

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.

COUNTY HEALTH OFFICER DATE

APPROVED HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

PLANNING DIRECTOR DATE

CHIEF ENGINEER DIVISION OF LAND DEVELOPMENT DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWER AND STORM DRAINAGE SYSTEMS AND ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

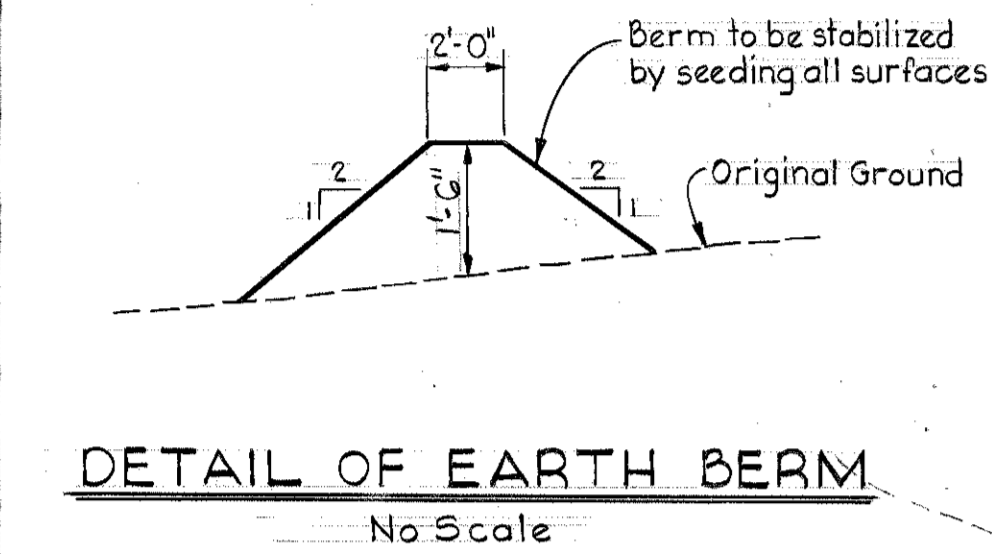
DIRECTOR DATE

CHIEF BUREAU OF HIGHWAYS DATE

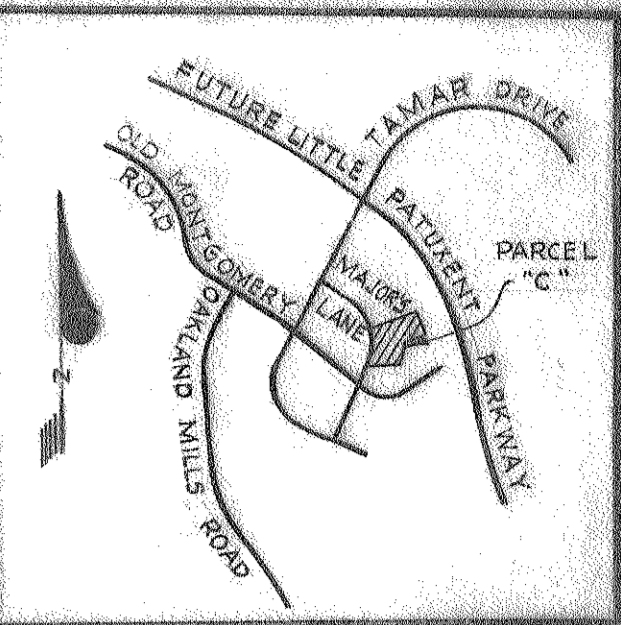
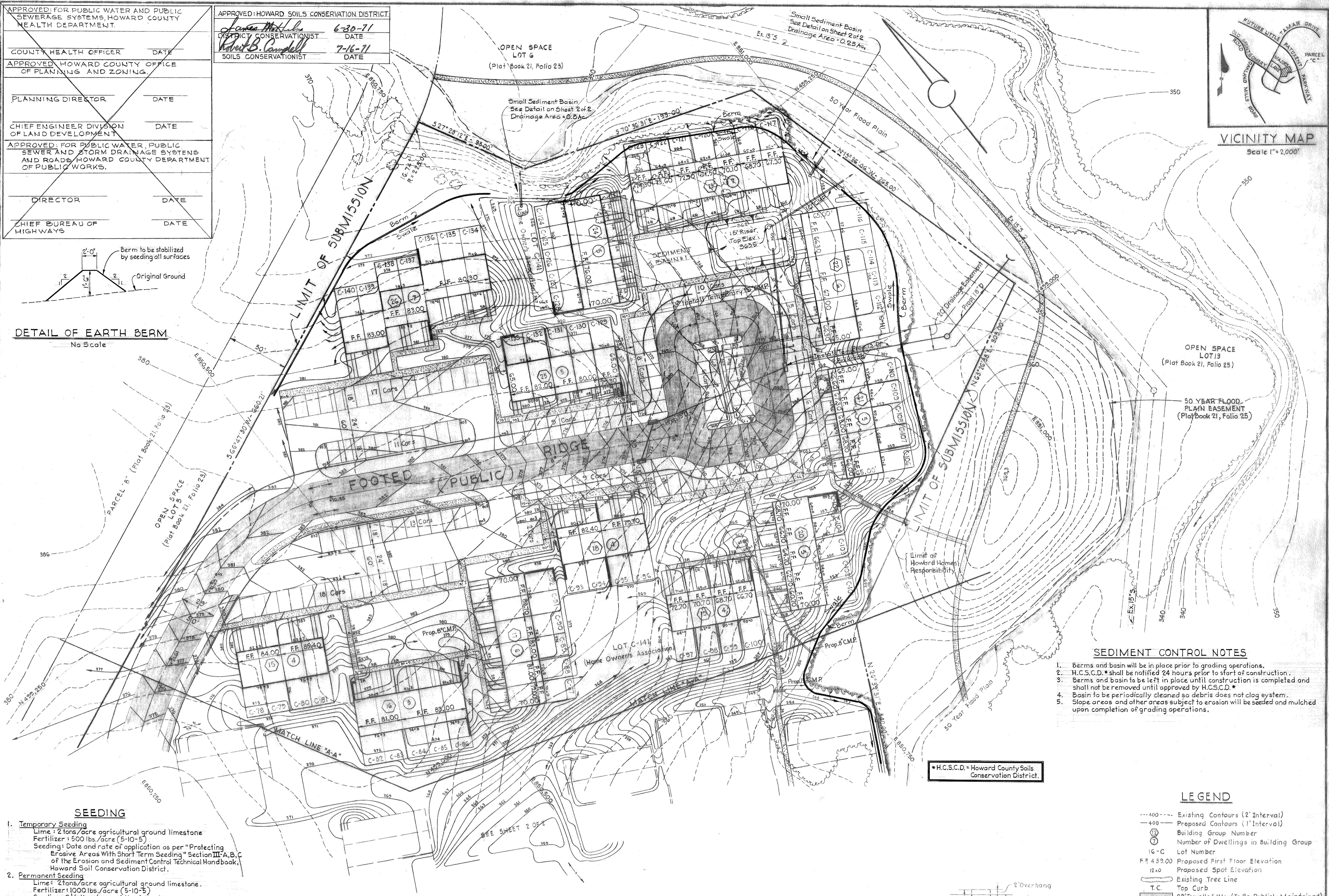
APPROVED HOWARD SOILS CONSERVATION DISTRICT

James M. Lala 6-30-71
DISTRICT CONSERVATIONIST DATE

Robert B. Campbell 7-16-71
SOILS CONSERVATIONIST DATE



DETAIL OF EARTH BERM
No Scale



VICINITY MAP
Scale 1" = 2,000'

- SEEDING**
- Temporary Seeding**
Lime: 2 tons/acre agricultural ground limestone
Fertilizer: 500 lbs./acre (5-10-5)
Seeding: Date and rate of application as per "Protecting Erosive Areas With Short Term Seeding" Section III-A, B, C of the Erosion and Sediment Control Technical Handbook, Howard Soil Conservation District.
 - Permanent Seeding**
Lime: 2 tons/acre agricultural ground limestone.
Fertilizer: 1000 lbs./acre (5-10-5)
Seeding: 2 1/2 lbs./acre of the following:
20% Kentucky bluegrass
20% Marion bluegrass
55% Creeping red fescue
5% Redtop

SPECIAL NOTES

- Topography taken from aerial topo prepared by Mass, Inc. and verified by field-run surveys.
- Recording reference for Parcel "C" is Plat Book 21, Folio 24.
- Water and Sewer facilities are to be provided.
- Open space lots, which include parking spaces and sidewalks shall be owned and maintained by a home owners association. Only the 29' travelled way portion of the 50' road right of way shall be publicly maintained.
- All basements in proposed homes shall be a minimum of 2' above 50 Year Flood Level.

GENERAL NOTES

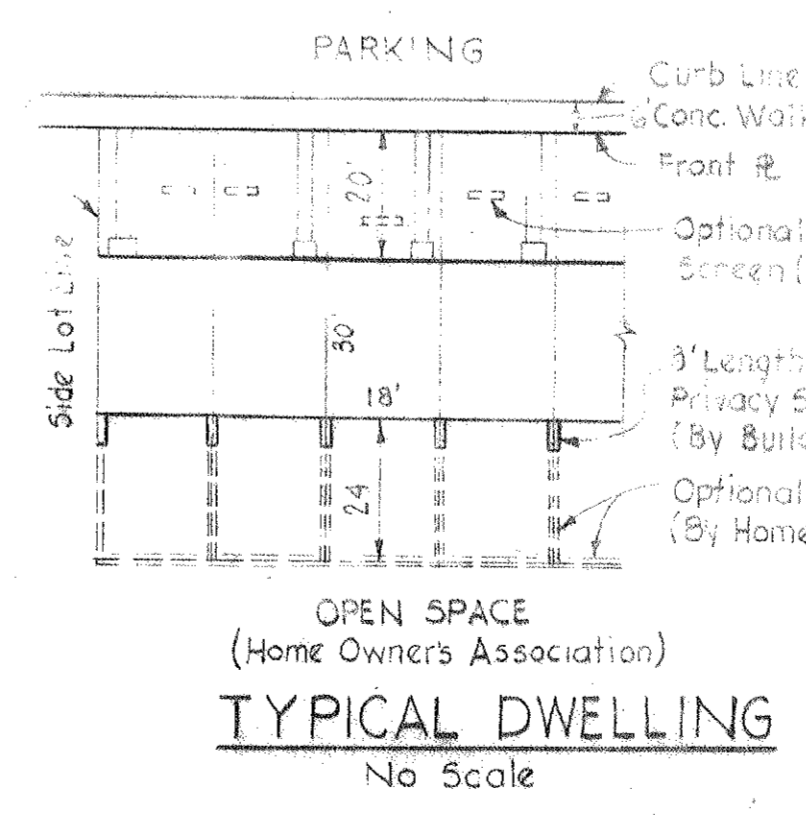
- All entrance walks to dwellings shall be concrete, 3 feet wide.
- All other sidewalks shall be 4' wide concrete, unless otherwise noted.
- Curb return radii for roadways shall be 25' unless otherwise noted.
- Curb return radii for parking areas shall be 2'.
- Minimum setback from all public streets shall be 30'.
- Dwellings shown hereon are 3 bedroom 2 story group dwellings with basements.

- SEDIMENT CONTROL NOTES**
- Berms and basin will be in place prior to grading operations.
 - H.C.S.C.D. shall be notified 24 hours prior to start of construction.
 - Berms and basin to be left in place until construction is completed and shall not be removed until approved by H.C.S.C.D.
 - Basin to be periodically cleaned so debris does not clog system.
 - Slope areas and other areas subject to erosion will be seeded and mulched upon completion of grading operations.

LEGEND

- 400--- Existing Contours (2' Interval)
- 400- Proposed Contours (1' Interval)
- (17) Building Group Number
- (25) Number of Dwellings in Building Group
- 16-C Lot Number
- F.F. 439.00 Proposed First Floor Elevation
- Proposed Spot Elevation
- Existing Tree Line
- T.C. Top Curb
- 29' Travelled Way (To Be Publicly Maintained)
- Walkway System
- Proposed Tree Line

NOTE: ALL LOTS SHALL BE 18'x74' UNLESS OTHERWISE SHOWN ON PLAN



TYPICAL DWELLING
No Scale

PARKING SPACE
No Scale

SITE ANALYSIS

Existing Zoning - New Town District (Single Family - Attached)	15.123 Ac.
Final Development Plan Phase 89 - Plat Book 20, Folios 21 thru 31	
Total Area	12.598 Ac.
Area of Lots	2.525 Ac.
Area of Road	0
Area of Open Space	
Maximum Density	10 DU/Ac.
Dwelling Units Permissible	151
Dwelling Units Proposed	140
Parking Spaces Required	480
Parking Spaces Proposed	280

HOWARD HOMES, INC.
OWNER AND DEVELOPER
PO BOX 802 COLUMBIA MD 21045

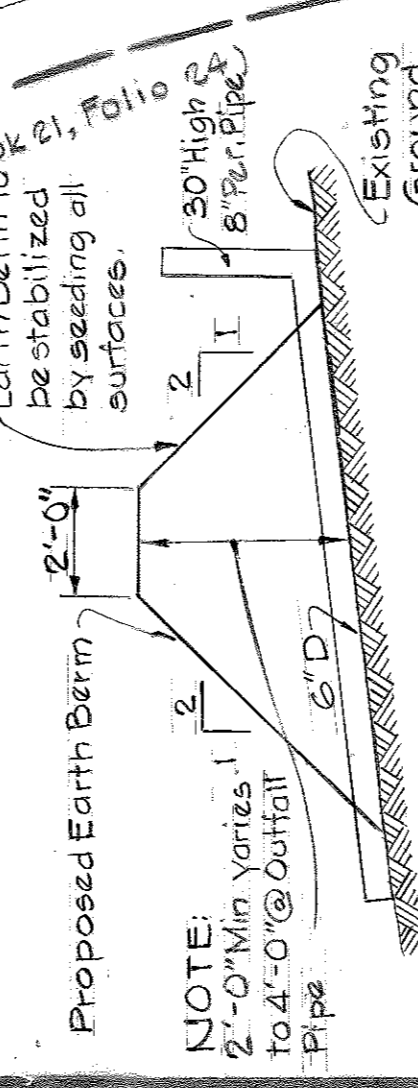
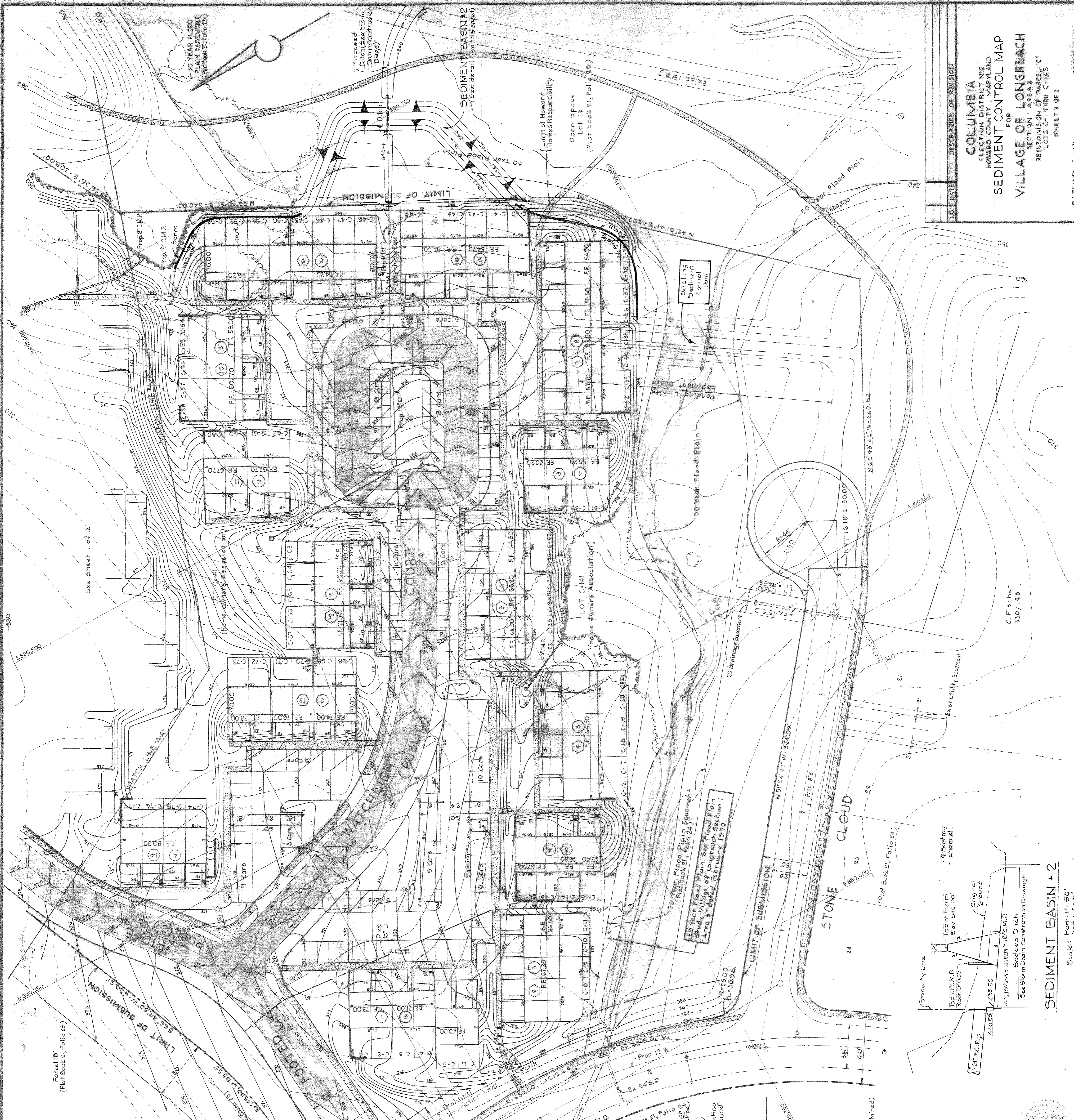
WHITMAN REQUARDT & ASSOCIATES
ENGINEERS
1904 ST. PAUL STREET
BALTIMORE, MARYLAND

Kenneth A. McCord PE 1374

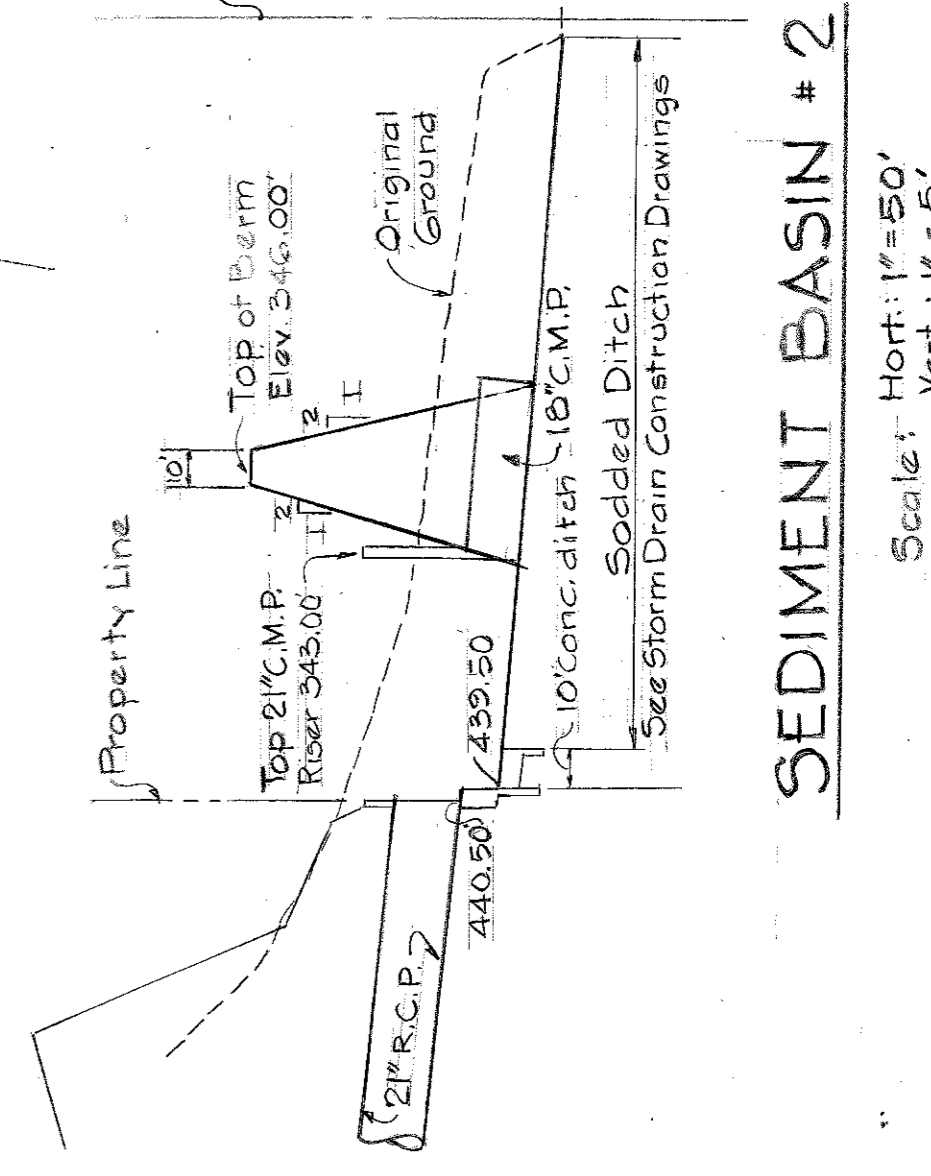
NO.	DATE	DESCRIPTION OF REVISION
COLUMBIA ELECTION DISTRICT N96 HOWARD COUNTY, MARYLAND SEDIMENT CONTROL MAP FOR VILLAGE OF LONGREACH SECTION 1 AREA 2 RESUBDIVISION OF PARCEL "C" LOTS C-1 THRU C-145 SHEET 1 OF 2		
DATE: May 5, 1971		SCALE: 1" = 30'

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DIRECTOR	DATE
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APPROVED: HOWARD SOIL CONSERVATION DISTRICT	DATE
6-30-71	DATE
6-30-71	DATE
7-16-71	DATE
7-16-71	DATE

OF HOWARD COUNTY
 SOILS CONSERVATION DISTRICT
 DATE 7-16-71



- LEGEND**
- Existing Contours (1' Interval)
 - Proposed Contours (1' Interval)
 - Building Group Number
 - ① Number of Dwellings in Building Group
 - 16-C Lot Number
 - FF 439.00 Proposed First Floor Elevation
 - 13.0 Proposed Spot Elevation
 - Existing Tree Line
 - T.C Top Curb
 - 2' 3" Travelled Way (to Be Publicly Maintained)
 - Walkway System
 - Proposed Tree Line



HOWARD HOMES, INC.
 OWNER AND DEVELOPER
 PO BOX 802 COLUMBIA MD 21045
WHITMAN REQUARDT & ASSOCIATES
 ENGINEERS
 1304 57 PAUL STREET
 BALTIMORE, MARYLAND
 Kenneth A. McCord P.E. 1974

NO. DATE DESCRIPTION OF REVISION
COLUMBIA
 ELECTION DISTRICT NO. 1
 HOWARD COUNTY, MARYLAND
SEDIMENT CONTROL MAP
 FOR
VILLAGE OF LONGREACH
 SECTION 1 AREA 2
 REUBDIVISION OF PARCEL "C"
 LOTS C-1 THRU C-145
 SHEET 2 OF 2
 DATE: May 5, 1971
 SCALE: 1" = 30'
 S.D.P. 71-87-C

SEDIMENT BASIN # 2
 Scale: Hor: 1" = 50'
 Vert: 1" = 5'