

**NOTE:** Exterior lighting devices shall be wall mounted Infracor Series 30/55 250 Watt high pressure Sodium lamps of approved equal. Mounts shall be at a height of 18 feet located as shown on the PLAN and directed toward the interior of the Property.

**PARKING SPACE REQUIREMENTS**  
 Storage area: 12000 sqft No employees No space Req'd.  
 Retail sales area: 200 sqft one employee 1 space Req'd.  
 Office area: 1680 sqft five employees 8 spaces Req'd.  
 Repair & Maintenance area: 1054 sqft 16 employees 22 spaces Req'd.  
 Total Required: 31 spaces  
 Total Provided: 31 spaces includes 2 HDPC SPECIAL NOTE: The existing Storage Trailers shall be removed within three (3) years of the date of the Issuance of the Building Permit for the Proposed Improvements shown hereon or upon completion of the building construction, whichever is earlier, (BA Case No. 957-C). Storage spaces to be removed are designated.

**SITE ANALYSIS**  
 PRESENT ZONING (SEE SPECIAL NOTE BELOW) RSC  
 TOTAL AREA OF PARCEL 6.07 Ac.  
 TOTAL AREA OF SUBMISSION 2.00 Ac.  
 TOTAL OPEN SPACE 4.81 Ac. (79%)  
 PARKING SPACES PROVIDED - 30 (INCLUDES 1 HDPC)  
 TOTAL AREA DISTURBED 1.73 Ac.  
 TOTAL AREA PAVED (INCLUDES BLDG) 1.26 Ac.  
 TOTAL AREA VEGETATED 0.47 Ac.

**SCREENING DETAIL (Per BA Case No. 957-C)**  
 NO SCALE  
 1 1/2" BITUMINUS CONCRETE SURFACE  
 3" BITUMINUS CONCRETE BINDER  
 5" BITUMINUS CONCRETE BASE

**PAVEMENT SECTION (D-8, PAGE 63) DRIVEWAY & PARKING AREA**  
 NO SCALE  
 NOTE: STREET, DRIVEWAYS AND PARKING FACILITIES ARE PRIVATE

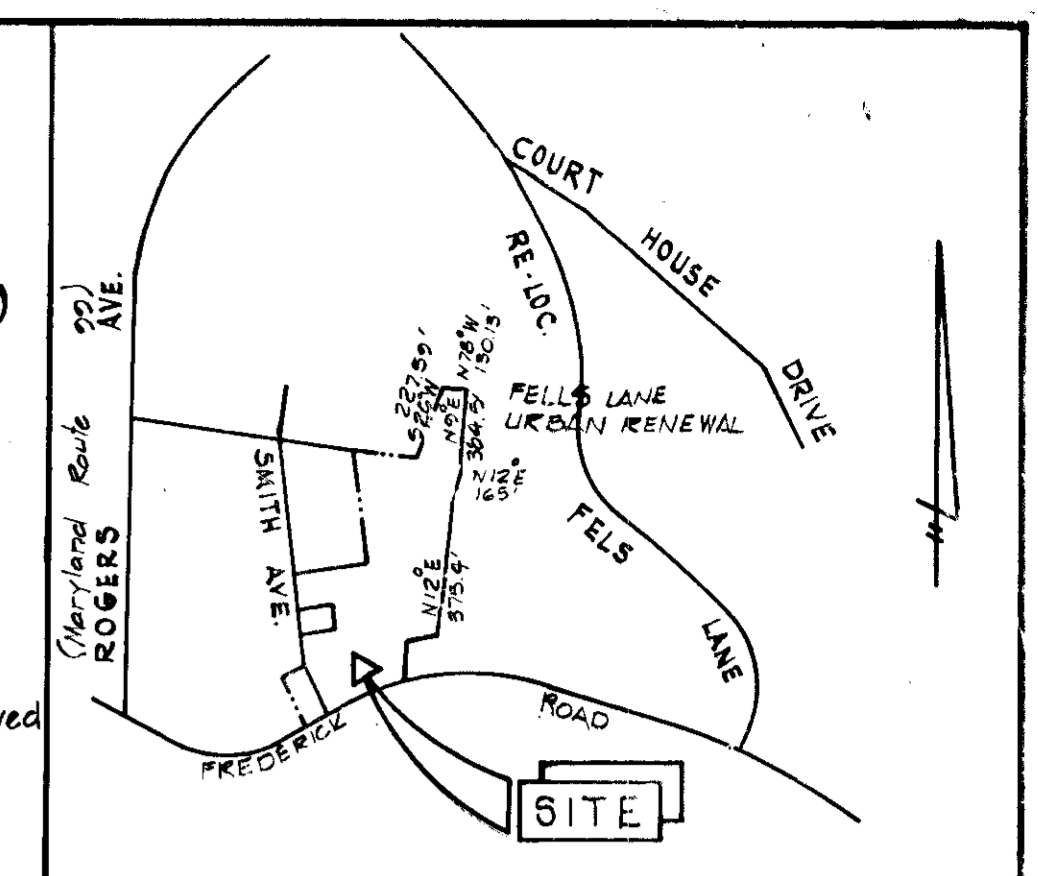
**SEDIMENT CONTROL NOTES**

- The developer shall notify the Howard County Office Of Inspections and Permits at least 24 hours prior to beginning any construction shown hereon (992-2371).
- Dikes, sediment traps, etc. to be constructed prior to any onsite grading or disturbance to any existing surface material, and to be stabilized as soon as constructed.
- All sediment control structures to remain in place until permission for their removal has been obtained from the Howard County Office Of Inspections & Permits (992-2371).
- All graded areas not to be sodded shall be stabilized by seeding and mulching in accordance with the following:
  - Site Preparation:
    - Harrow or disc in areas proposed to be seeded with the following material at the specified rate, to a depth of 3"
      - Pulverized limestone at 1/2 tons/acre.
      - Commercial fertilizer 10-10-10 at 3/4 tons/acre.
      - Super phosphate of 600 lbs./acre.
    - Seeding:
      - Sow the following seed mixture at the rate of 200 lbs./acre with a mechanical spreader
        - Temporary: Italian or Perennial Rye Grass
        - Permanent: 40% Marion Blue Grass, 40% South Dakota Blue Grass & 20% Penn Lawn Creeping Red Fescue
      - The seeded area shall then be raked with a York Rake (minimum of 2 passes), covered and compacted with Cultipacker or other approved method.
    - Mulching:
      - Seeded areas shall be uniformly mulched immediately after seeding with unweathered small grain straw at the rate of 1 1/2 to 2 tons/acre.
      - Tie mulch down with liquid asphalt at 0.1 gal./s.y. or emulsified asphalt at 0.04 gal./s.y. on mulch netting.
    - Sodding:
      - Apply 10-10-10 Fertilizer @ 1000 lbs./acre (25 lbs./1000)
      - Apply Ground Agricultural Limestone @ 2000 lbs./acre (50 lbs./1000).
    - Incorporate both lime and fertilizer into soil by disking. Firm up after incorporation.
    - Lay sod to a tight fit. Roll to ensure contact with underlying soil. Water as necessary for first two weeks (in summer) to ensure establishment.

**GENERAL NOTES**

- All construction shall be in accordance with the latest revisions of the Howard County Road Construction Code and Standard Specifications.
- Public water & sewer facilities are available.

Provide 20' LF of 9 inch loose laid Rip Rip over poly filter-X @ 5.00%



**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.  
 William C. Rosch, II  
 3/23/79  
 Date

**OWNER**  
 Char-Mar Land Corp.  
 P.O. Box 226  
 Ellicott City, Maryland 21043

**DEVELOPER**  
 Charles A. Klein, Sr.  
 P.O. Box 226  
 Ellicott City, Maryland 21043

**HOWARD COUNTY HEALTH DEPARTMENT**  
 APPROVED: FOR PUBLIC WATER AND PUBLIC SEWAGE SYSTEMS.  
 Joseph Byrum  
 10-19-79  
 COUNTY HEALTH OFFICER DATE

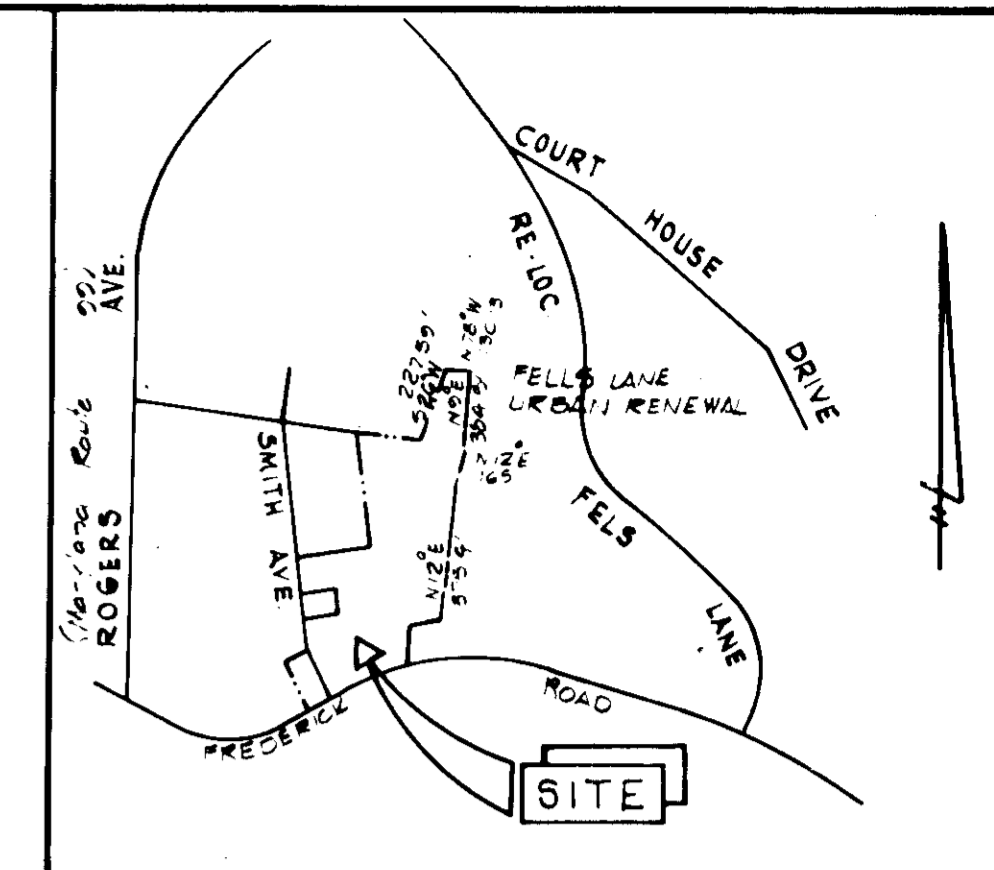
**PURDUM & JESCHKE**  
 CONSULTING ENGINEERS  
 LAND SURVEYORS  
 1023 North Calvert Street  
 Baltimore, Maryland 21202 301/837-0194

**HOWARD SOIL CONSERVATION DISTRICT**  
 Reviewed for Howard Soil Conservation District and meets technical requirements.  
 James J. Jelen  
 3/22/79  
 Date  
 This development plan is approved for soil erosion and sediment control by the Howard Soil Conservation District.

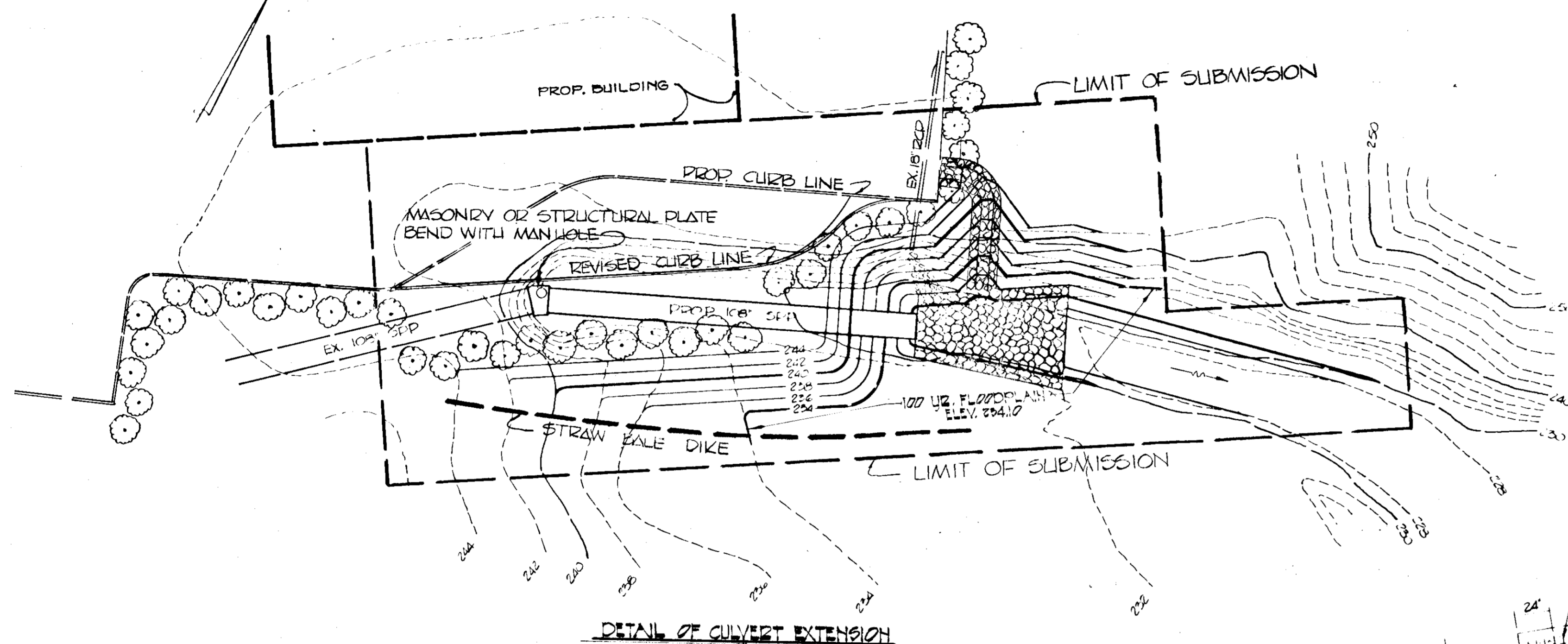
**DEVELOPER**  
 I certify that all development and/or construction will be done according to this plan of development and plan for erosion and sediment control and I also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents, as are deemed necessary. Deviation from this plan will not be undertaken without the written approval of the Howard Soil Conservation District.  
 Charles A. Klein, Sr.  
 8-23-79  
 Date

**REVISED SITE PLAN**  
 FOR  
 CHAR-MAR LAND CORP.  
 PREVIOUS SDP 79-32  
 SECOND ELECTION DIST. HOWARD COUNTY, MD.  
 TAX MAP 25 PARCEL 18 LIBER 794 FOLIO 267  
 SCALE: AS SHOWN 23 AUG. 1979

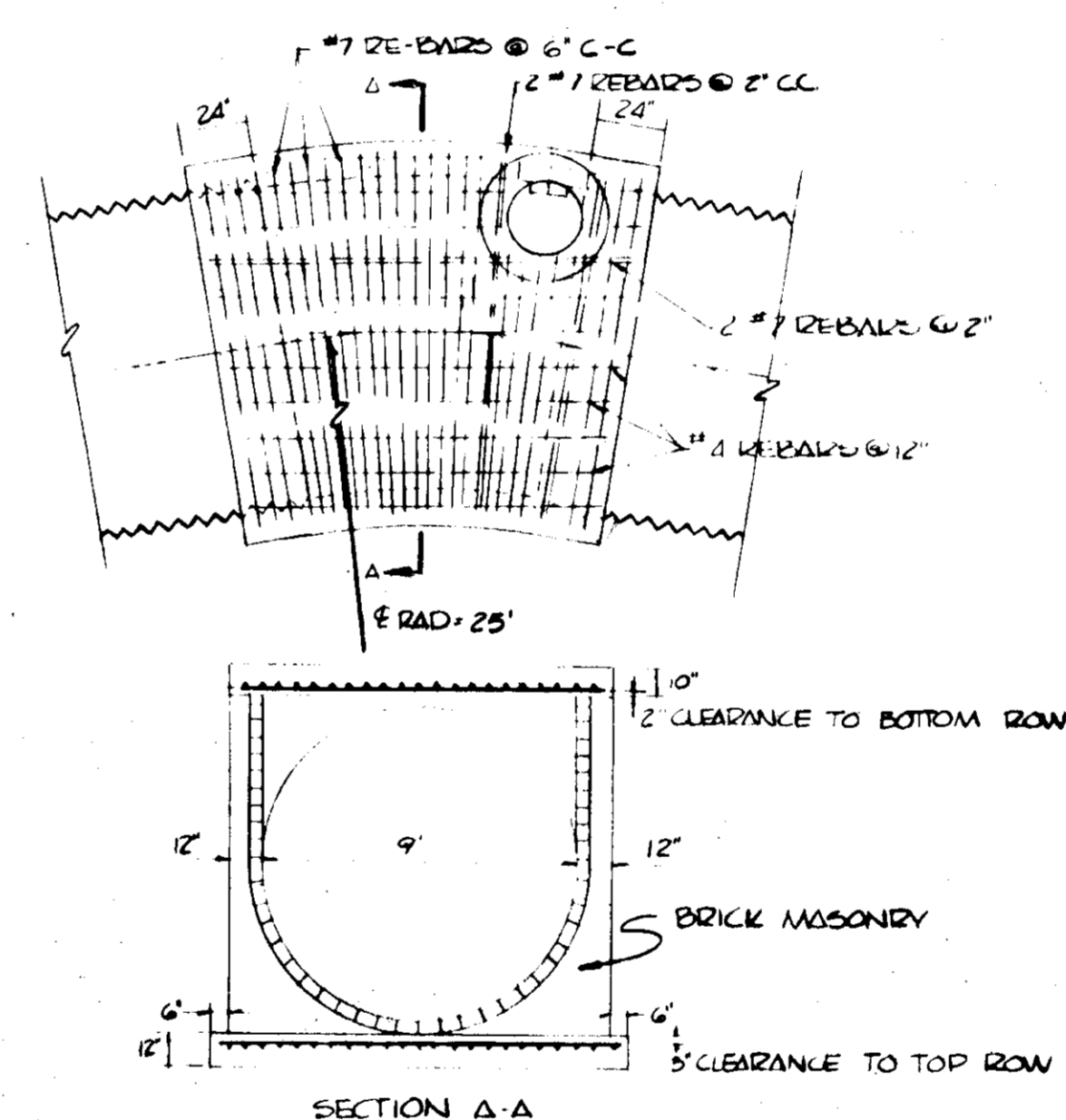
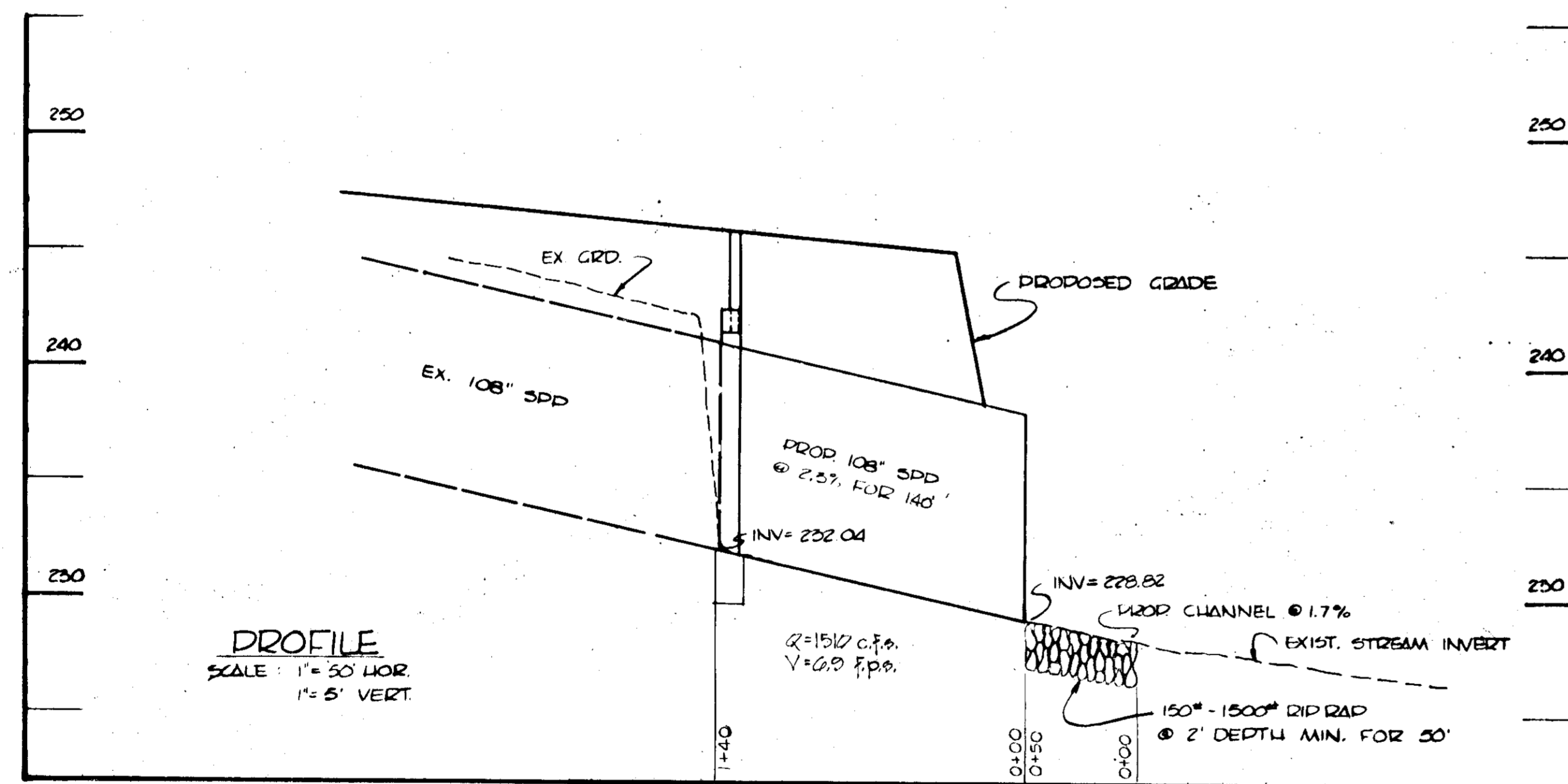
**SHEET**  
 1 OF 2



VICINITY MAP  
SCALE: 1" = 800'



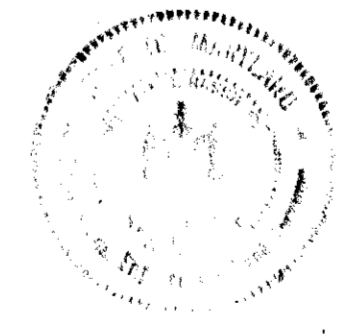
DETAIL OF CULVERT EXTENSION  
Scale: 1" = 20'



MODIFIED BEND STRUCTURE DETAIL  
Scale: 1" = 20'

- CONSTRUCTION SEQUENCE**
1. Install temporary barricade and diversion equipment before performing any construction.
  2. Place stream section to subgrade for construction of proposed bend structure and culvert extension.
  3. Construct lower half section of bend structure and lower third section of culvert for entire length of system to allow continuous stream flow during non-working hours.
  4. Complete construction of proposed improvements.
  5. Begin backfilling area adjacent to the bend structure (minimum of 5 days after completion).
  6. Begin backfilling area adjacent to the culvert extension.
  7. Upon completion of backfilling the area adjacent to the improvements stabilize area per seeding requirements on site plan.

PROFESSIONAL ENGINEER  
I CERTIFY THAT THIS PLAN FOR EROSION & SEDIMENT CONTROL REPRESENTS A PRACTICAL & WORKABLE PLAN BASED ON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS. THAT THE PLAN WAS PREPARED IN ACCORDANCE WITH REQUIREMENTS OF HOWARD SOIL CONSERVATION DISTRICT.  
*William S. Rowe* 8/23/79  
WILLIAM S. ROWE, P.E.



OWNER  
CHAR-MAR LAND CORP.  
P.O. BOX 226  
ELLICOTT CITY, MD. 21043

DEVELOPER  
CHARLES A. KLEIN SR.  
P.O. BOX 226  
ELLICOTT CITY, MD. 21043

APPROVED  
DIVISION OF LAND DEVELOPMENT  
HOWARD COUNTY, MARYLAND  
DATE: 9-19-79

<b>PURDUM &amp; JESCHKE</b> <b>CONSULTING ENGINEERS</b> <b>LAND SURVEYORS</b> 1023 North Calvert Street Baltimore, Maryland 21202 301/837-0194	APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING <i>Donald J. Harris</i> 10-21-79 PLANNING DIRECTOR	APPROVED: TOP PUBLIC WATER, PUBLIC UTILITY, SEWER DRAINAGE AND ROADWAY, HOWARD CO. DEPARTMENT OF PUBLIC WORKS, DIRECTOR: <i>Eric Colbeck</i> 10-17-79 CHIEF, DIV. OF LAND USE, DATE	HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS, APPROVED: FOR PUBLIC WATER AND PUBLIC UTILITY, <i>John J. Jones</i> 10-19-79 CHIEF, DIV. OF PUBLIC UTILITIES, DATE	DEVELOPER: I CERTIFY THAT ALL DEVELOPMENT AND/OR CONST. WILL BE DONE ACCORDING TO THIS DEVELOPMENT PLAN & EROSION AND SEDIMENT CONTROL PLAN. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTION BY HOWARD SOIL CONSERVATION DIST. OR AUTHORIZED AGENTS. DEVIATION FROM THIS PLAN WILL NOT BE MADE UNLESS APPROVED BY HOWARD S.C. DISTRICT. <i>John J. Jones</i> 10-19-79 DEVELOPER, DATE	REVISED SITE PLAN FOR <b>CHAR-MAR LAND CORP.</b> PREVIOUS SDP: 79-52 SECOND ELECTION DIST. HOWARD COUNTY, MD. TAX MAP 25 PARCEL 18 LIBER. 794 FOLIO 267 SCALE: AS SHOWN 25 AUG. 1979	SHEET 2 OF 2
	SDP-80-36					