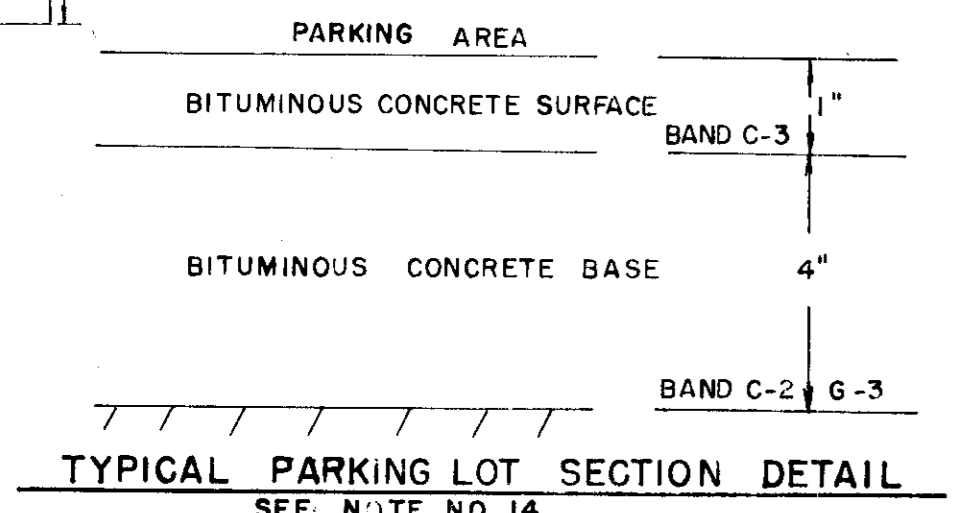


GENERAL NOTES

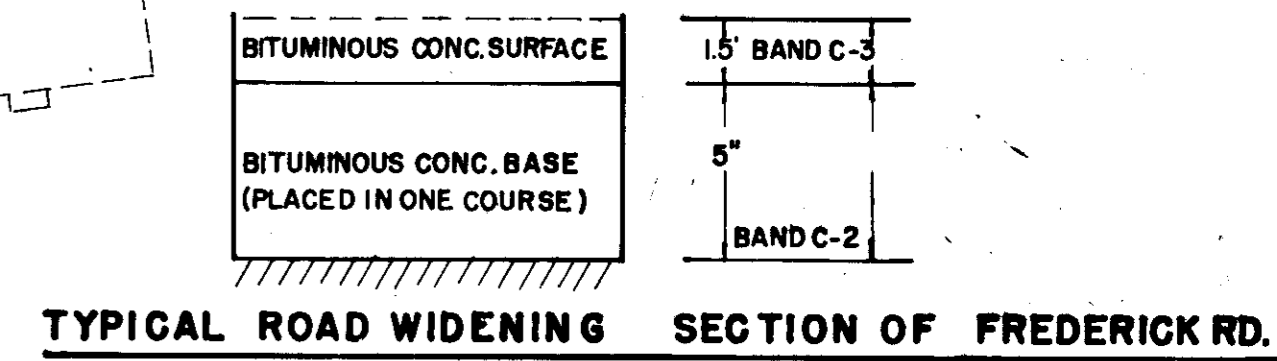
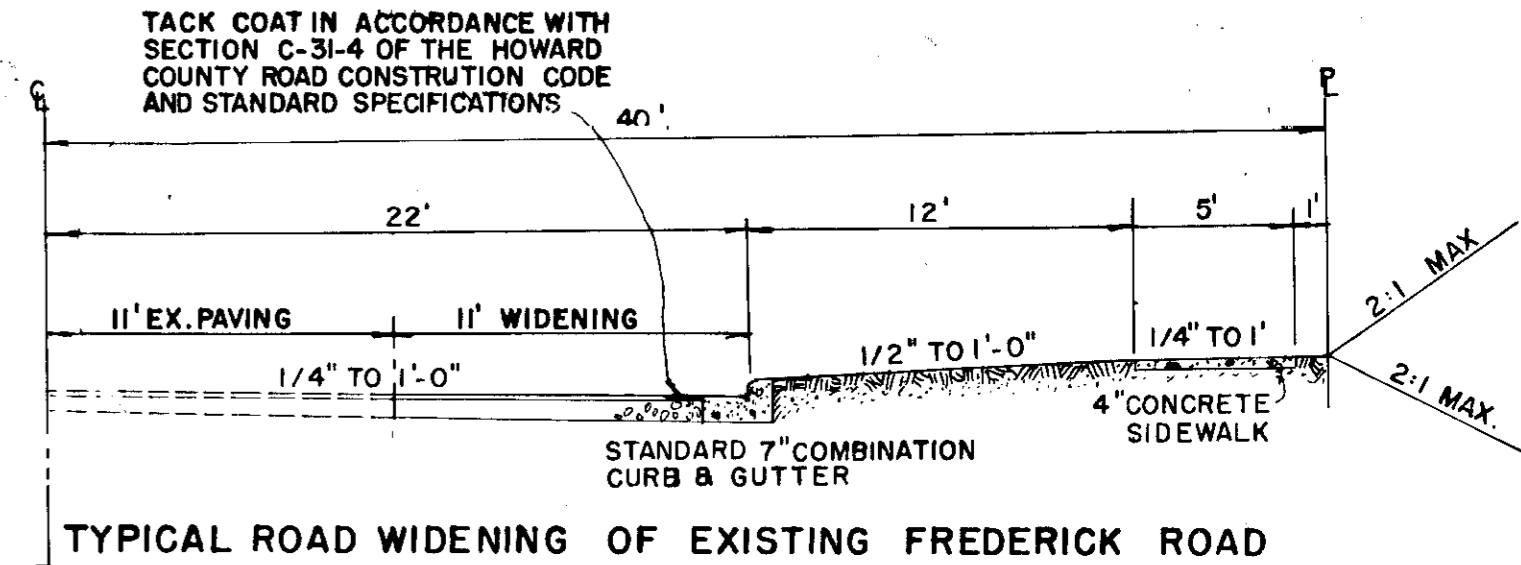
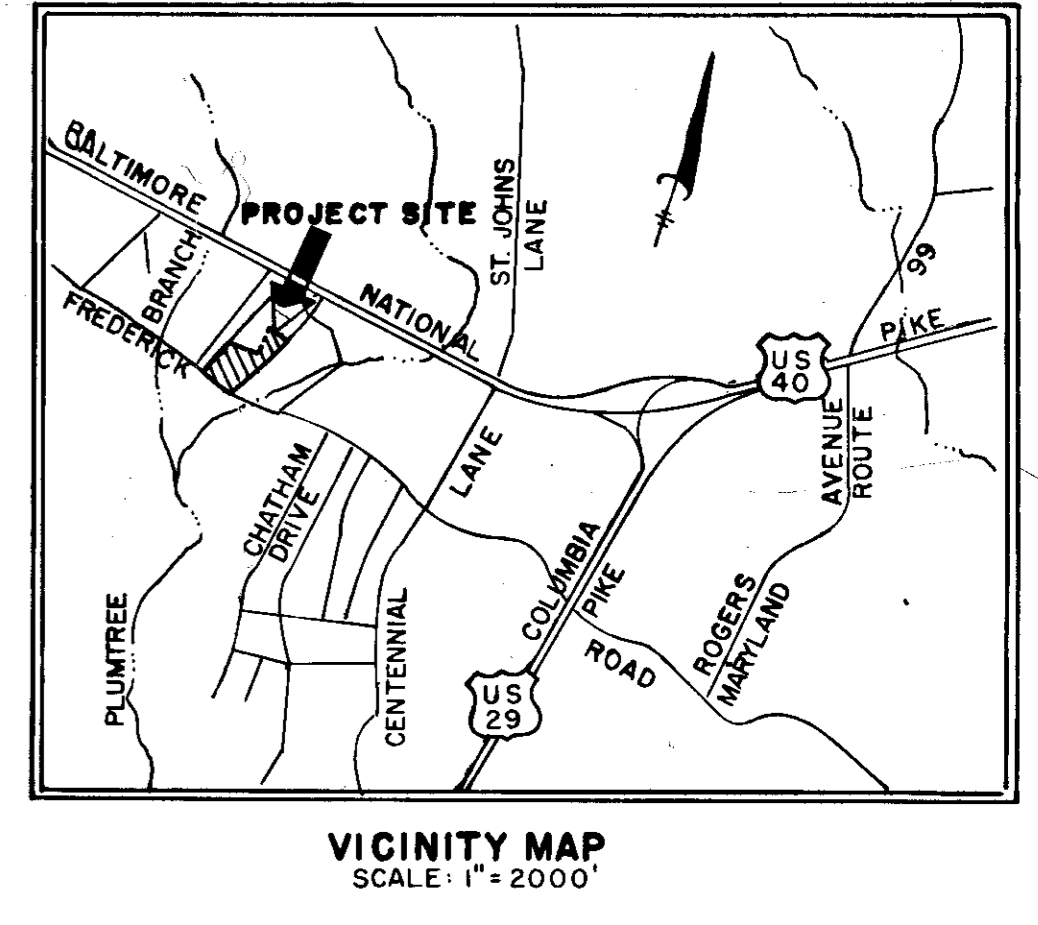
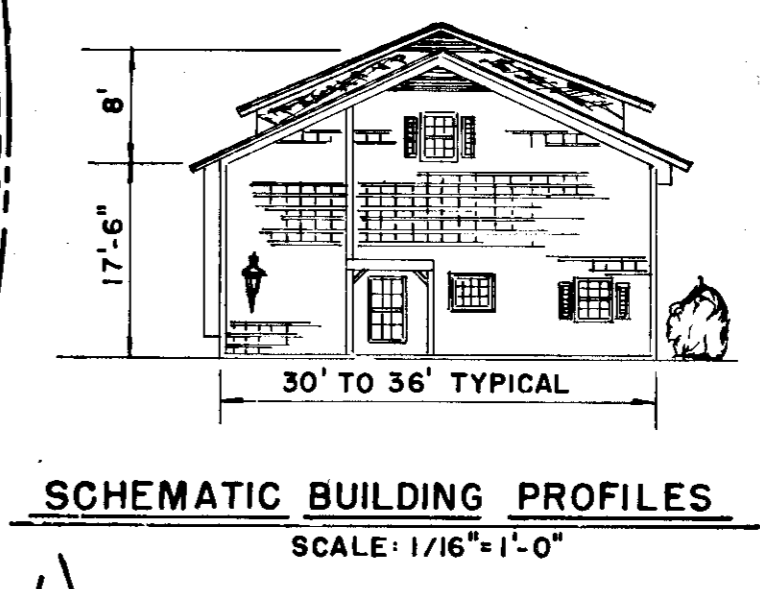
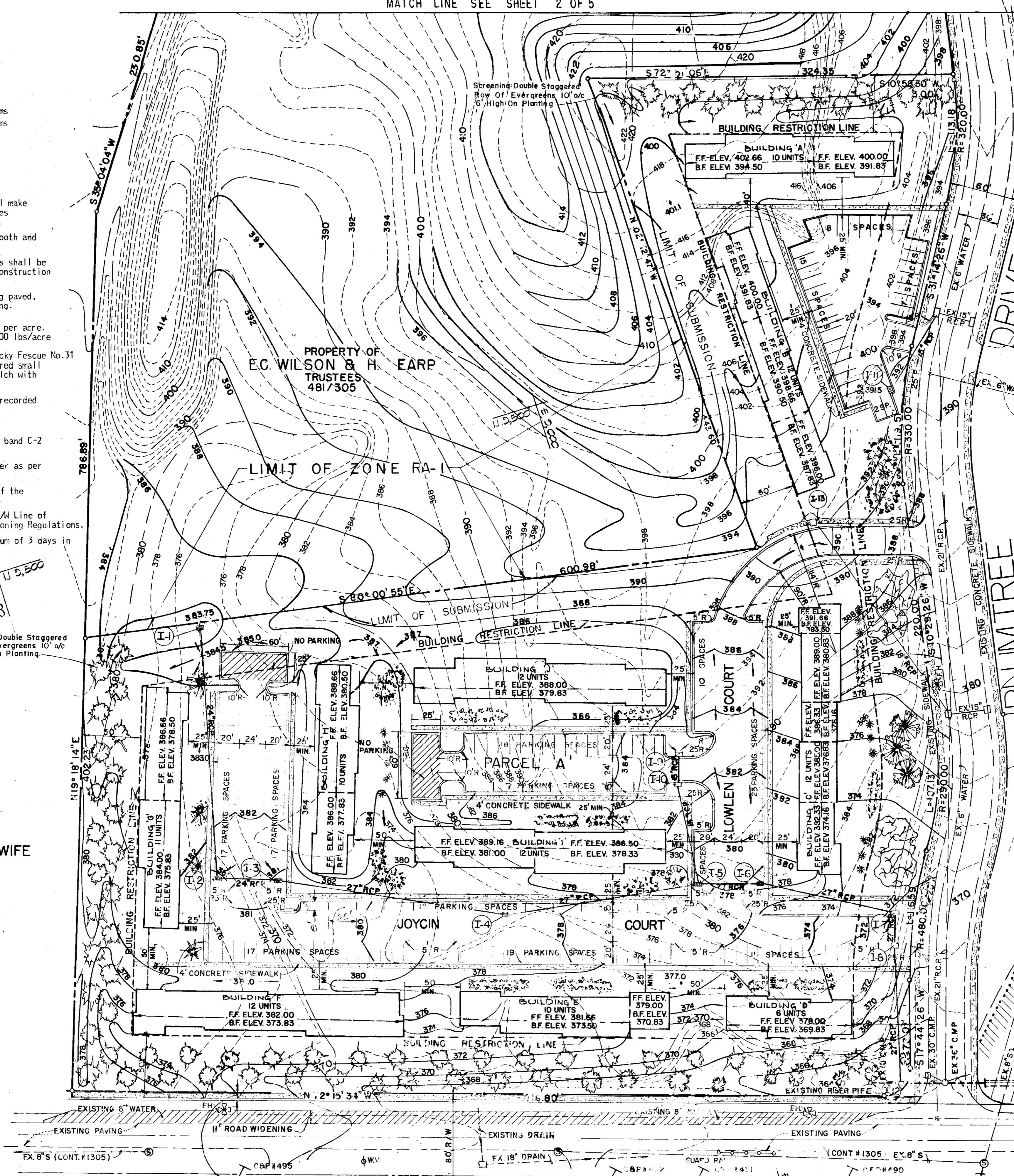
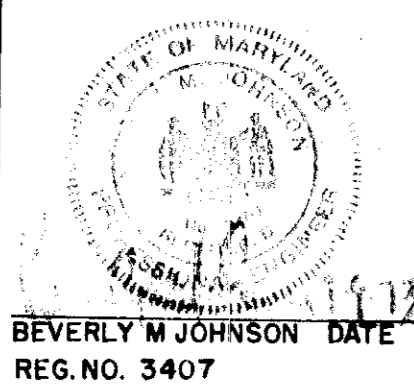
- 1) Present Zoning - RA - 1
- 2) a) Total Acreage - 10.00 Ac
b) Area of Road Dedication - 0.12 Ac
c) Net Area - 9.88 Ac
- 3) Number of units allowed - 120
Number of units provided - 107 - COVERAGE 15% - 31 Units 4 Bedrooms
76 Units 3 Bedrooms
- 4) Number of Parking spaces required - 161
Number of parking spaces provided - 180
- 5) All parking spaces to be 10' x 20'
- 6) All interior roads shall be privately owned.
- 7) Public water and sewerage systems will be used.
- 8) Proposed grades contours represent finished grades, contractor shall make allowances to subgrade for topsoil, paving and other surface finishes as required.
- 9) Contours and elevations are controls only. All grading is to be smooth and continuous.
- 10) In accordance with the latest revisions of The Howard County Road Construction Code and Standard Specifications.
- 11) All areas disturbed by grading or Contractor's operations, not being paved, shall be topsoiled, seed and mulched in accordance with the following:
 - (a) place 3" compacted layer of topsoil to finished grade.
 - (b) spread pulverized dolomitic limestone at the rate of one ton per acre.
 - (c) spread 10-10 commercial grade fertilizer at the rate of 1000 lbs/acre and immediately disc into topsoil to a depth of 3".
 - (d) see prepared areas at the rate of 200 lbs/acre using Kentucky Fescue No.31
 - (e) mulch all areas immediately after seeding with underweathered small grain, straw or hay at the rate of 1.5 tons/acre, spray mulch with emulsified asphalt at the rate of 0.24 gals/ sq.yd.
- 12) Location of existing utilities is approximate and is obtained from recorded drawings.
- 13) See Architectural drawings for building dimensions.
- 14) All parking lot paving shall consist of 4" Bituminous Concrete Base band C-2 or G-3 and 1" Bituminous concrete surface course band C-3.
- 15) All curbs to be Howard County Standard 7" combination curb and gutter as per Standard Details No. D-40.
- 16) This site plan to be done in accordance with Sections 704-705-708 of the Howard County Zoning Regulations.
- 17) Minimum building setback restrictions from property lines and the RA Line of any public road or street to be in accordance with Howard County Zoning Regulations.
- 18) The Contractor shall notify the following utility companies a minimum of 3 days in advance of Construction operations.
Bell Telephone System 393-3649
Long Distance Cable Division 393-3553
Baltimore Gas and Electric Co. 539-8000
- 19) No fences or walls shall be constructed on this site.
- 20) All sidewalks to be 4'-0" wide concrete.
- 21) DENOTES NO PARKING AREA
- 22) DENOTES SIZE OF PARKING SPACE.(TYPICAL) UNLESS OTHERWISE NOTED



PROPERTY OF
FREDRICKS J. GILTY & WIFE
398/693

APPROVED:	FOR PUBLIC WATER, PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS	DATE	6/14/74
	DIRECTOR		
APPROVED:	HOWARD COUNTY OFFICE OF PLANNING AND ZONING	DATE	6-25-74
	PLANNING DIRECTOR		
APPROVED:	FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT	DATE	6/19/74
	COUNTY HEALTH OFFICER		

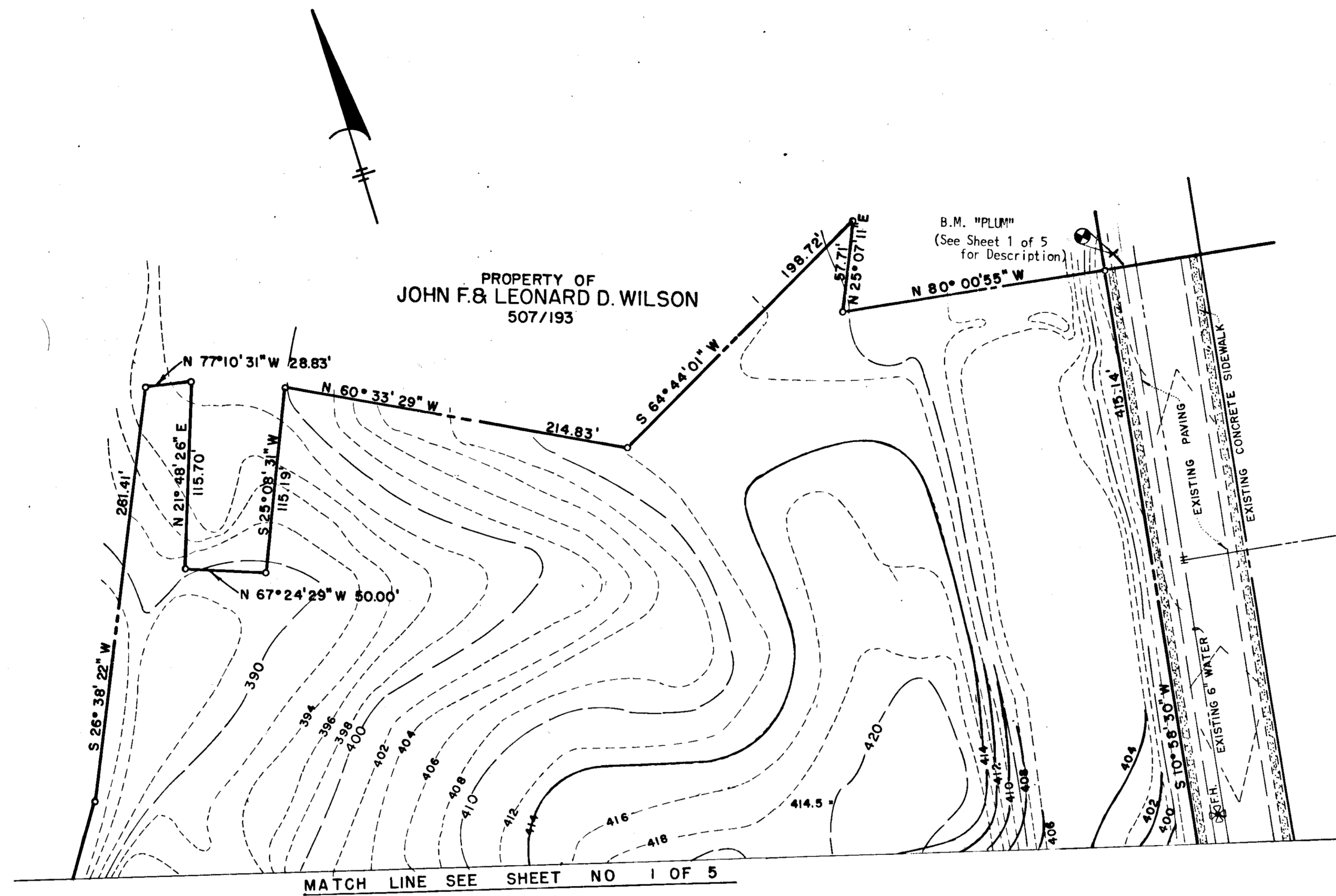
PURDUM & JESCHKE
CONSULTING ENGINEERS
AND LAND SURVEYORS
1023 N. CALVERT STREET
BALTIMORE, MARYLAND
21202



BENCH MARKS
B.M. "PLUM" (Sheet 2 of 5) Elev. 394.38
2 cut nails in O&E pole #331728 and C&P #14 at end of Plumtree Drive.
B.M. "RAIL" Elev. 368.22
P.N. nail in top of first guard rail post east of bridge on Old Frederick Road.

REVISION 2	APRIL 23, 1974
CHECKED & REVISED:	APRIL 3, 1974
DES. BY:	M. ELMENSHAWY
DRN. BY:	D. Souders
CKD. BY:	M. ELMENSHAWY
OWNER:	GLENWOOD REALTY CO.
DEVELOPER:	PLUMTREE CONSTR. CO.
	7779 NEW YORK LANE GLEN BURNIE, MARYLAND 21061
	TELEPHONE NO 776-6366

SITE DEVELOPMENT PLAN OF SECTION 2
PLUMTREE APARTMENTS
2ND. ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
SCALE: 1" = 50'
SHEET NO. 1 OF 5



APPROVED: FOR PUBLIC WATER, PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
William G. Utter 6/14/74
 DIRECTOR DATE
D. W. Millard 6/12/74
 CHIEF, BUREAU OF HIGHWAYS DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.
Thomas H. Harris Jr. 6-25-74
 PLANNING DIRECTOR DATE
J. H. Lawson 6/19/74
 CHIEF, DIVISION OF LAND DEVELOPMENT AND TRANSPORTATION PLANNING DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT
William W. W. 6/18/74
 COUNTY HEALTH OFFICER DATE

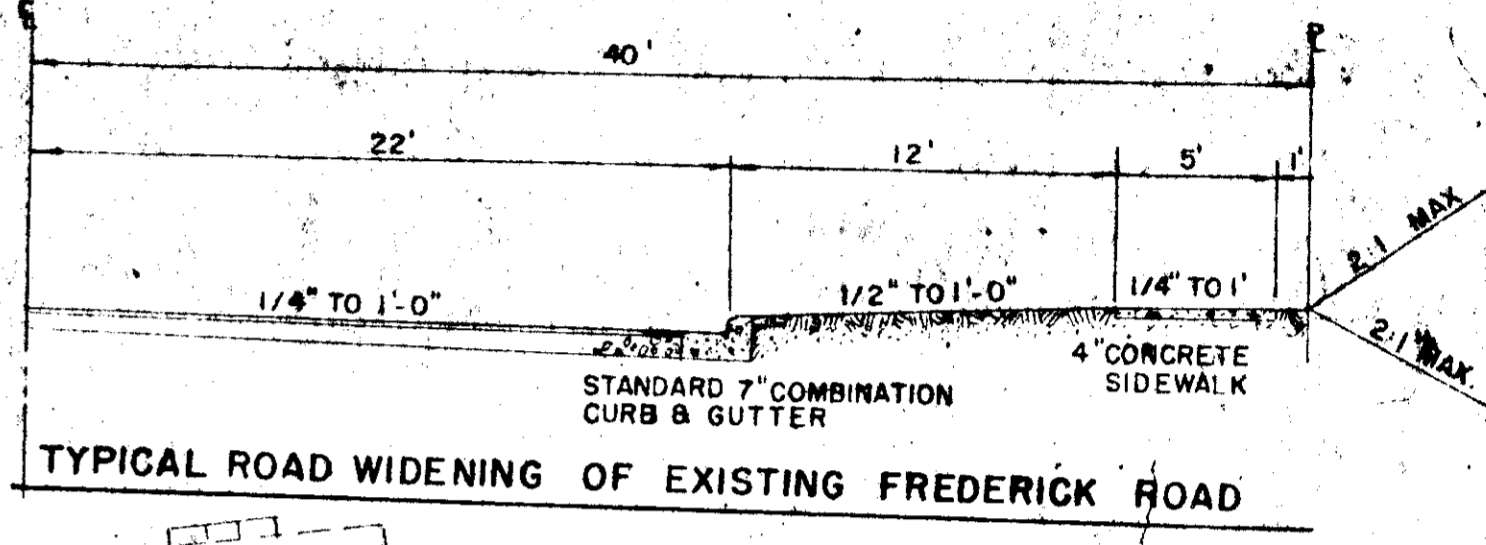
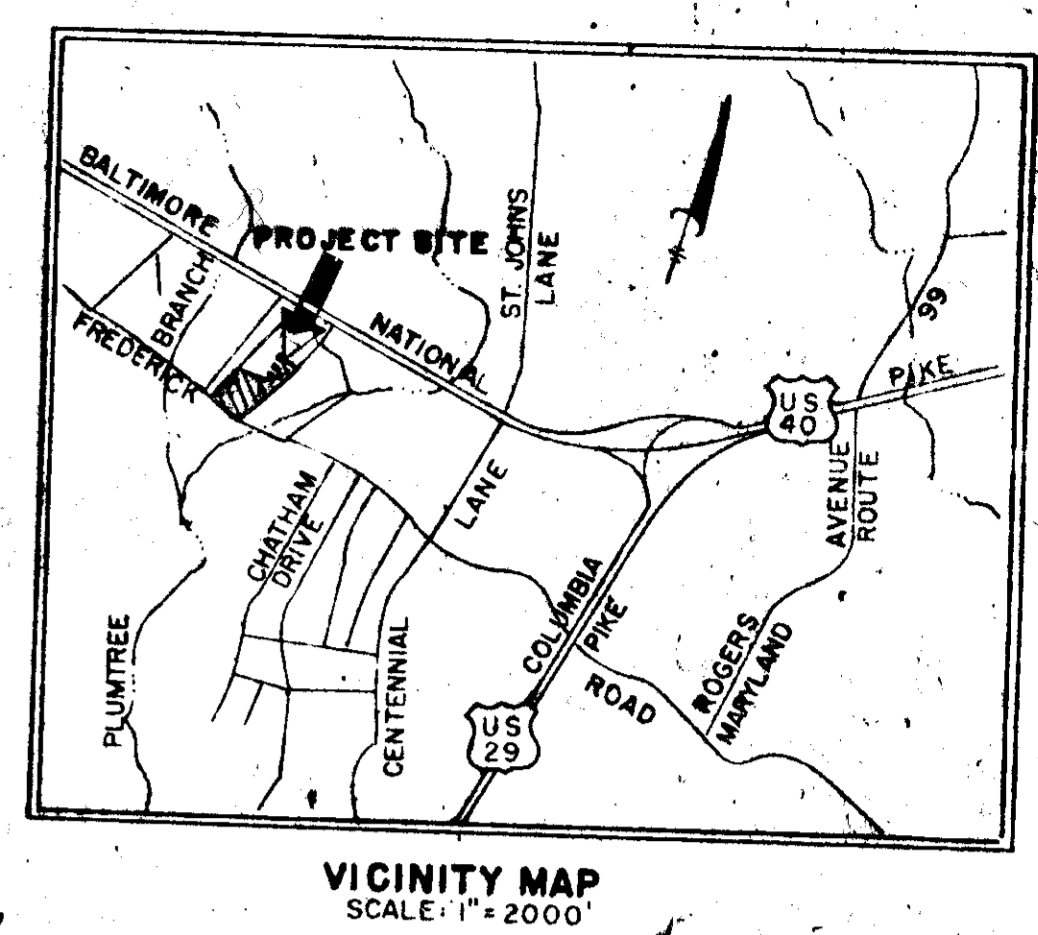
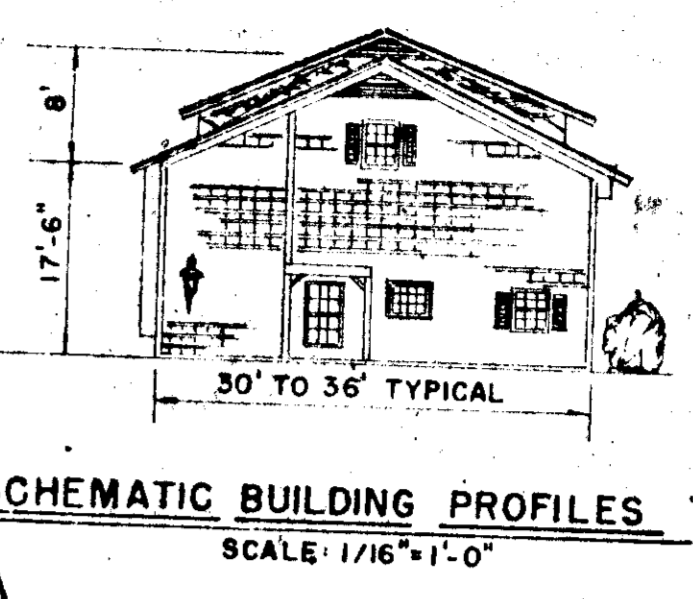
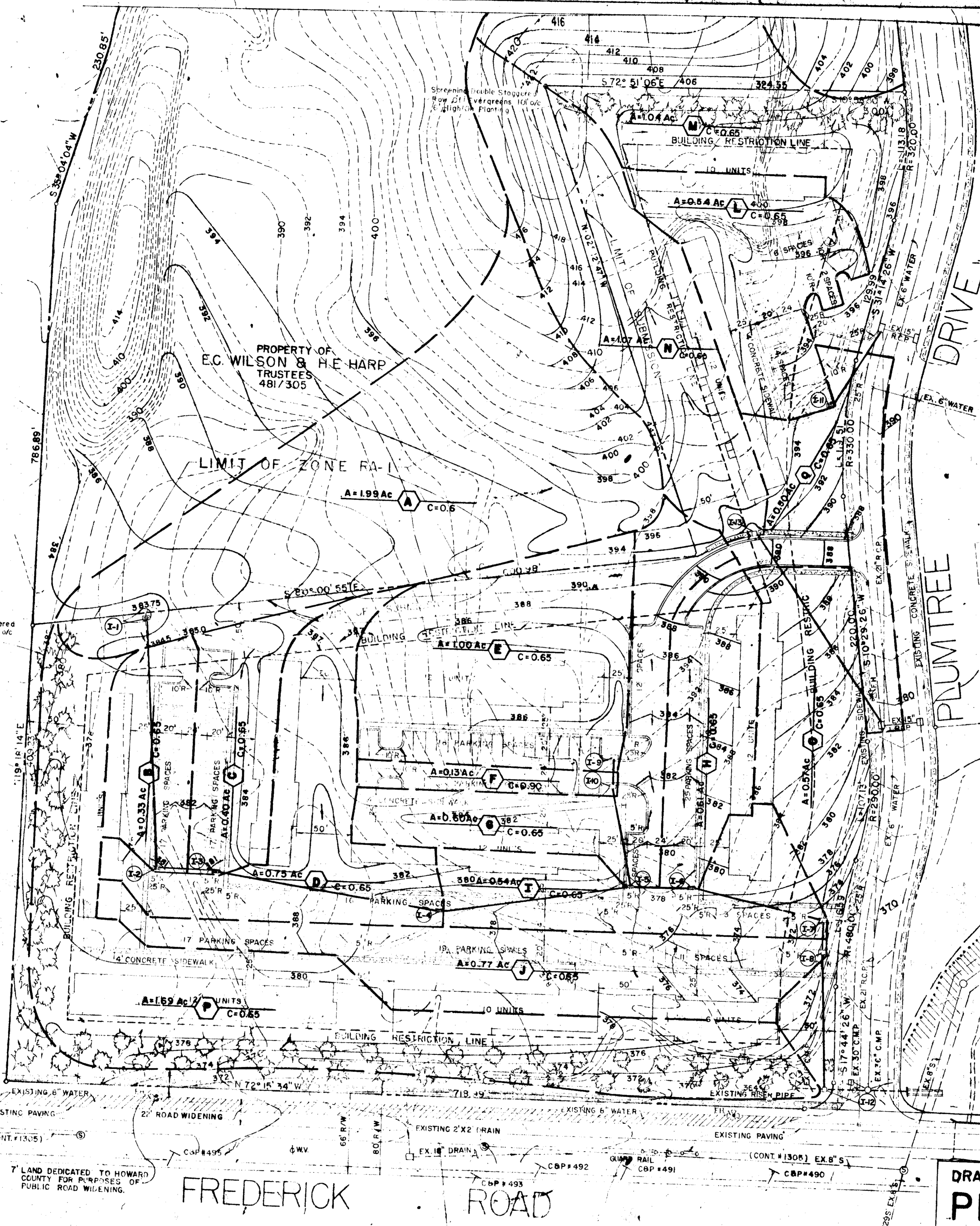
PURDUM & JESCHKE
 CONSULTING ENGINEERS
 AND LAND SURVEYORS
 1023 N. CALVERT STREET
 BALTIMORE, MARYLAND
 21202

BEVERLY M. JOHNSON DATE
 REG. NO. 3407

DES. BY: M. ELMENSHAWY
 DRN. BY: D. SOUDERS
 CKD. BY: M. ELMENSHAWY

OWNER: GLENWOOD REALTY CO.
 DEVELOPER: PLUMTREE CONSTR. CO.
 7779 NEW YORK LANE
 GLEN BURNIE, MARYLAND 21061
 TELEPHONE NO 776-6366

SITE DEVELOPMENT PLAN OF SECTION 2
PLUMTREE APARTMENTS
 2 ND. ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
 SCALE: 1" = 50'
 SHEET NO 20F5



PROPERTY OF
FREDRICKUS J. GILTAY & WIFE
398/693

APPROVED: For public water, public sewerage, storm drainage systems and public roads. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
Director: *W. G. O'Connell* Date: 6/15/74

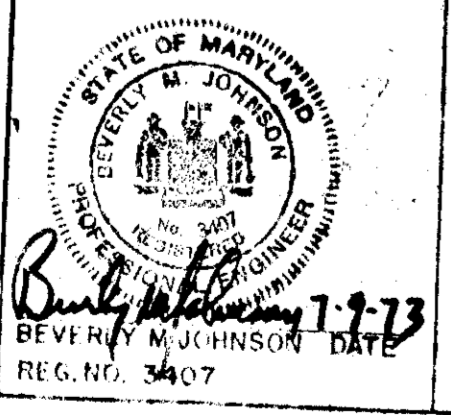
APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.
Chief, Bureau of Highways: *D. M. McPherson* Date: 6/12/74

APPROVED: Planning Director: *S. Thomas* Date: 6/25/74

Chief Engineer: Division of Land Development and Transportation Planning: *[Signature]* Date: 6/14/74

APPROVED: For public water and public sewerage systems. HOWARD COUNTY HEALTH DEPARTMENT.
County Health Officer: *[Signature]* Date: 6/14/74

PURDUM & JESCHKE
CONSULTING ENGINEERS
AND LAND SURVEYORS
1023 N. CALVERT STREET
BALTIMORE, MARYLAND
21202



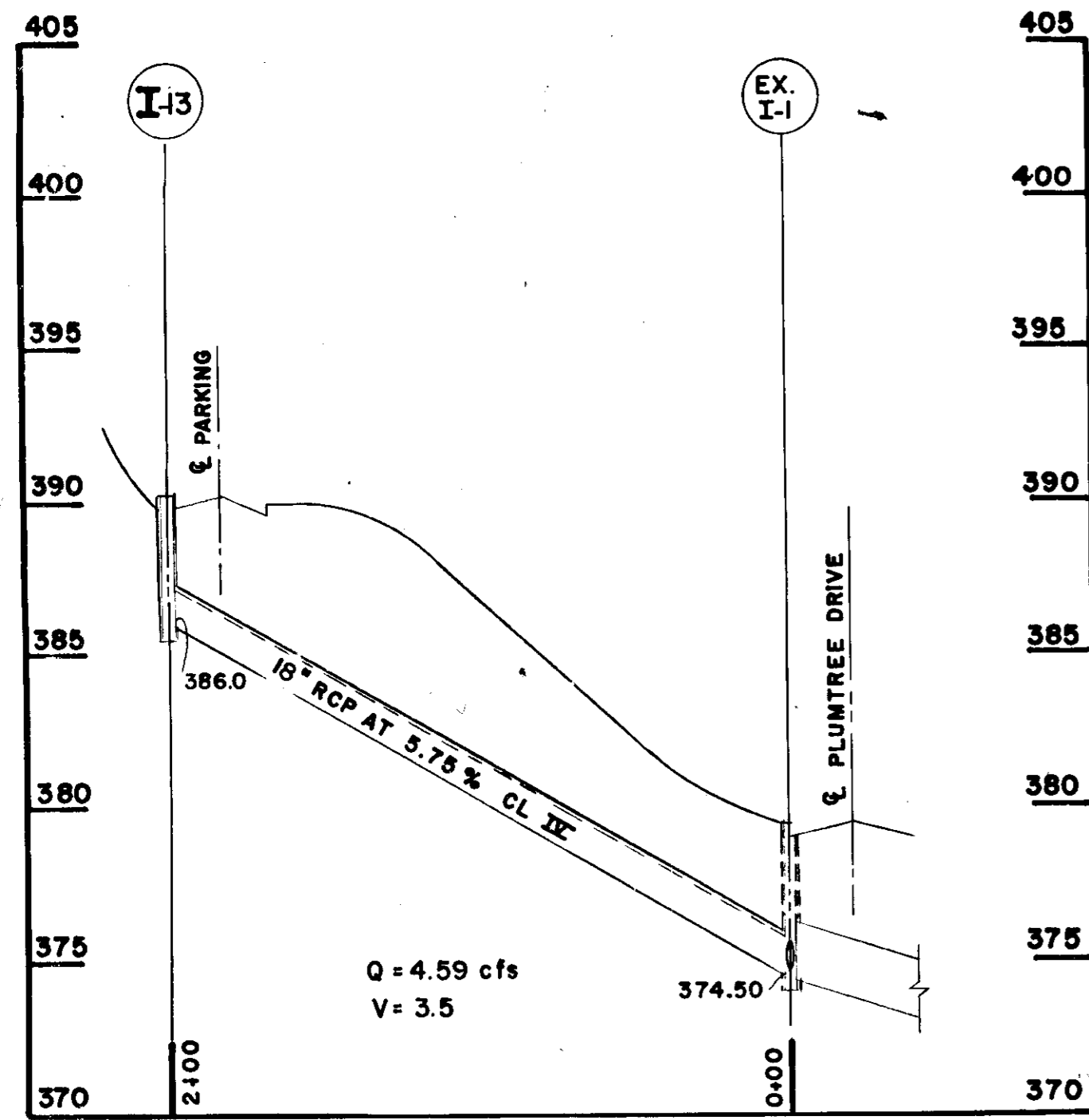
LAND DEDICATED TO HOWARD COUNTY FOR PURPOSES OF PUBLIC ROAD WIDENING.

FREDERICK ROAD

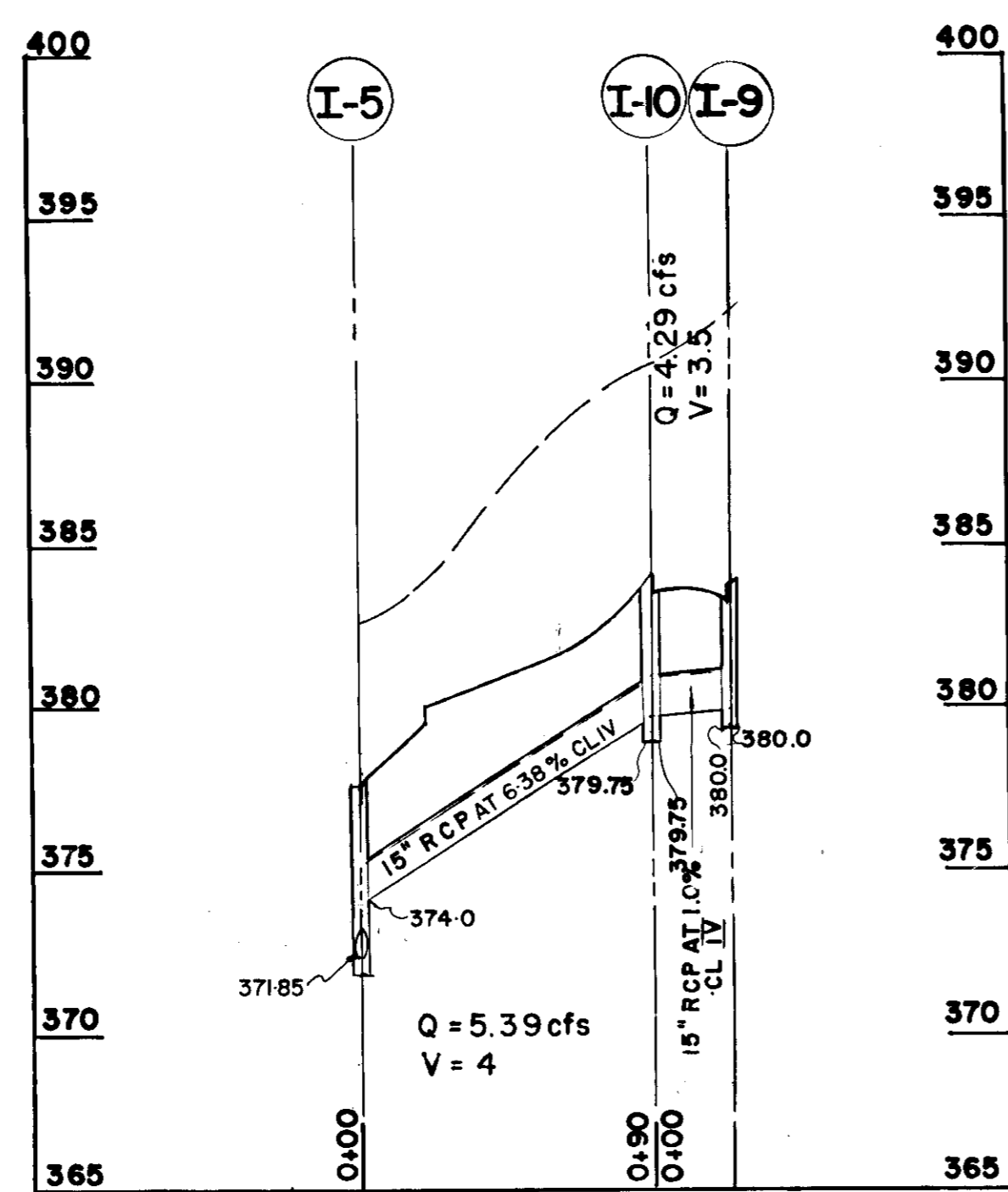
DRAINAGE AREA MAP OF SECTION 2
PLUMTREE APARTMENTS
2ND. ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
SCALE: 1" = 50'

DES. BY: M. ELMENSHAWY
DRN. BY: D. SOUDERS
CHK. BY: M. ELMENSHAWY
CHECKED & REVISED: APRIL 3, 1974
OWNER: GLENWOOD REALTY CO.
DEVELOPER: PLUMTREE CONSTR. CO.
7779 NEW YORK LANE
GLEN BURNIE, MARYLAND 21061
TELEPHONE NO 776-6366

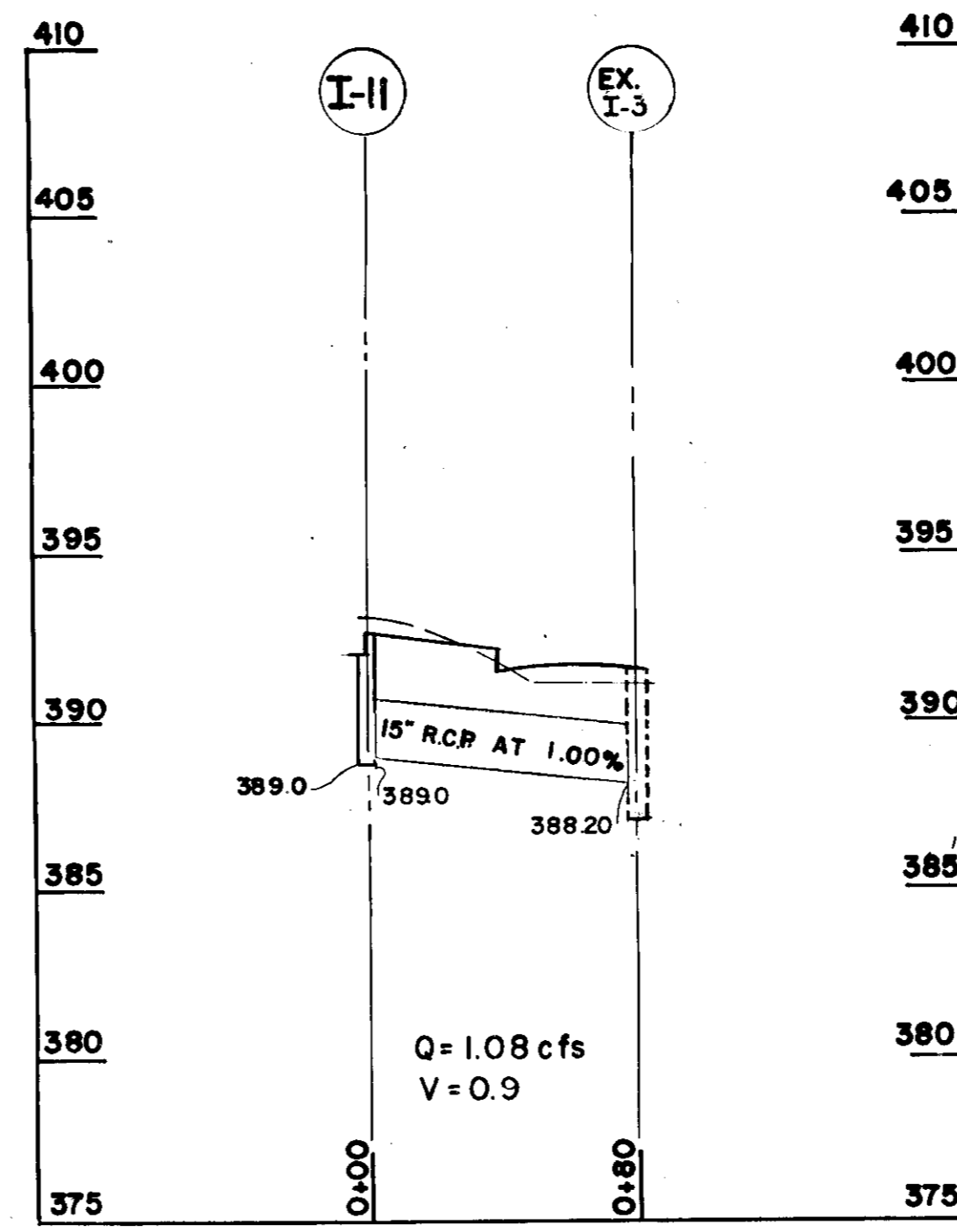
Proposed contours to be taken from site development Plan, Sheet 1 of E.



SCALE: VERT. 1"=5'
HORIZ. 1"=50'

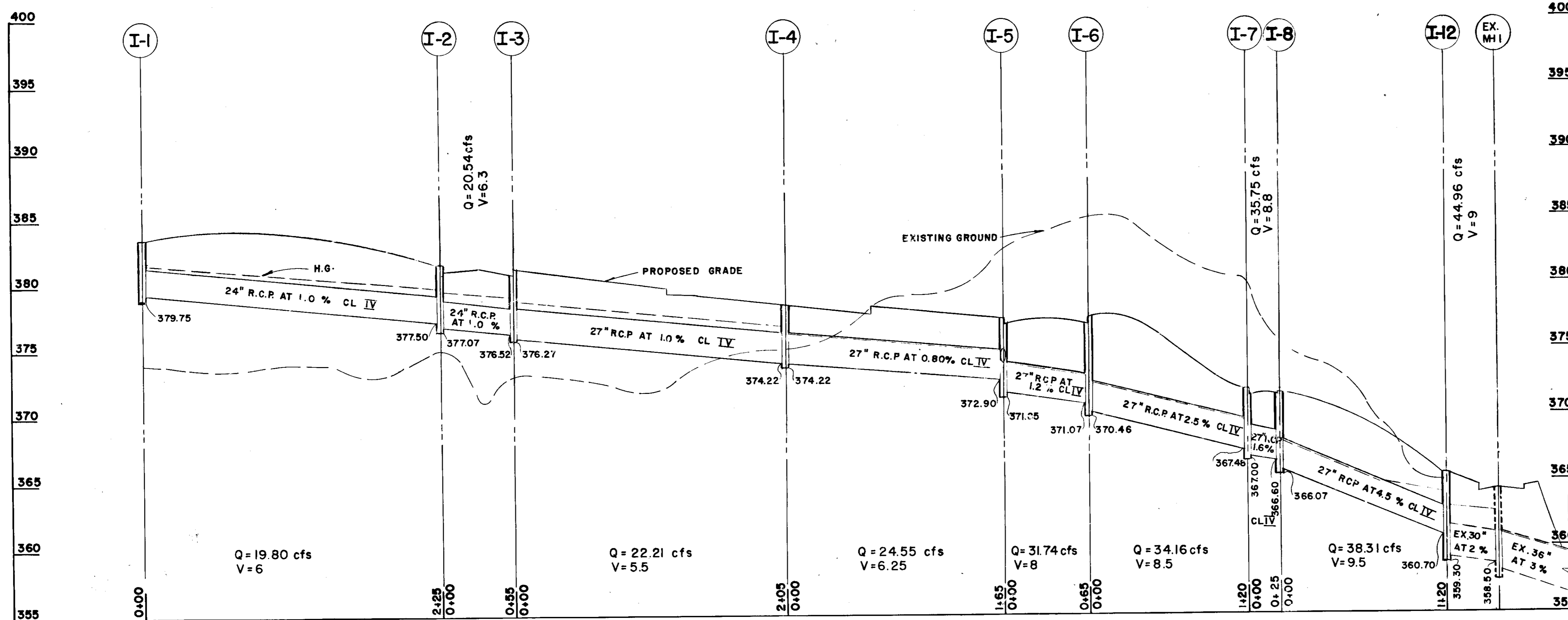


SCALE: VERT. 1"=5'
HORIZ. 1"=50'



SCALE: VERT. 1"=5'
HORIZ. 1"=50'

STRUCTURE		SCHEDULE			
NO.	TYPE	INV. IN	INV. OUT	TOP ELEV.	REMARKS
I-1	D		379.75	383.75	HO. CO. SDD 34
I-2	A-2 (5')	377.50	377.07	381.76	HO. CO. SDD 30
I-3	A-2 (5')	376.52	376.27	381.58	HO. CO. SDD 30
I-4	A-2 (5')	374.22	374.22	378.60	HO. CO. SDD 30
I-5	A-2 (5')	372.90	371.85	377.50	HO. CO. SDD 30
I-6	A-2 (5')	371.07	370.46	377.50	HO. CO. SDD 30
I-7	B-2 (5')	367.48	367.00	372.00	HO. CO. SDD 32
I-8	B-2 (5')	366.60	366.07	371.50	HO. CO. SDD 32
I-9	A-2 (5')		380.00	383.50	BACK & FRONT OPENING HO. CO. SDD 30
I-10	B-2 (5')	379.75	379.75	384.00	HO. CO. SDD 32
I-11	A-2 (5')		388.50	392.00	HO. CO. SDD 30
I-12	D	360.70	359.30	365.60	HO. CO. SDD 34
I-13	A-2 (5')	386.0	386.0	390.5	HO. CO. SDD 30



SCALE: VERT. 1"=5'
HORIZ. 1"=50'

STORM DRAIN PROFILE

APPROVED: [Signature] 11-14-73
J. H. Clawson, Jr.

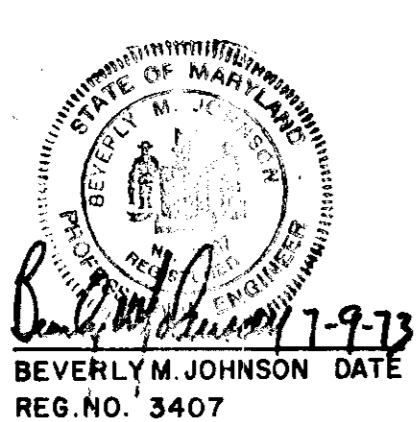
APPROVED: FOR PUBLIC WATER, PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND ROADS. HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR: [Signature] 6/14/74
DATE: 6/14/74
CHIEF BUREAU OF HIGHWAYS

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING
PLANNING DIRECTOR: [Signature] 6-25-74
DATE: 6/19/74
CHIEF DIVISION OF LAND DEVELOPMENT AND ZONING

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICER: [Signature] 6/18/74
DATE: 6/18/74

DES. BY: M. ELMENSHAWY
OWNER: GLENWOOD REALTY CO.
DEVELOPER: PLUMTREE CONSTR. CO.
7779 NEW YORK LANE
GLEN BURNIE, MARYLAND 21061
TELEPHONE NO 776-6366

PURDUM & JESCHKE
CONSULTING ENGINEERS
AND LAND SURVEYORS
1023 N. CALVERT STREET
BALTIMORE, MARYLAND
21202



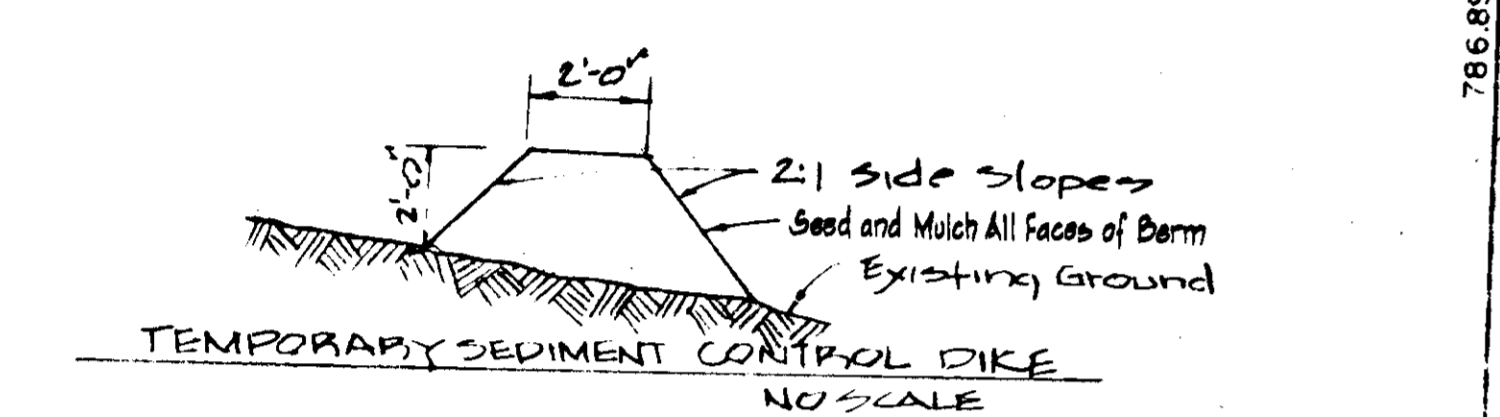
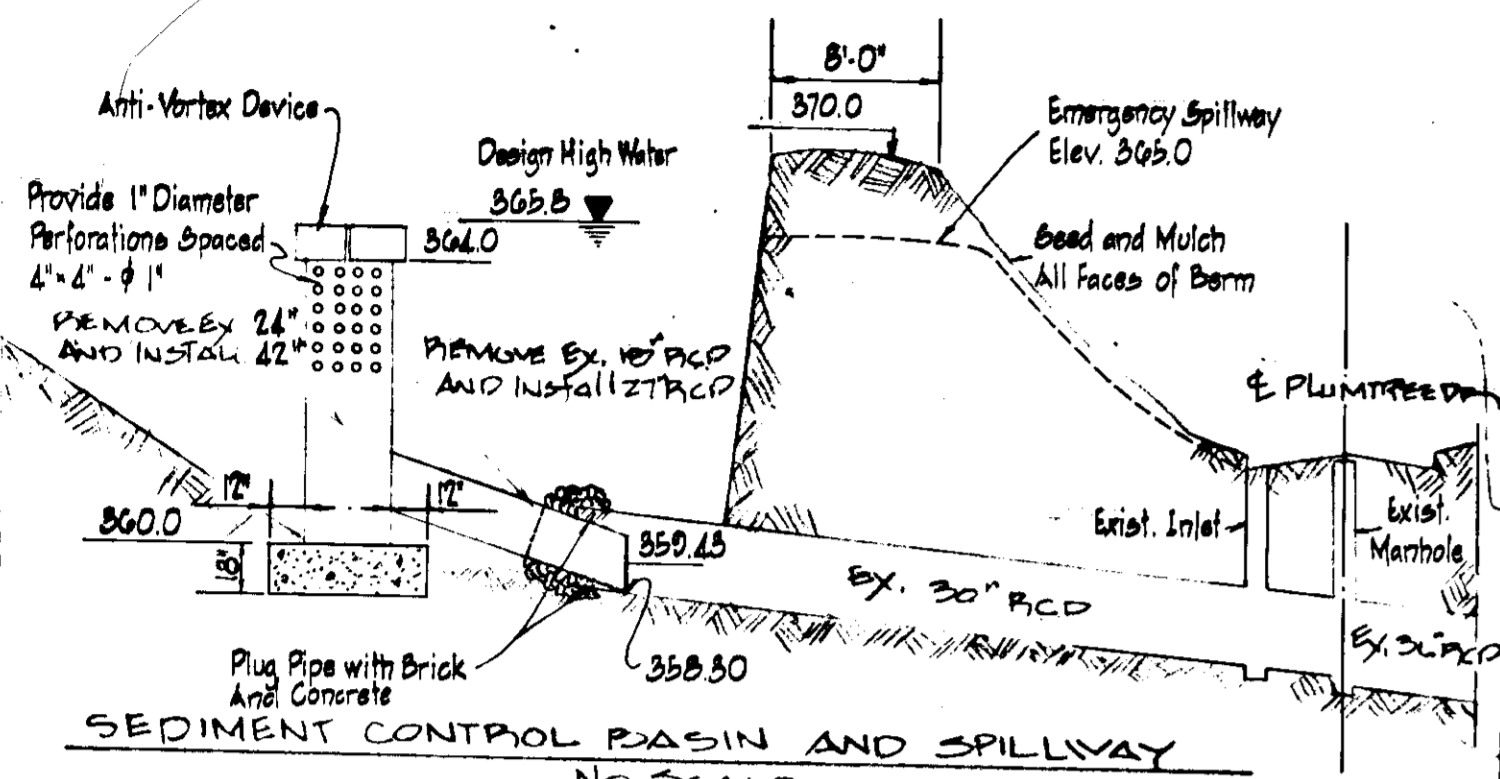
STORM DRAIN PROFILES OF SECTION 2

PLUMTREE APARTMENTS
2 ND. ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
SCALE: AS SHOWN
SHEET NO 4 OF 5

APPROVED: For public water, public sewerage, storm drainage systems and roads.
 Howard County Department of Public Works.

D. M. McCreed 6/12/74
 Chief, Bureau of Highways Date

With *J. Altman* 6/14/74
 Director Date



ESTIMATED SCHEDULE AND PHASING OF DEVELOPMENT

Phase 1 - Rough grading, construction and stabilization of Sediment Control Basins.

Phase 2 - Install utilities, construct buildings A, D, C, G, H, I, J, and parking areas.

Phase 3 - Final grading and establishment of vegetative cover, to include areas disturbed on the Wilson & EARP property.

Phase 4 - Adjust sediment basin to meet the design requirements.

Phase 5 - Construct groups D, E, F, final grading and stabilize all the rest of disturbed areas.

Phase 6 - Remove Sediment Control Measures and stabilize their disturbed areas.

HOWARD SOIL CONSERVATION DISTRICT
 Reviewed for Howard S.C.D. and meets

Technical Requirements
James H. Hahn Date 6-10-74
 Signature

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

Approved *Robert J. Zichow* Date 6-10-74
 Howard S.C.D.

DEVELOPER

"I certify that all development and/or construction will be done according to this plan of development and plan for Erosion and Sediment Control and I also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents, as are deemed necessary. Derivation from this plan will not be made unless authorized by the Howard Soil Conservation District."

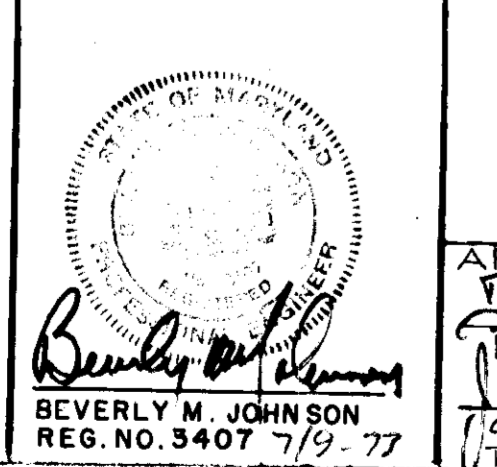
By: *James R. Gloger*
 Signature Date 7-9-73

PROFESSIONAL ENGINEER

"I certify that this plan for Erosion and Sediment Control represents a practical and workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard Soil Conservation District."

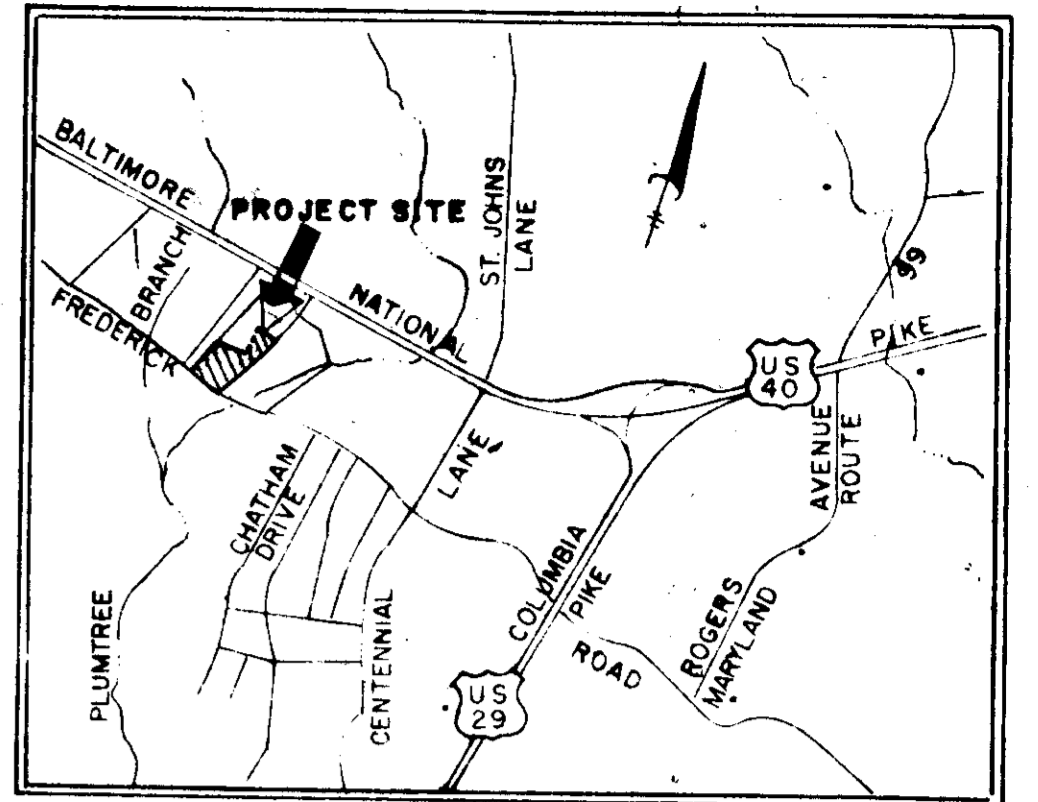
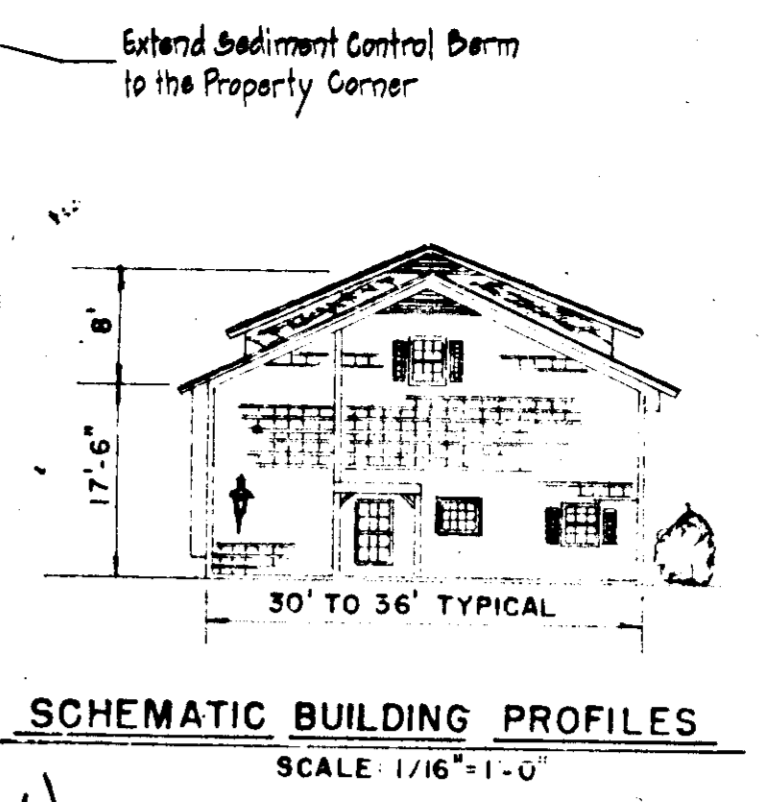
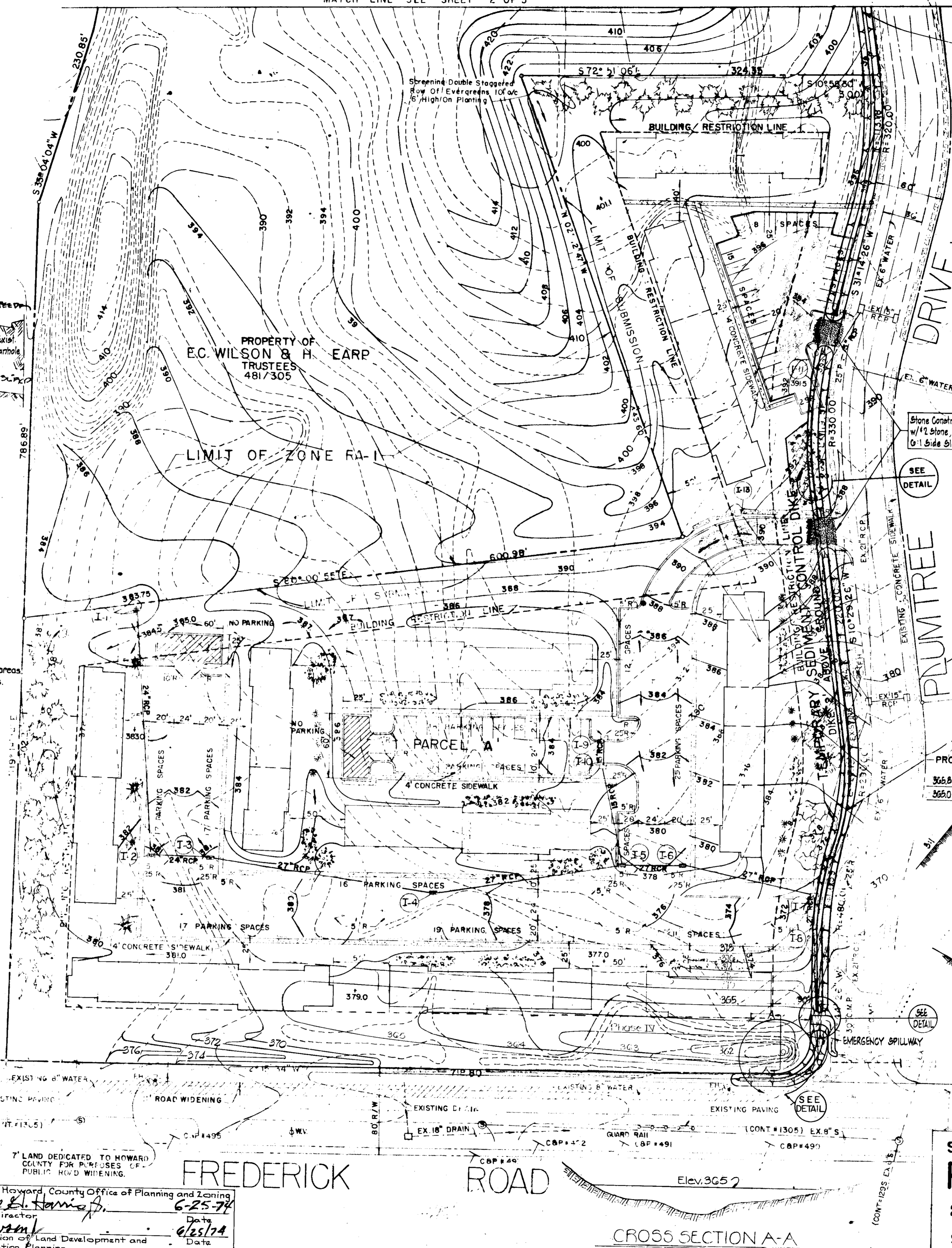
Beverly M. Johnson
 Signature Date 7-9-73
 Reg. No. 3407

PURDUM & JESCHKE
 CONSULTING ENGINEERS
 AND LAND SURVEYORS
 1023 N. CALVERT STREET
 BALTIMORE, MARYLAND
 21202

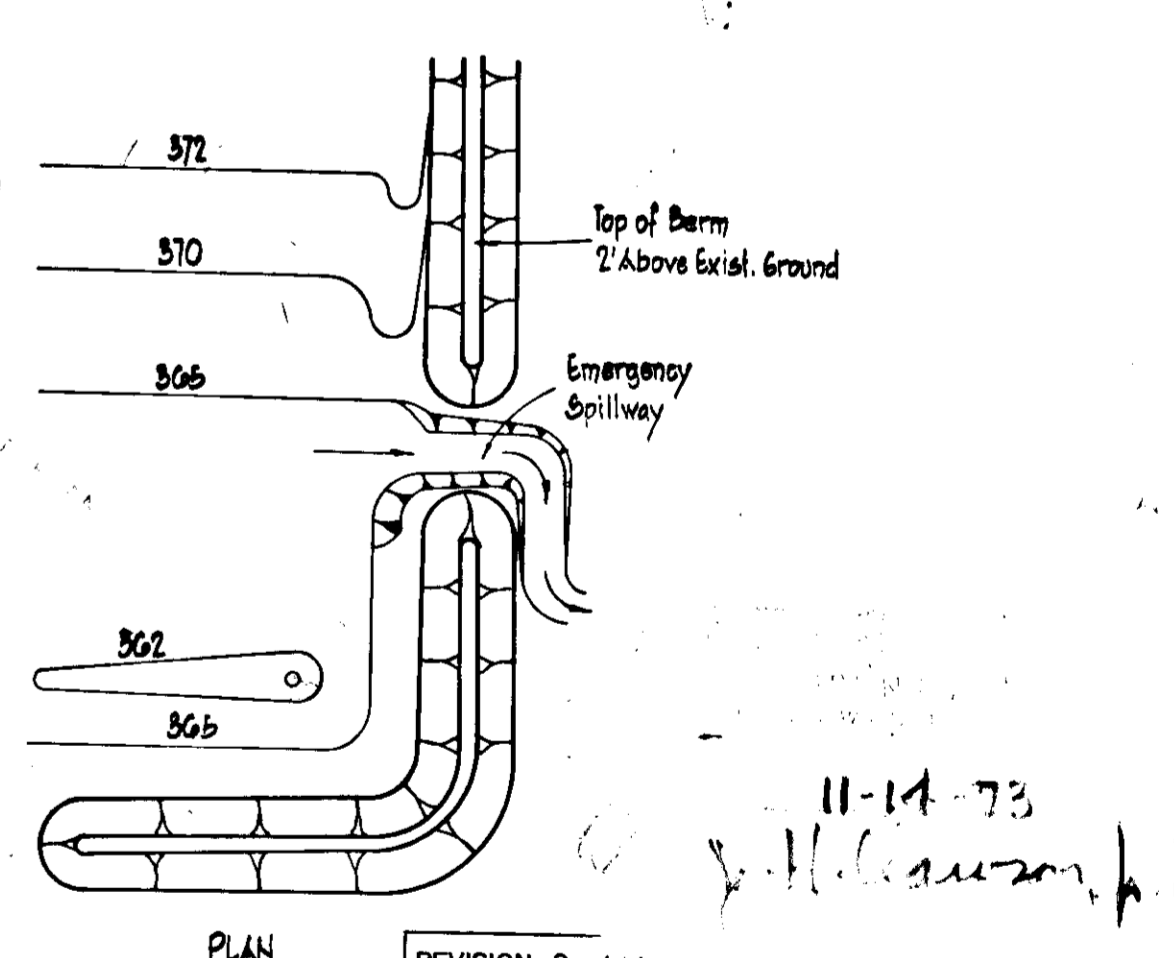
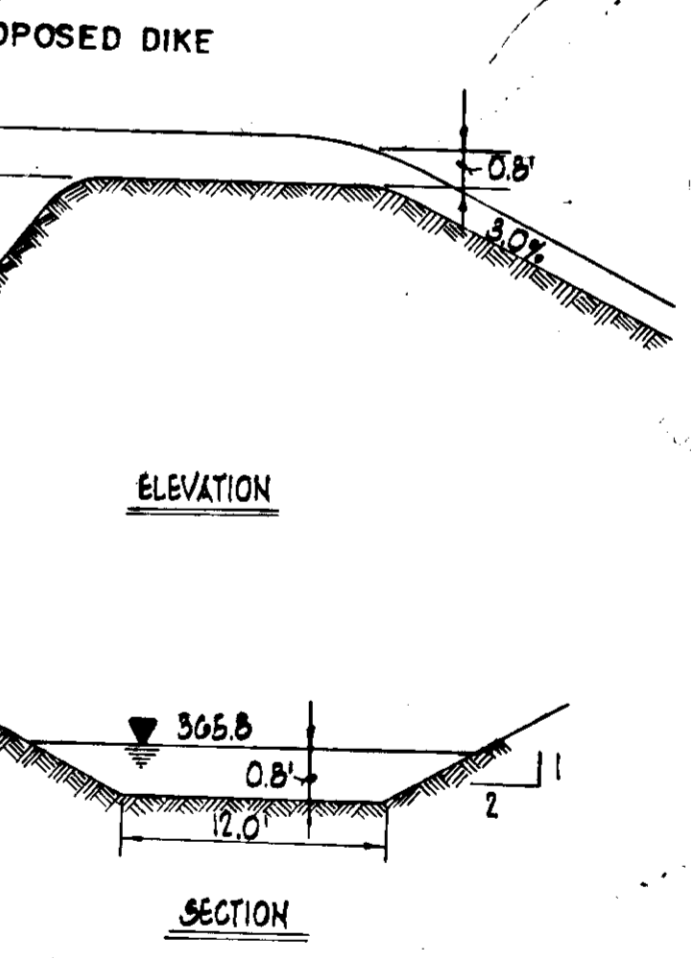


APPROVED: Howard County Office of Planning and Zoning
James E. Hahn 6-25-74
 Planning Director Date

W. H. Johnson 6-25-74
 Chief, Division of Land Development and Transportation Planning Date



- SEDIMENT CONTROL NOTES**
- The Developer shall notify the Howard County Soil Conservation District at least 24 hours prior to beginning any construction shown hereon.
 - Sediment Control Measures must be installed and stabilized prior to any grading operations.
 - All areas disturbed by grading or Contractor's operations, not being paved, shall be topsoiled, seed and mulched in accordance with the following:
 - place 3" compacted layer of topsoil to finished grade.
 - spread pulverized dolomitic limestone at the rate of one ton per acre.
 - spread 5-10-10 commercial grade fertilizer at the rate of 1000 lbs/acre and immediately disc into topsoil to a depth of 3".
 - seed prepared areas at the rate of 200 lbs/acre using Kentucky Fescue No. 31.
 - mulch all areas immediately after seeding with unweathered small grain, straw or hay at the rate of 1.5 tons/acre spray mulch with emulsified asphalt at the rate of 0.24 gals/sq.yd.
 - Sediment Control measures shown on plot plan are not to be removed except with permission of Soil Conservation District.
 - No slopes steeper than 2:1 shall be created.
 - Stabilize all cuts and fills slopes for dikes and basin immediately after construction by semi-permanent vegetation as specified in note No. 3 this sheet.
 - In all drainage ways and swales steeper than 3%, a light weight plastic or cotton netting must be stapled over mulch according to manufacturer's recommendations.
 - Cap all inlets until the area contributing to them has been permanently stabilized as per note no. 3.



DES. BY: M. ELMENSHAWY
 DRN. BY: D. SOUDERS
 CKD. BY: M. ELMENSHAWY

REVISION 2: JULY 1974
 CHECKED & REVISED: APRIL 3, 1974

OWNER: GLENWOOD REALTY CO
 DEVELOPER: PLUMTREE CONSTR CO
 7779 NEW YORK LANE
 GLENBURNIE, MARYLAND 21061
 TELEPHONE NO 776-6366

SEDIMENT CONTROL PLAN OF SECTION 2
PLUMTREE APARTMENTS
 2ND. ELECTION DISTRICT - HOWARD COUNTY, MARYLAND
 SCALE: 1" = 50'
 SHEET NO. 5 OF 5

