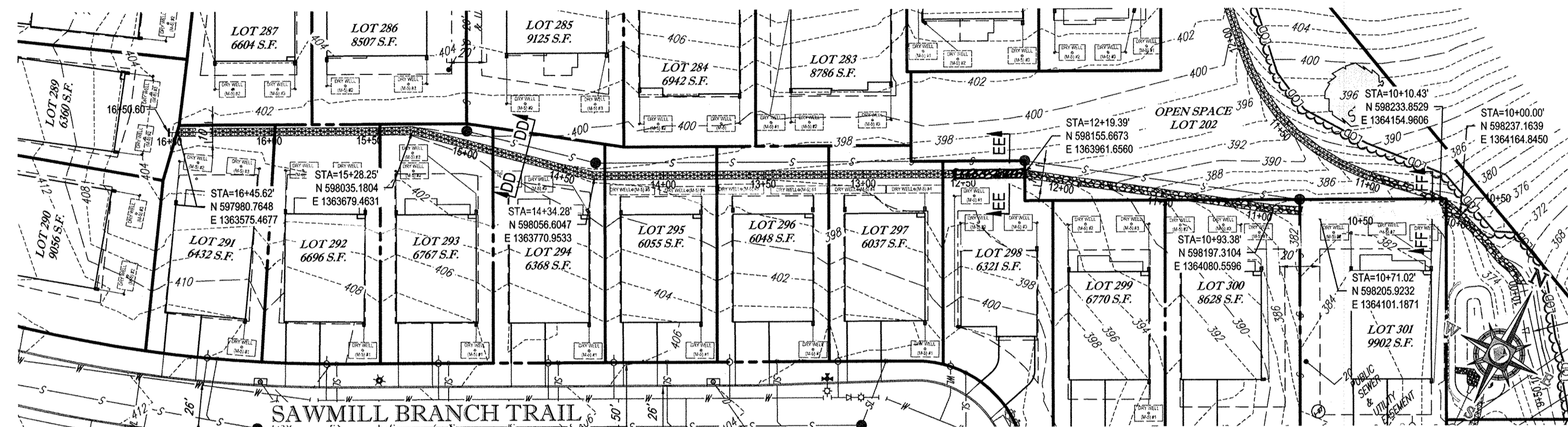
PERMIT INFORMATION CHART

| | | |
|--|---|---|
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION AREA: NA | LOT/PARCEL NO.: 249 - 372 & 386 - 397 |
| PLAT # OR L.F.: #23421 | GRID # 5, 6, 11, 12 | ZONING: R-20 & R-ED |
| TAX MAP NO.: 17 | ELECT. DISTR.: 2ND | CENSUS TRACT: 802100 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-050 SDP-17-009 | PROFESSIONAL CERTIFICATION: I, BRANDON R. ROWE, 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. 40868, EXPIRATION DATE: 7/31/2017 |

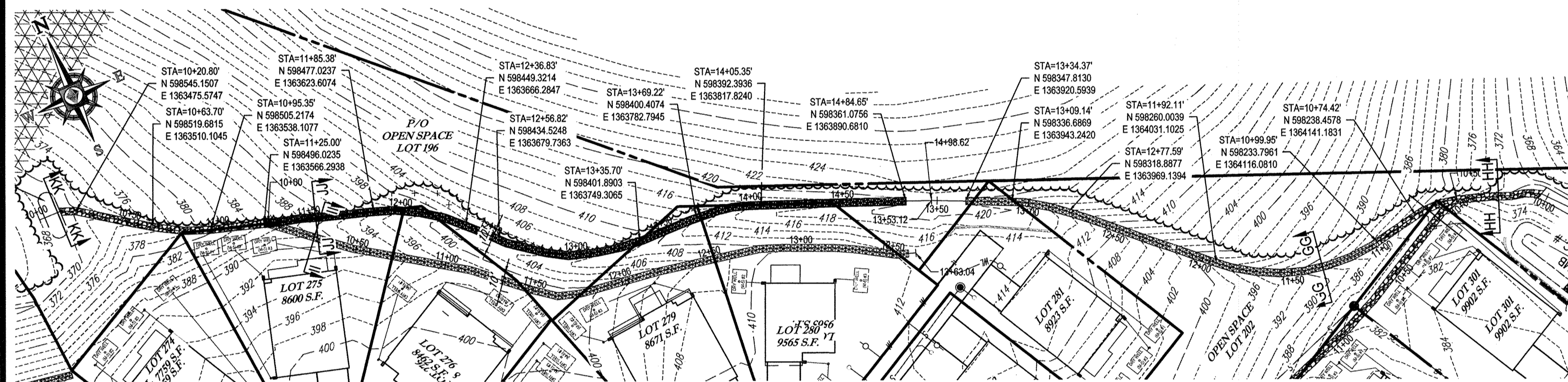
SHEET TITLE:
STORMWATER MANAGEMENT NOTES & DETAILS
 SHEET NUMBER:
41 of 43



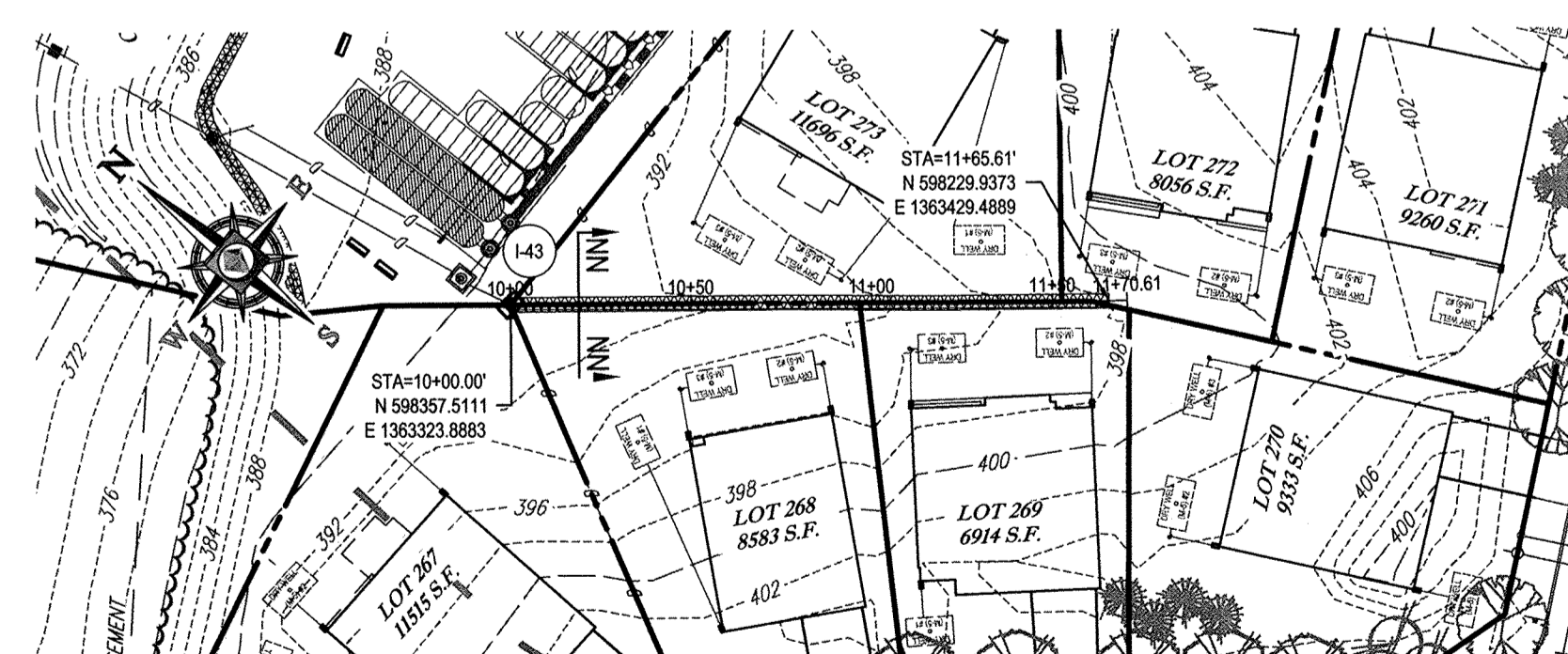
SWALE No. 9 - PLAN
SCALE: 1" = 50'



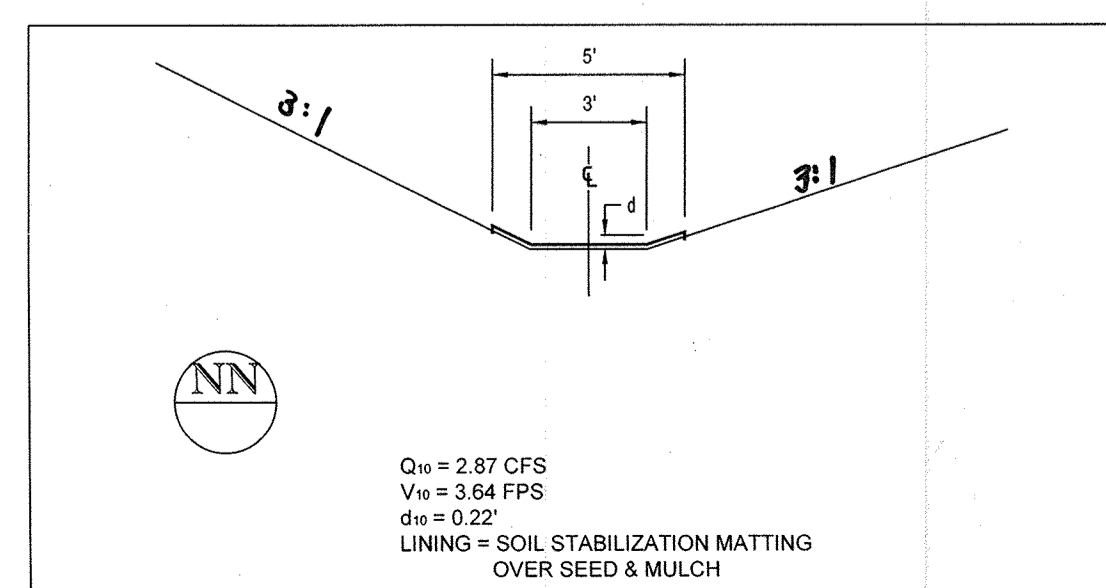
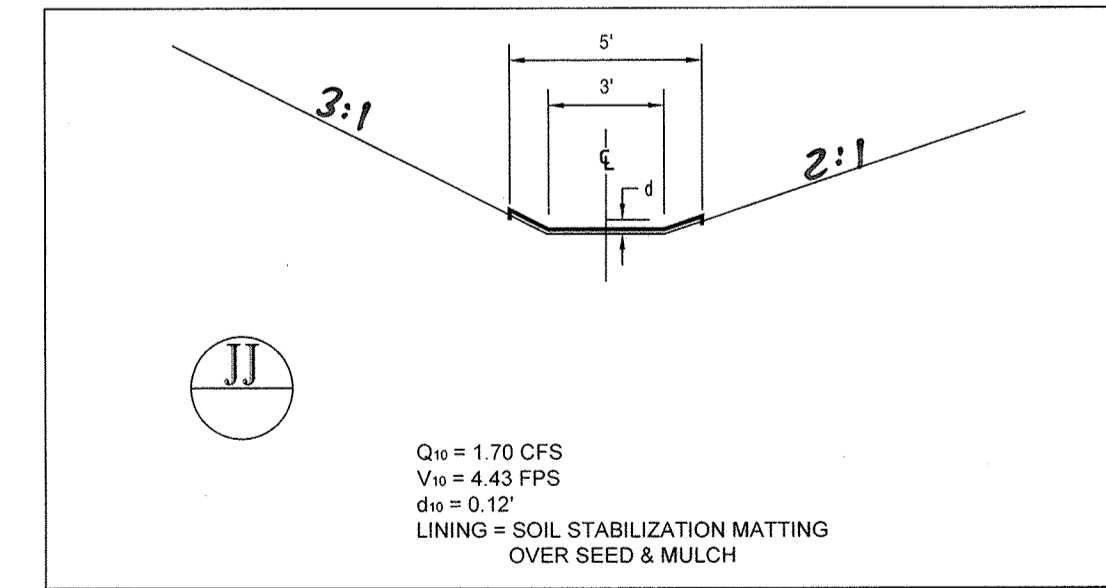
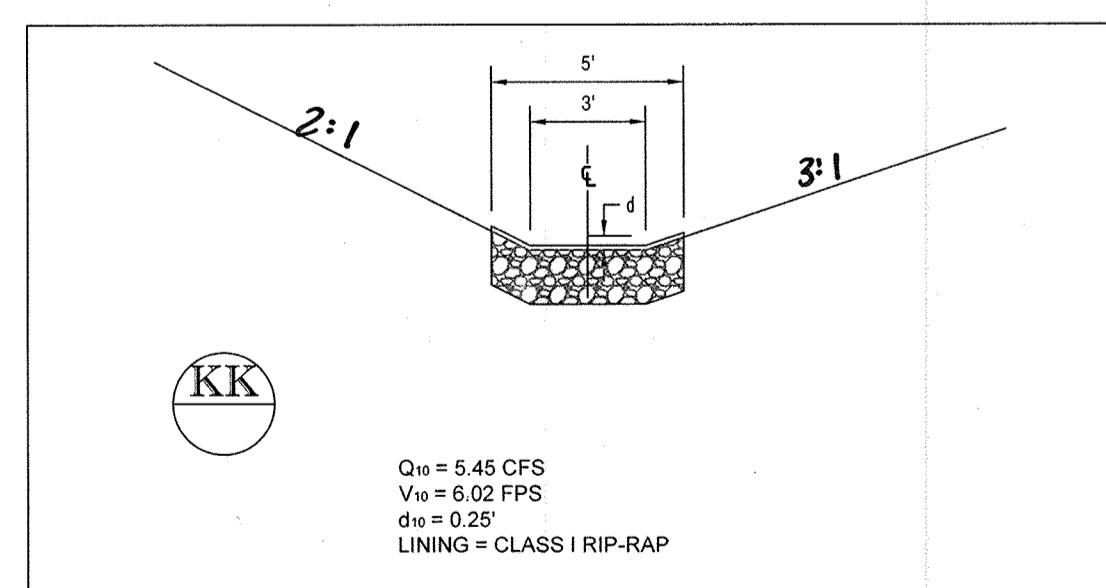
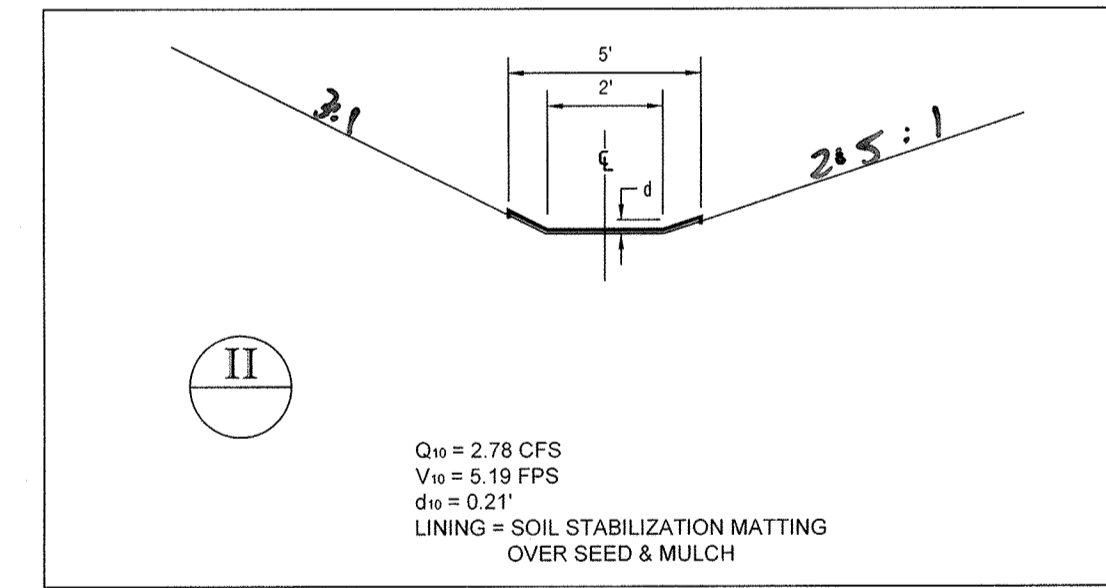
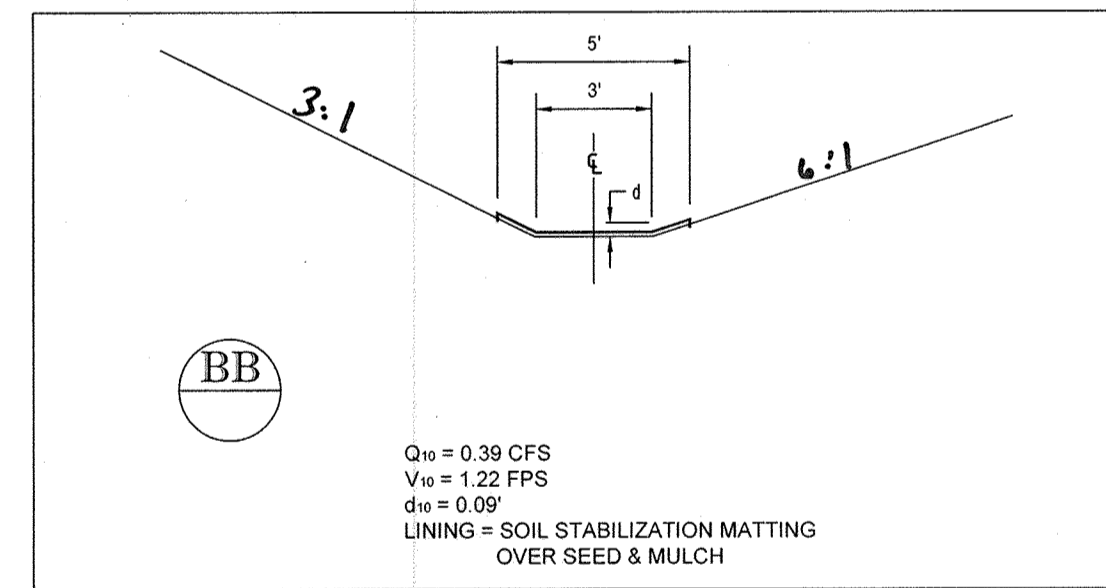
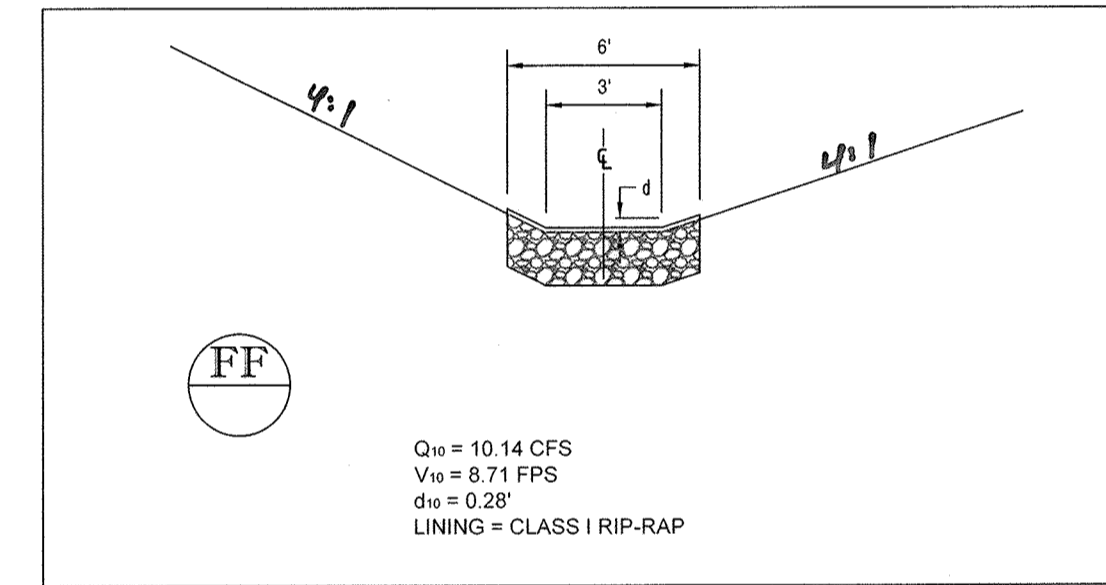
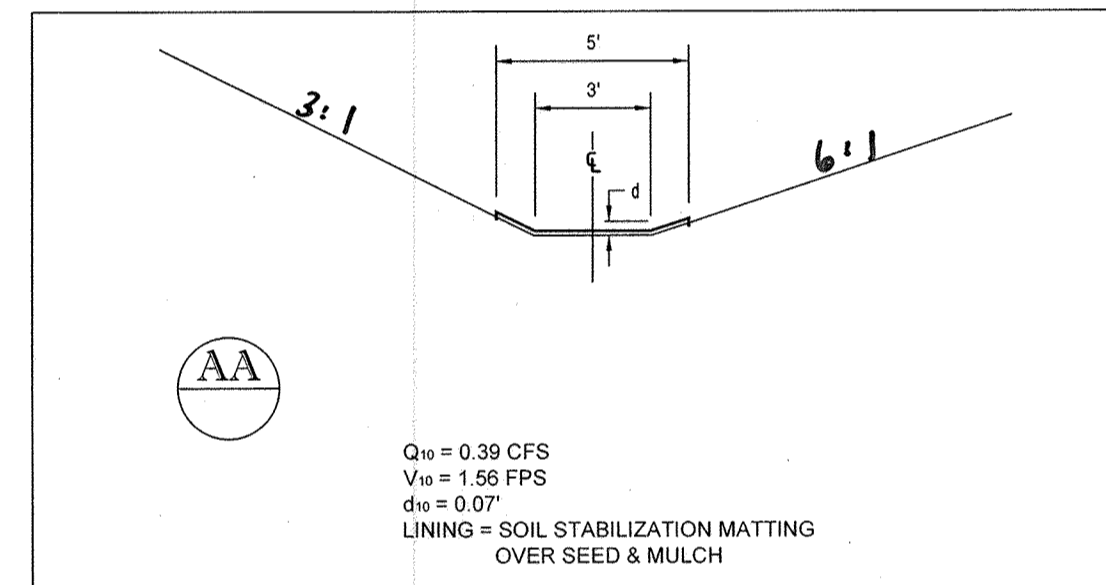
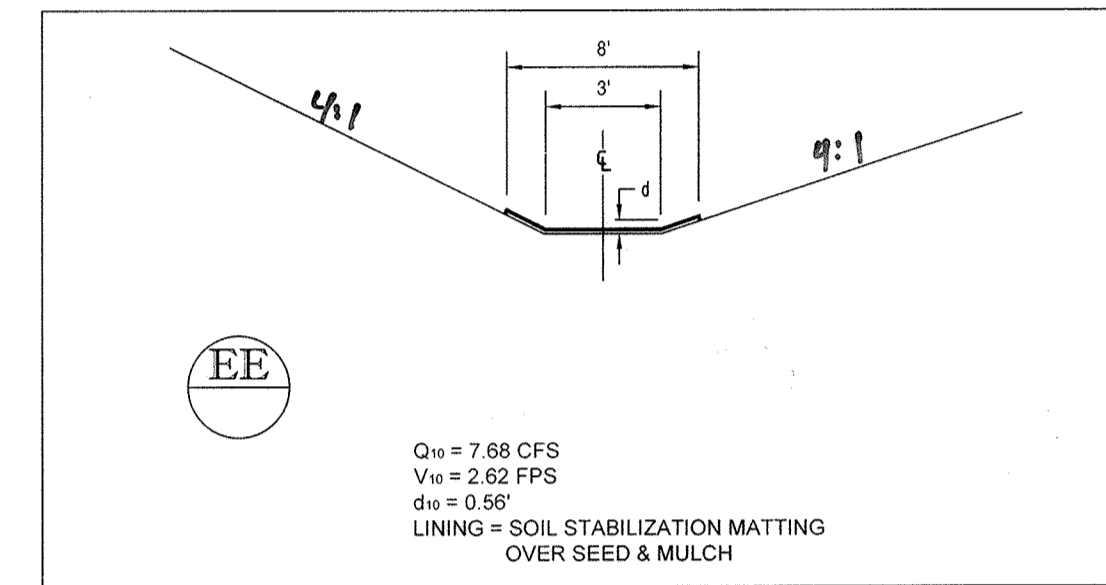
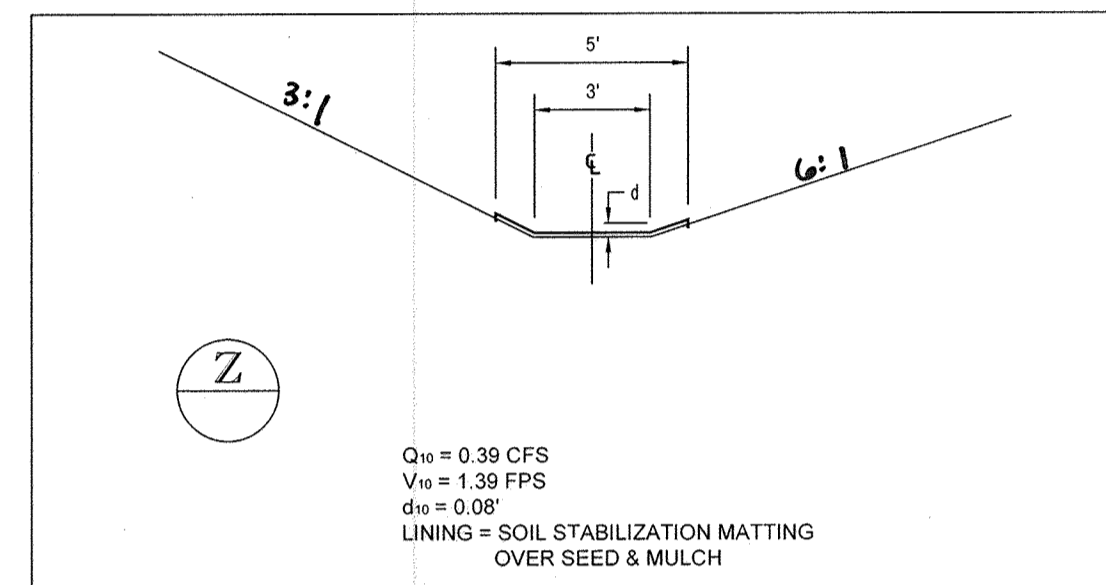
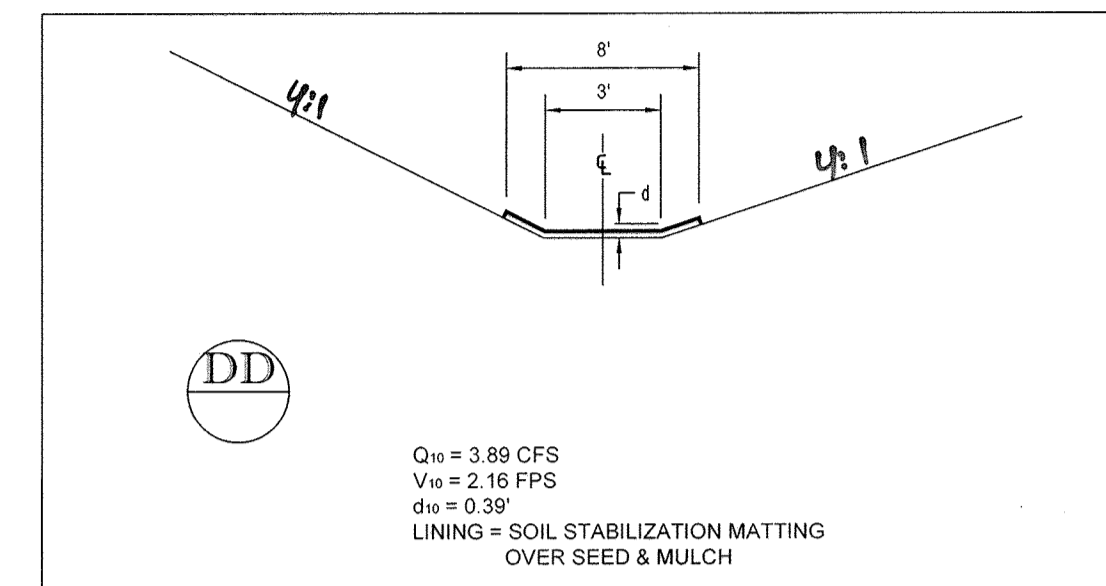
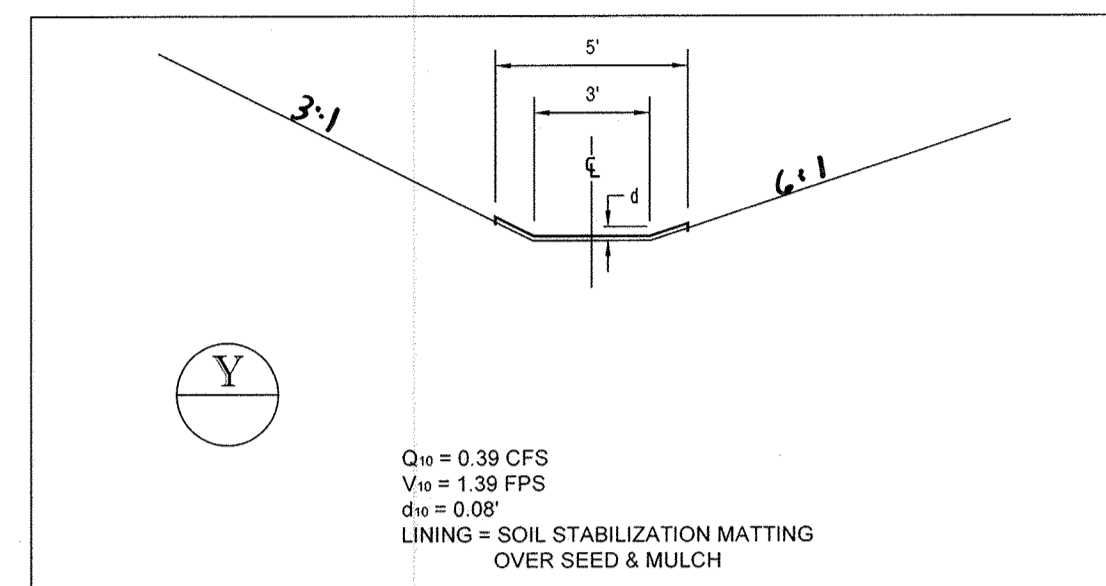
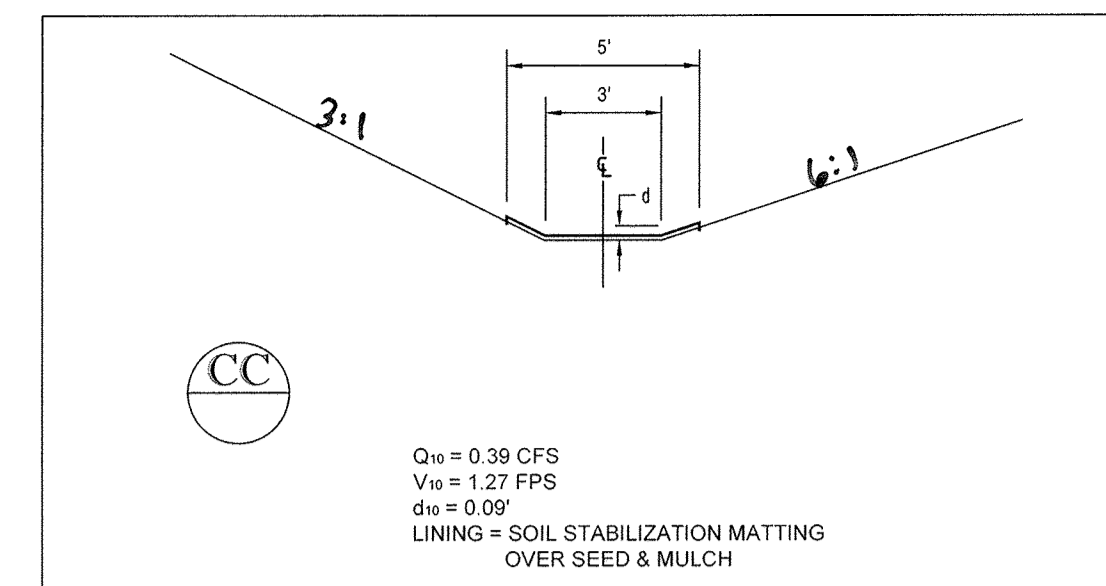
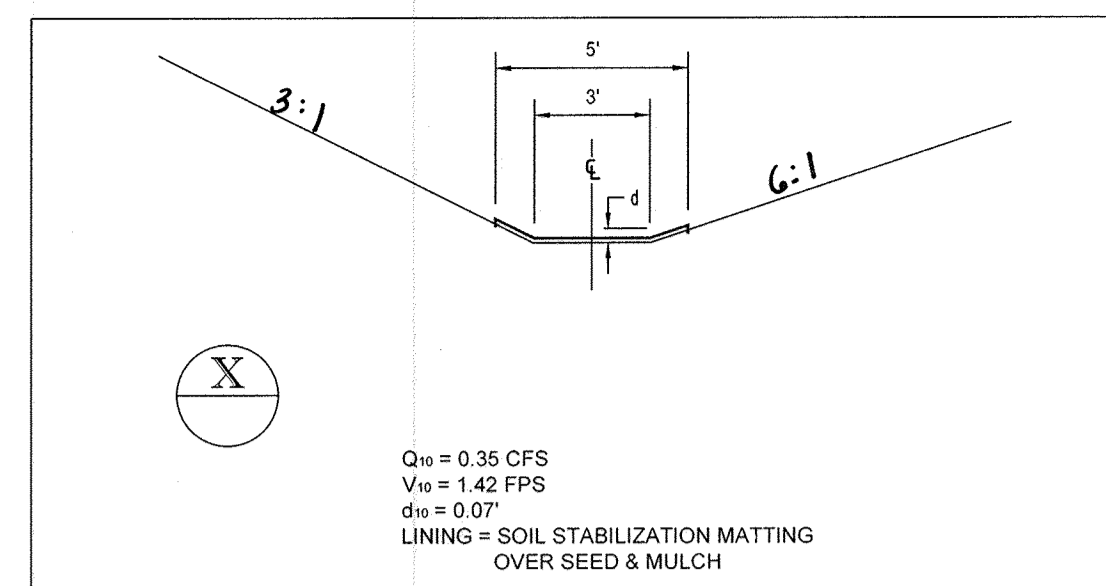
SWALE No. 10 - PLAN
SCALE: 1" = 50'



SWALE No. 11 & 12 - PLAN
SCALE: 1" = 50'



SWALE No. 16 - PLAN
SCALE: 1" = 50'



APPROVED: DEPARTMENT OF PLANNING AND ZONING
 Chief, Division of Land Development *[Signature]* DATE: 2-16-17
 Chief, Development Engineering Division *[Signature]* DATE: 2-14-17
 Director, Department of Planning and Zoning *[Signature]* DATE: 2-24-17

GENERAL NOTE:
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THIS PROJECT. WORK SHALL BE DONE IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE PROJECT ENGINEER OF RECORD OF ANY DISCREPANCIES OR OMISSIONS PRIOR TO THE START OF CONSTRUCTION. FAILURE TO DO SO SHALL BE AT THE CONTRACTOR'S SOLE RISK. THE CONTRACTOR SHALL ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF THE WORK AS DEFINED BY THE DRAWINGS AND SPECIFICATIONS. FULL COMPLIANCE WITH ALL LOCAL, STATE AND FEDERAL REGULATIONS AND CODES.

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

SIGNATURE OF ENGINEER: _____ DATE: _____
 BRANDON R. ROWE, P.E.

DEVELOPER'S CERTIFICATE
 I/WE HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN, AND THAT ANY RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF THE ENVIRONMENT APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ONSITE INSPECTION BY THE HOWARD SOIL CONSERVATION DISTRICT.

NAME: DAN SNYDER DATE: _____
 TITLE: PROJECT MANAGER

| | | | |
|---|---|---------------------------------------|---|
| OWNER: | ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 | DEVELOPER: | ESTATES AT PATAPSCO PARK, LLC 24012 FREDERICK ROAD CLARKSBURG, MD 20861 CONTACT: MR. DAN SNYDER PHONE: (301) 674-8509 |
| PERMIT INFORMATION CHART | | | |
| SUBDIVISION NAME: ESTATES AT PATAPSCO PARK | SECTION/AREA: NA | LOT/PARCEL NO.: 249 - 372 & 386 - 397 | |
| PLAT # OR L.P.F.: #23421 | GRD # 5, 6, 11, 12 | ZONING: R-29 & R-ED | TAX MAP NO.: 17 |
| PREVIOUS FILE NO.: SP-13-012 ECP-13-029 WP-13-165 PB CASE NO. 403 F-14-124 CON.T # 10-3500 (FORCE MAIN) | PLATS 23421 TO 23436 F-16-051 PLATS 23596 - 23609 SDP-16-019 SDP-16-050 SDP-17-009 | ELECT. DISTR. 210 | CENSUS TRACT: 602100 |
| PROFESSIONAL CERTIFICATION I, BRANDON R. ROWE, 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. 40836, EXPIRATION DATE: 7/31/2017 | | | |

BOHLER ENGINEERING
 CORPORATION OFFICE: WARREN, NJ
 OFFICES:
 CLARKSBURG, MD
 FOWERS, MD
 ALBANY, NY
 RICHMOND, VA
 CENTER VALLEY, PA
 TAMPA, FL
 PHILADELPHIA, PA

CIVIL & CONSULTING ENGINEERS
 SURVEYORS
 PROJECT MANAGERS
 ENVIRONMENTAL CONSULTANTS
 LANDSCAPE ARCHITECTS

REVISIONS

| REV | DATE | COMMENT | BY |
|-----|--------|--|-----|
| 19 | 7-2-19 | REVISIONS TO SWALE NO. 9, 10, 11, 12, 16 AND 17 TO BE SHOWN ON LOTS 249 AND 372 AND 386 AND 397. SEE SHEET SDP-17-009 FOR LOTS 249, 299, 309, 319 AND 327. | BRW |

BOHLER ENGINEERING
 THE FOLLOWING STATES REQUIRE NOTIFICATION BY ENGINEERS, DESIGNERS, OR ANY PERSON PREPARING TO DISTURB THE EARTH'S SURFACE ANYWHERE IN THE STATE OF VIRGINIA, MARYLAND, THE DISTRICT OF COLUMBIA, AND DELAWARE CALL: 811
 (VA 1-800-245-4343) (PA 1-800-242-1776) (DC 1-800-237-7777) (VA 1-800-652-7001) (MD 1-800-251-7777) (DE 1-800-282-8525)

| | |
|--------------|----------|
| PROJECT No.: | MD162013 |
| DRAWN BY: | AVG |
| CHECKED BY: | JMA |
| DATE: | 12/28/16 |
| SCALE: | AS SHOWN |
| CAD.D.: | SM2 |

SITE DEVELOPMENT PLANS (PHASE III) FOR ESTATES AT PATAPSCO PARK
 SINGLE FAMILY DETACH UNITS BUILDABLE LOTS 249 - 372, & 386 - 397
 PLAT NOS. 23596 - 23609
 LOCATION OF SITE
 ROGERS AVENUE
 HAWARD COUNTY

BOHLER ENGINEERING
 901 DULANEY VALLEY ROAD, SUITE 801
 TOWSON, MARYLAND 21284
 Phone: (410) 821-7900
 Fax: (410) 821-7987
 www.BohlerEngineering.com

B.R. ROWE
 PROFESSIONAL ENGINEER
 LICENSE NO. 40836

STORMWATER MANAGEMENT NOTES & DETAILS
 SHEET NUMBER:
42 of 43

