

APPROVED: FOR PUBLIC WATER STORM DRAINAGE SYSTEMS, AND ROADS

HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

Wm. F. Nemmy 3-16-81  
DIRECTOR DATE  
W. C. R. S. 3-13-81  
CHIEF BUREAU OF ENGINEERING DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING

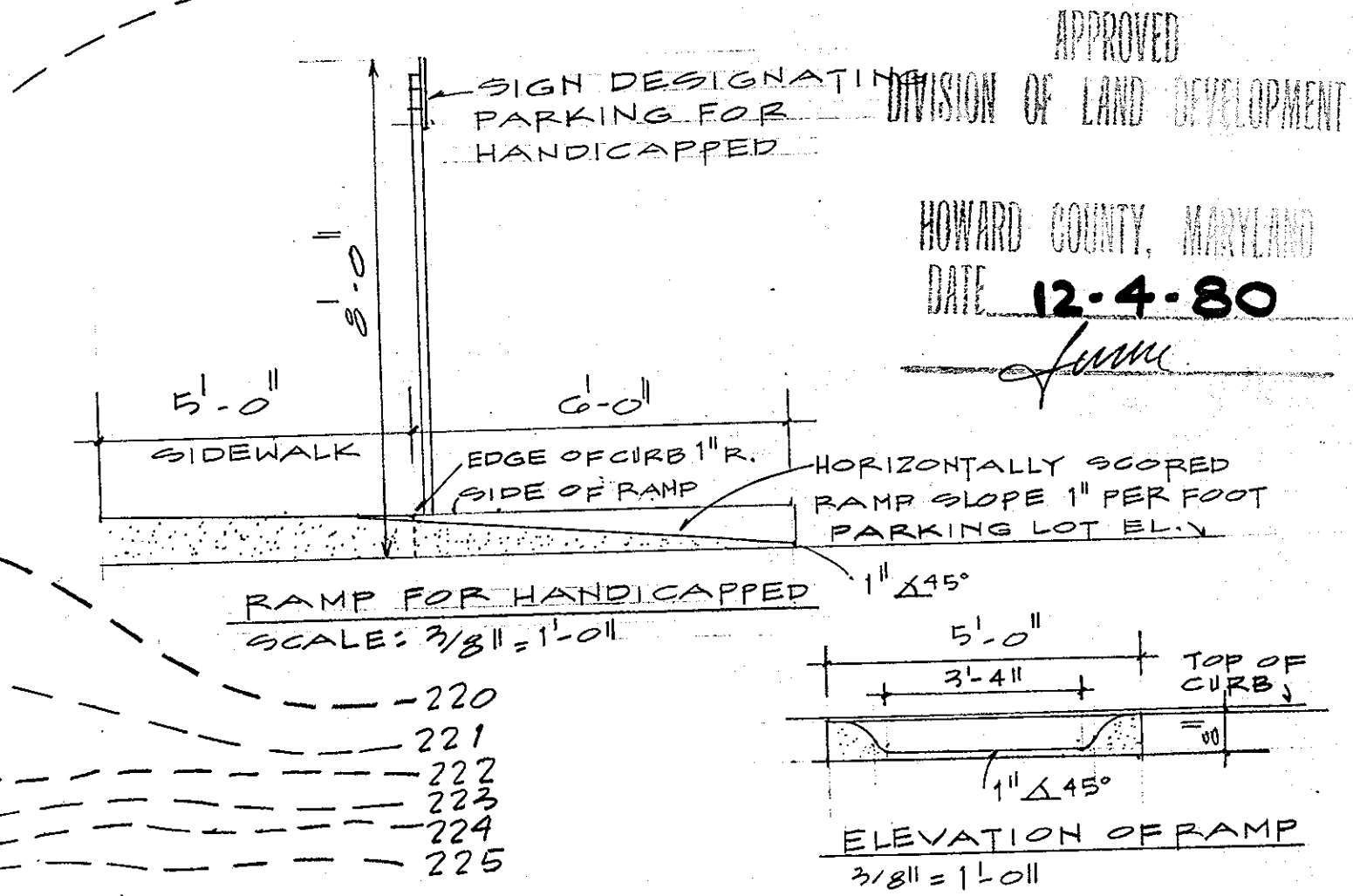
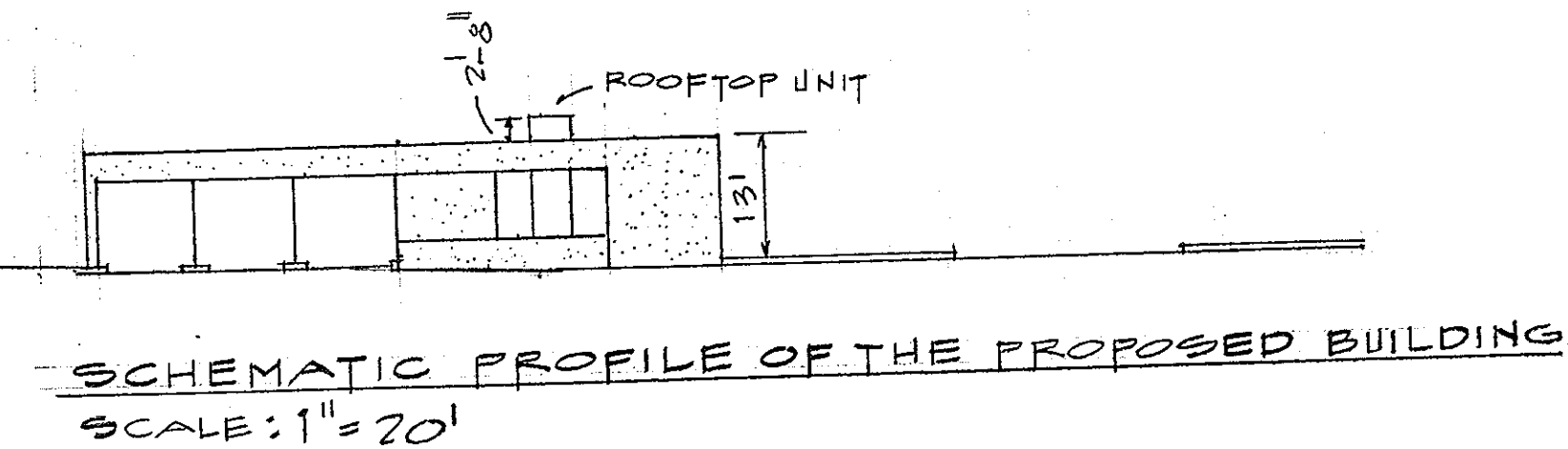
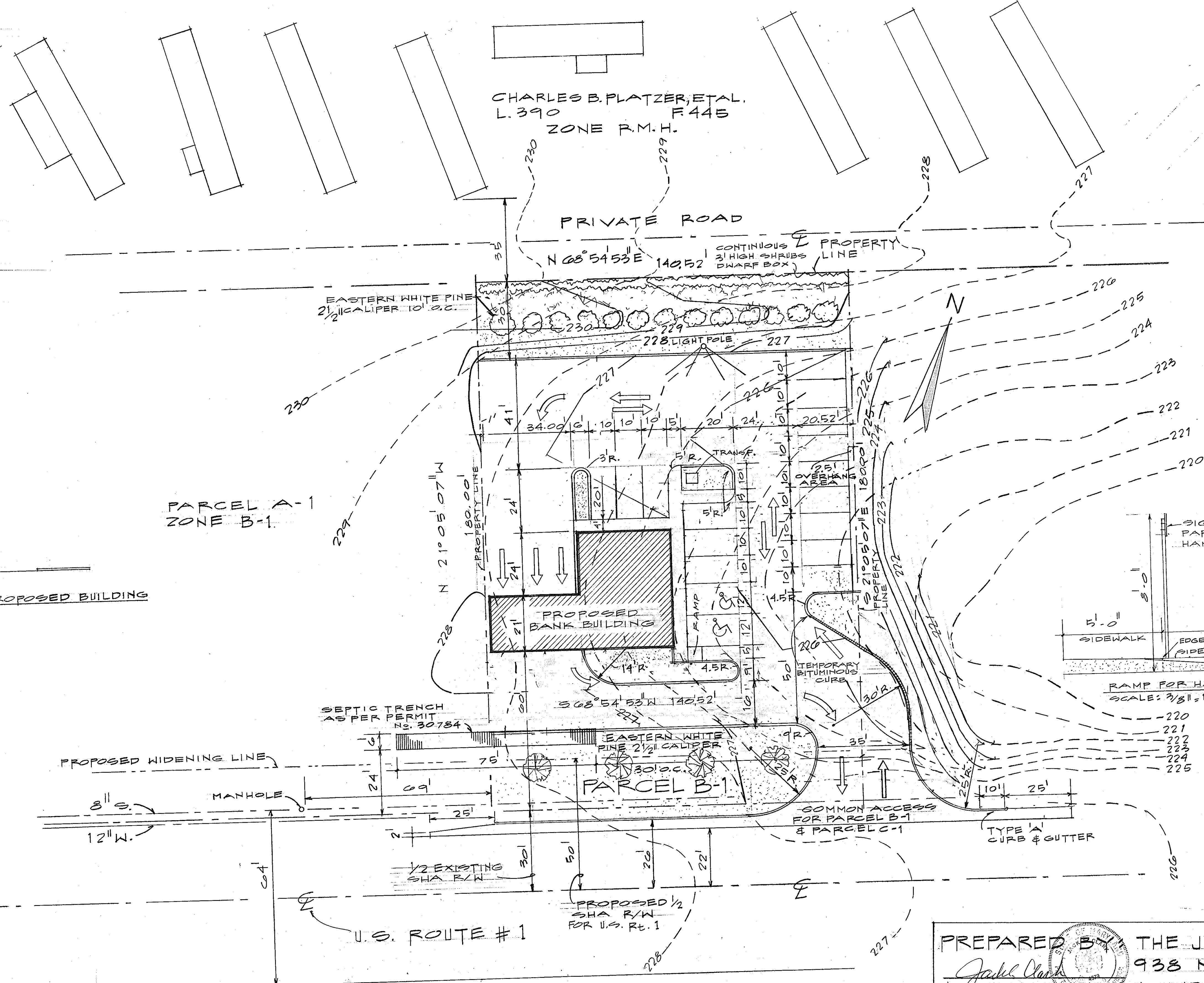
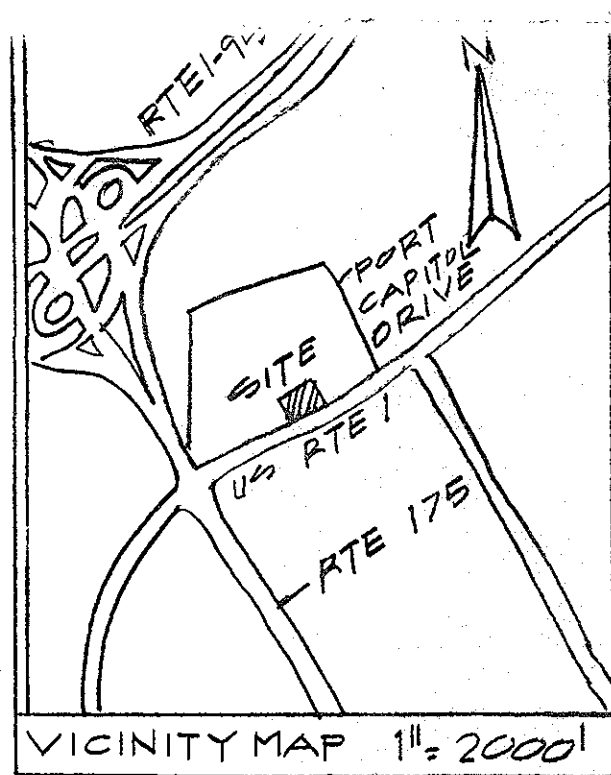
Thomas L. Harris 3-17-81  
PLANNING DIRECTOR DATE

Richard M. ... 3-17-81  
CHIEF DIVISION OF LAND DEVELOPMENT DATE

APPROVED: FOR PUBLIC WATER AND PRIVATE SEWERAGE SYSTEMS

HOWARD COUNTY HEALTH DEPARTMENT

Joyce ... 3-12-81  
COUNTY HEALTH OFFICER DATE



**LEGEND:**  
 --- EXISTING CONTOUR  
 - - - PROPOSED CONTOUR  
 ← FLOW OF TRAFFIC  
 SCALE: 1" = 20'

PREPARED BY THE J.E. CLARK Co.  
 938 NICHOLS DR.  
 JACK E. CLARK LAUREL, MD. 20810

**GENERAL NOTES:**  
 1) THIS PLAT IS SUBJECT TO V.P. 80-48  
 2) SUBJECT PROPERTY ZONED B-1  
 PER ZB-723

- 1) ZONING = B-1
- 2) AREA OF PARCEL = 0.58 ac. (25,293.0 s.f.)
- 3) AREA OF PARKING LOT = 7,036 s.f.
- 4) LANDSCAPED AREA WITHIN PARKING LOT = 6,250 s.f. (9%)
- 5) OPEN SPACE AREA = 5,915 s.f. (25%)
- 6) FLOOR SPACE OF BUILDING = 1,575 s.f.
- 7) EMPLOYEES ON SITE = 6
- 8) 1 PARKING SPACE PER 200 s.f. OF CUSTOMER AREA

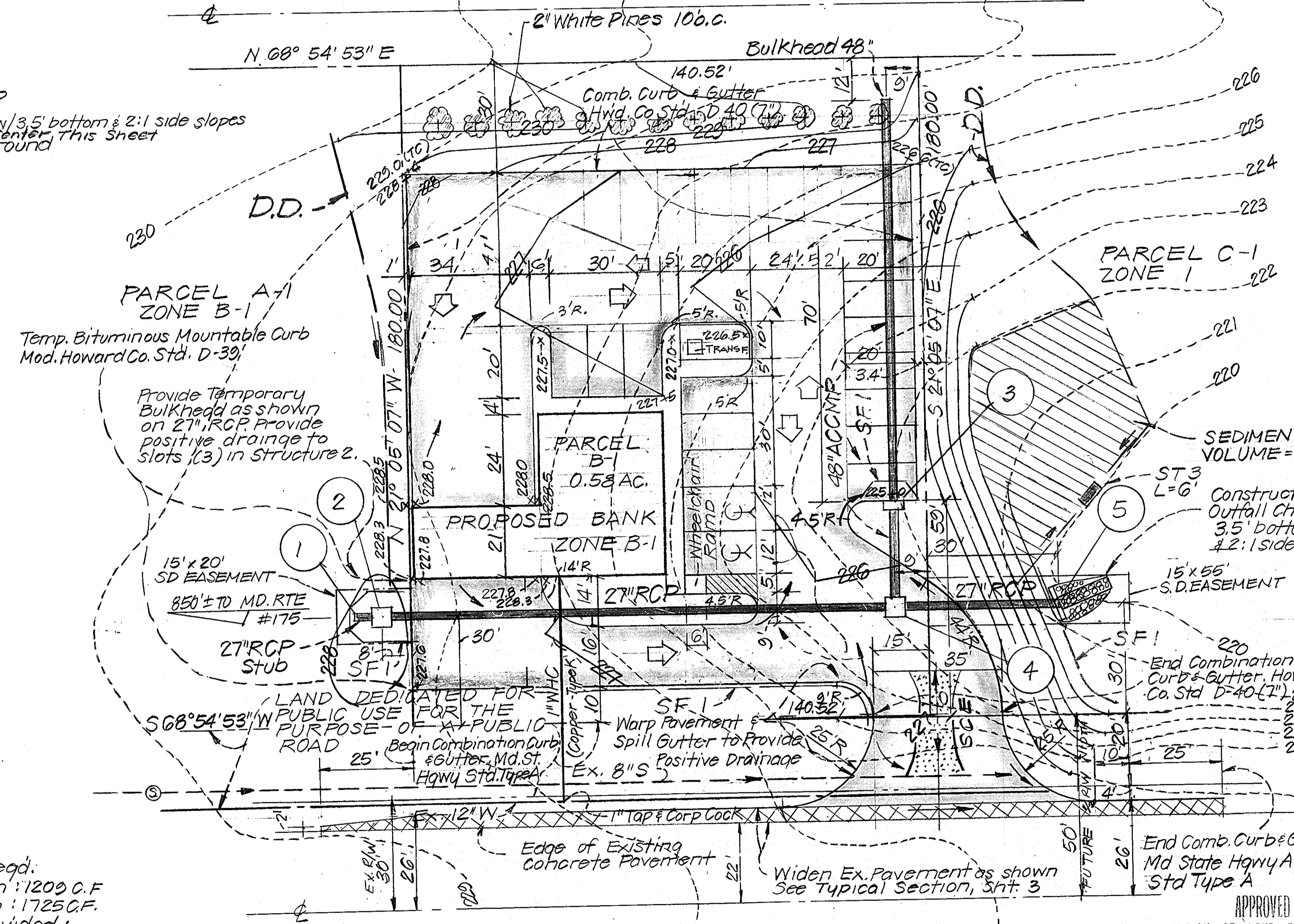
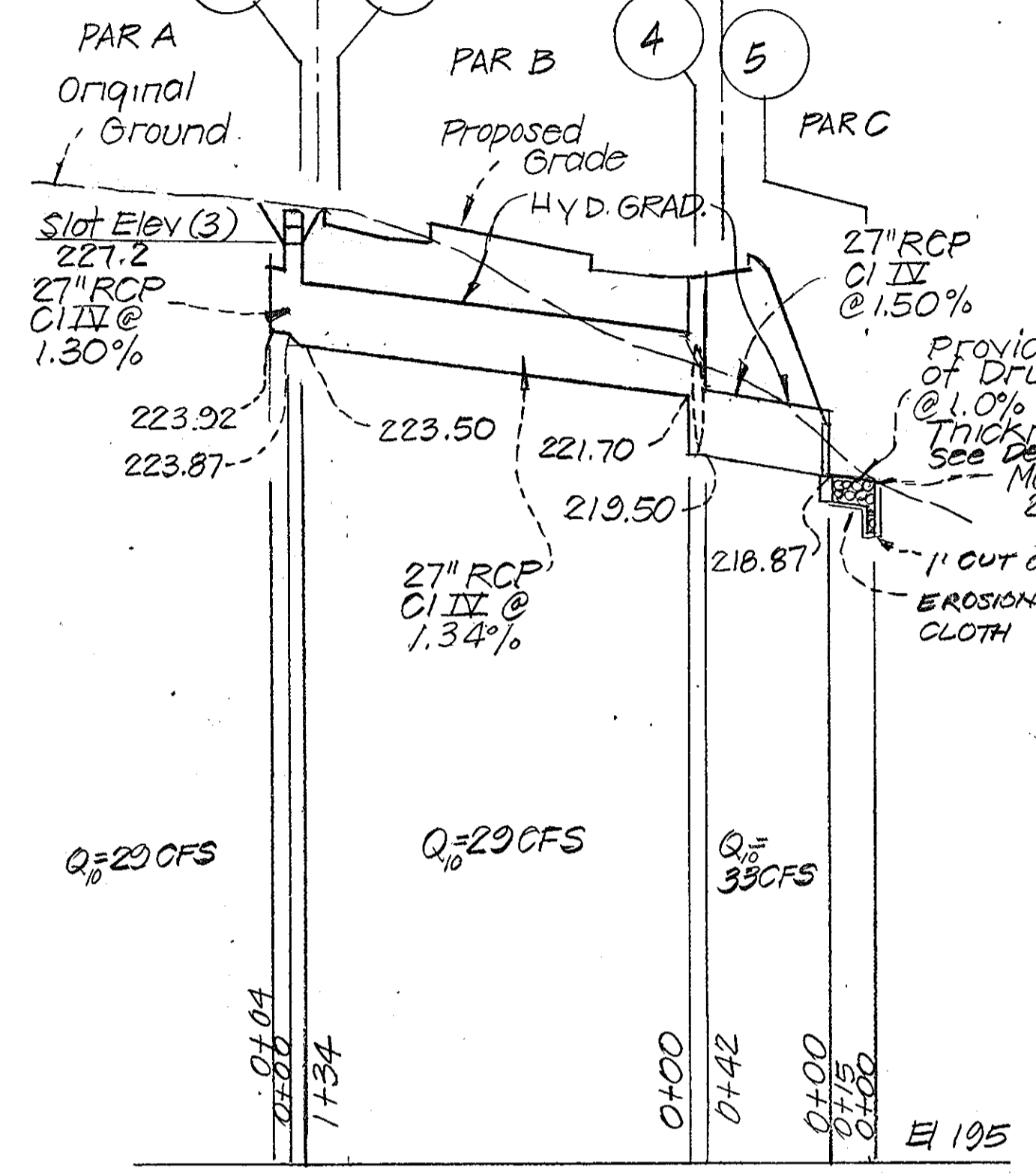
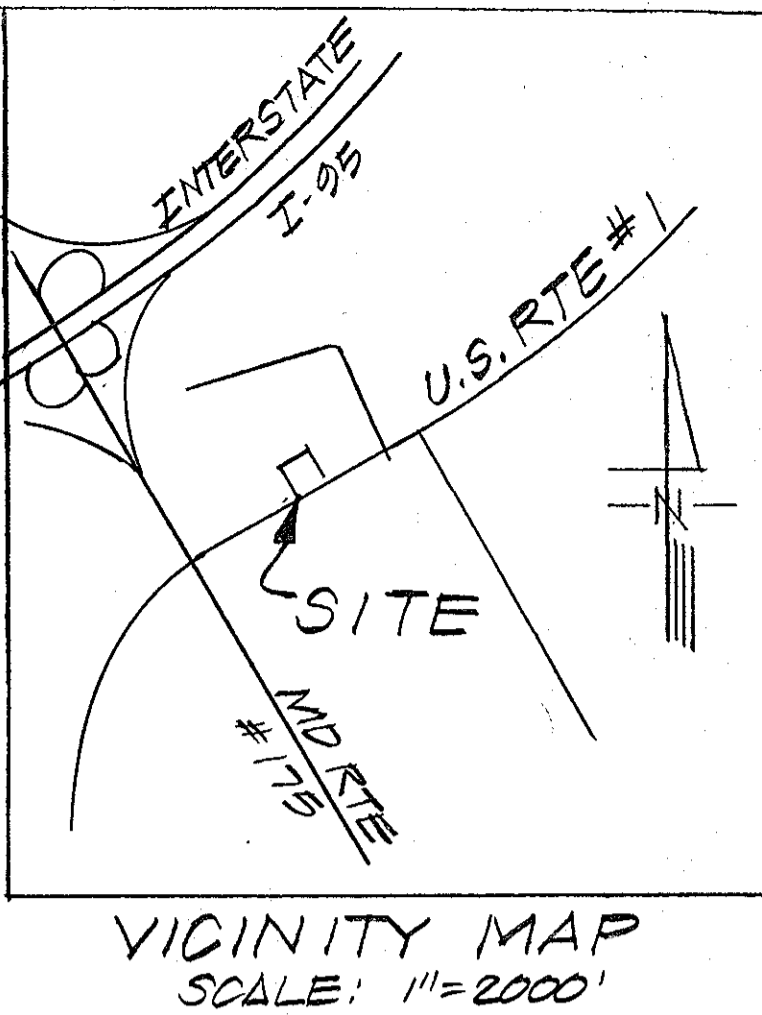
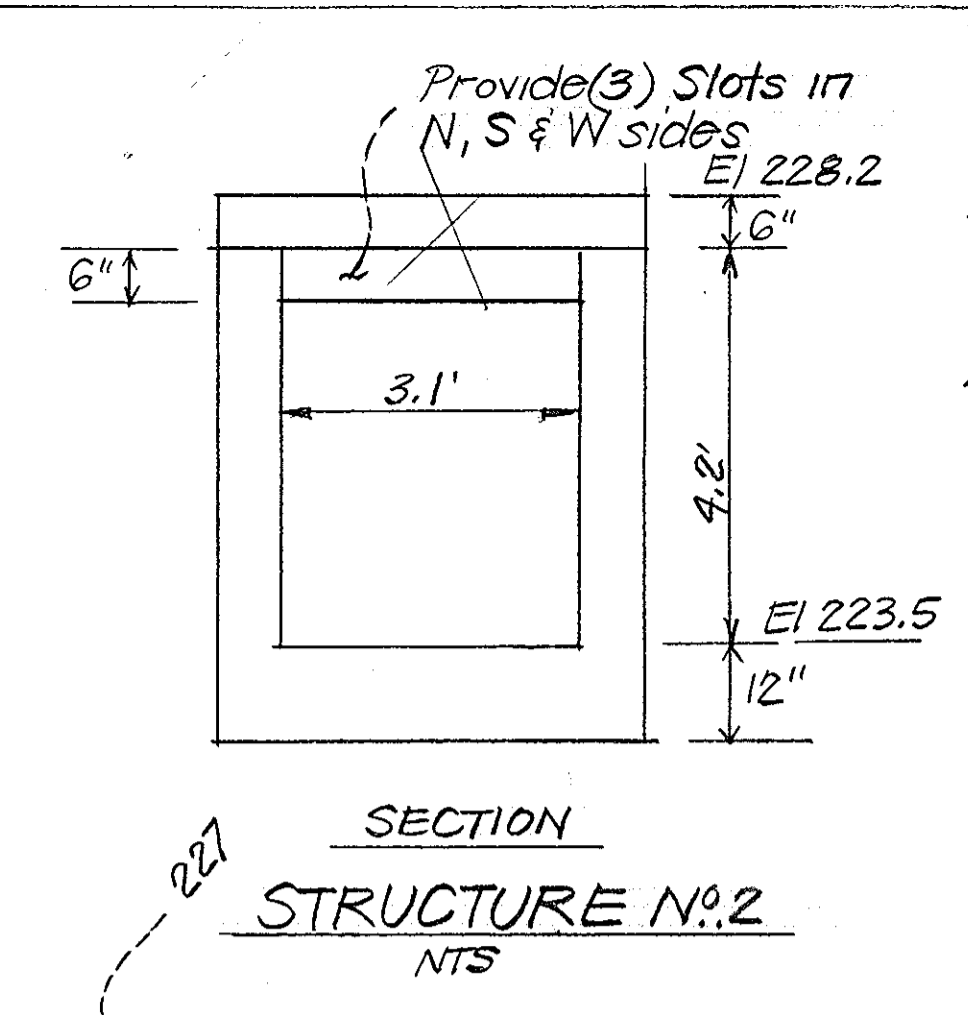
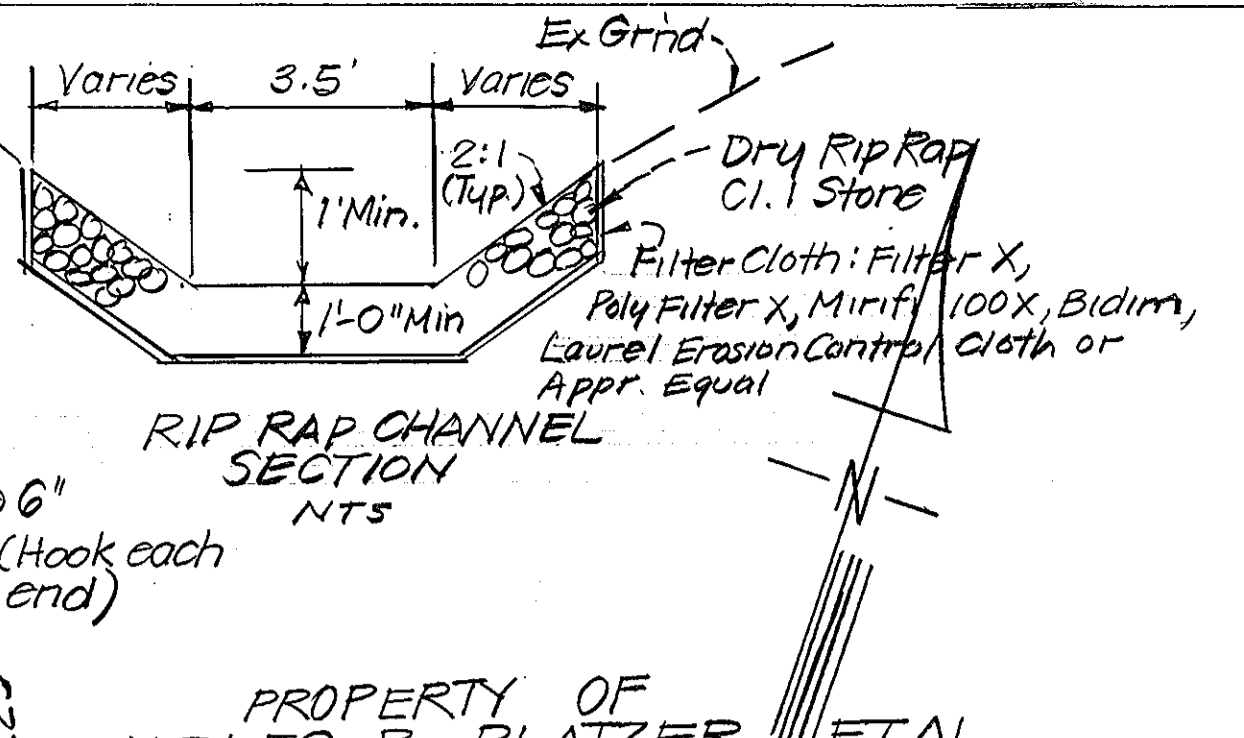
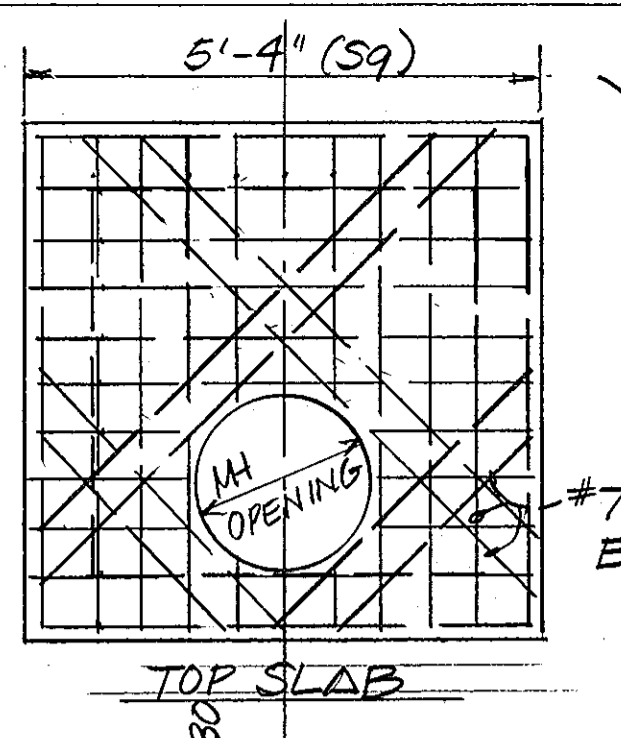
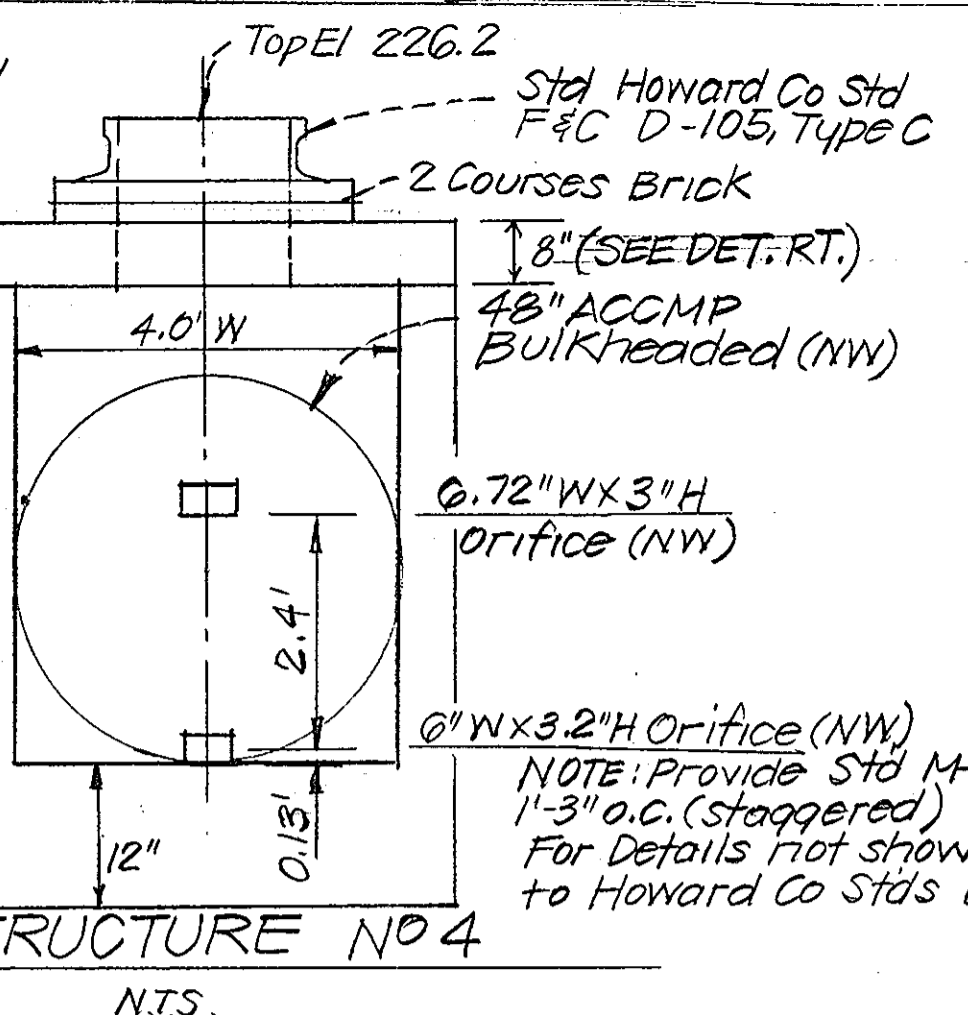
- 9) CUSTOMER AREA = 363 s.f.
- 10) 1) PARKING SPACE EACH EMPLOYEE = 6
- 11) CUSTOMER PARKING = 2
- 12) NUMBER OF PARKING SPACES REQUIRED = 8
- 13) NUMBER OF PARKING SPACES PROVIDED = 17
- 14) PARKING SPACE SIZE = 10' x 20'
- 15) PARKING FOR HANDICAPPED = 12' x 20'

**SITE DEVELOPMENT PLAN**  
 PLATZER TRACT PARCEL B-1  
 RECORDED 1st. ELECTION DISTRICT  
 WATERLOO  
 HOWARD COUNTY MD.  
 TAX MAP 43 PARCEL #118  
 OWNER/DEVELOPER THE CITIZENS NAT'L BANK  
 4th & MAIN STS. LAUREL MD. 20810/GEORGE L. MOORE, JR.

SHEET  
 1  
 OF  
 4  
 REVISED  
 11/5/1980

APPROVED FOR PUBLIC WATER AND PRIVATE SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT  
 COUNTY HEALTH OFFICER: *[Signature]* DATE: 3-12-81  
 APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING  
 PLANNING DIRECTOR: *[Signature]* DATE: 3-17-81  
 CHIEF DIV. OF LAND DEVELOPMENT  
 APPROVED FOR PUBLIC WATER AND STORM DRAINAGE SYSTEMS AND ROADS, HOWARD CO. DEPT. OF PUBLIC WORKS  
 DIRECTOR: *[Signature]* DATE: 3-15-81  
 CHIEF BUREAU OF ENGINEERING

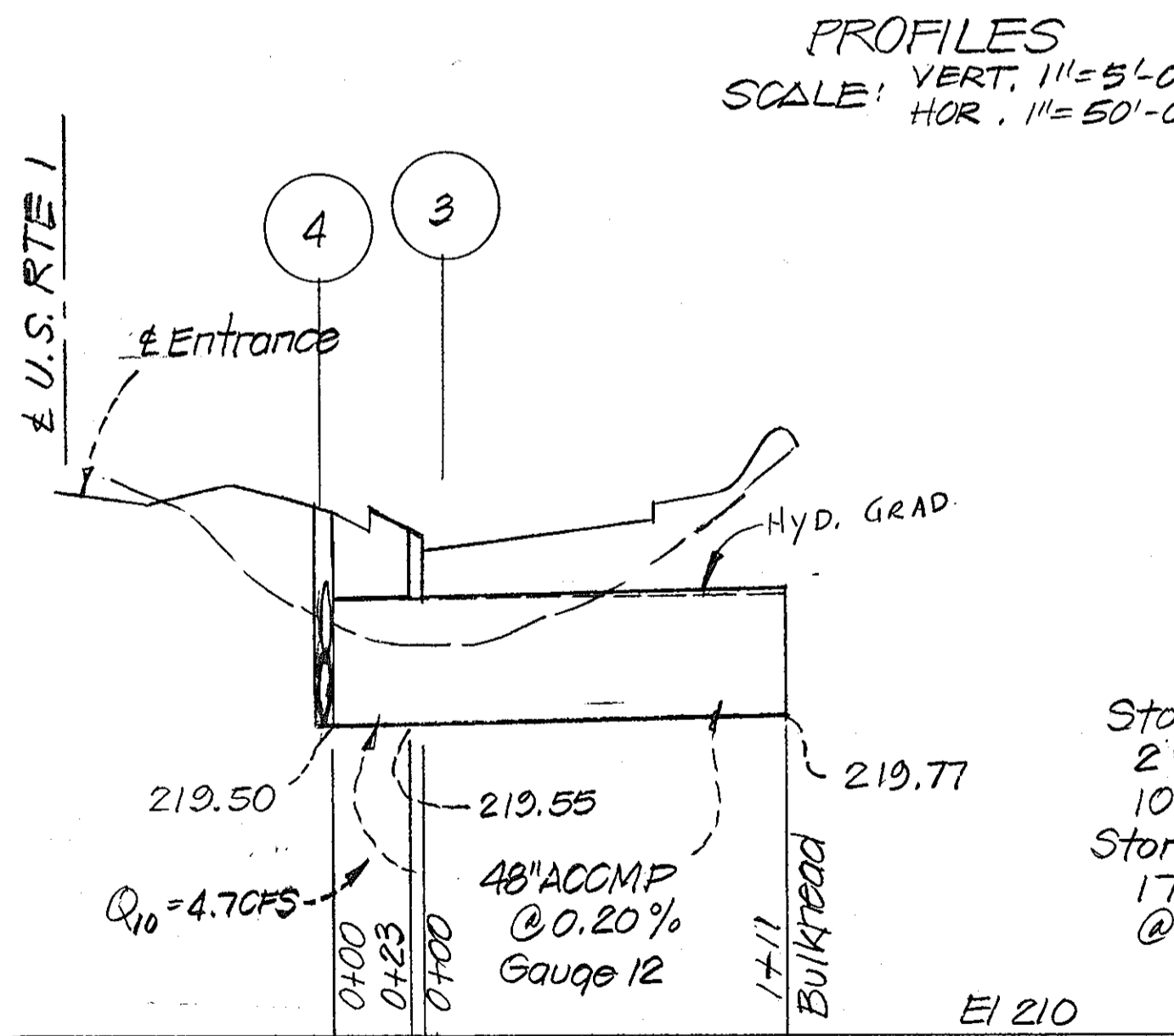
Reviewed for Howard County S.C.D. & meets Technical Requirements  
 U.S. Soil Conservation Service Date: 3-5-81  
 This development plan is approved for soil erosion & sediment control by the Howard Co. Soil Conservation District  
 APPROVED DATE: 3-5-81  
 HOWARD CO. SCS EL 219.5



- GENERAL NOTES**
- All materials and construction shall meet or exceed the following Standard Details and Specifications as applicable:
    - Howard County Road Construction Code and Specifications; Howard County Plumbing Code
    - State Highway Administration Specifications for Materials, Highways, Bridges, and Incidental Structures.
    - USDA Soil Conservation Service standards & Specifications for Soil Erosion and Sediment Control in Developing Areas.
  - Sod all areas as indicated & all slopes, 3:1 or greater. Seed & Mulch all other areas disturbed by this construction.
  - Provide 10' transition as reqd. between Md. State Hwy. Admn. Std. & Howard Co. Std. curb & gutter.
  - THIS SUBDIVISION IS SUBJECT TO SECTION 18.122 OF THE HOWARD COUNTY CODE PUBLIC WATER SERVICE HAS BEEN GRANTED UNDER THE TERMS AND PROVISIONS THEREOF EFFECTIVE THE DATE OF RECORDATION OF THIS PLAT.

- LEGEND**
- Sediment Trap
  - Existing Contour
  - Proposed Contour
  - Diversion of Perimeter
  - Dike
  - Stone Outlet Structure
  - Silt Fence

**SITE ANALYSIS**  
 TOTAL AREA = 0.58 ac.  
 AREA TO BE DISTURBED = 0.58 ac. (PARKING = IMPERVIOUS AREA = 0.41 ac. or 20473 SF (0.42 ac.)  
 GREEN AREA = 0.11 ac (2310) (4792 SF)  
 BUILDING AREA = 2223 SF  
 PARKING REQUIRED:  
 PARKING PROVIDED = 24 SPACES (INCL. 2 HANDICAP)  
 SEDIMENT STORAGE REQD.: 0.58 ac x 1800 = 900 CF  
 STORAGE PROVIDED: 0.4 (1840) 2 = 1472 CF



**NOTE:**  
 Storage Req'd:  
 2 yr storm: 1209 C.F.  
 10 yr storm: 1725 C.F.  
 Storage Provided:  
 1725 C.F. - 137 LF 48" ACCMP @ 12.6 C.F./LF.

**STRUCTURE SCHEDULE**

NO	TYPE	TOPELEV	REMARKS
1	-	-	Temporary Bulkhead
2	Mod. Junc. Box	228.2	Howard Co Std D-108 3/1'Sg
3	CI A-5 Inlet	225.5	" " " D-64 A W=3'
4	Junction Box (F&G)	228.2	" " " D-108 48" Sg
5	End Support Wall	-	" " " D-46 30'dia.

**PIPE SCHEDULE**

Dia.	Type	Length
27"	RCP Class IV	175 LF
48"	ACCMP Gauge 12	137 LF

I certify that this plan for erosion & sediment control represents a practical & workable plan based on my personal knowledge of the site conditions and that it was prepared in accordance with the requirements of the Howard County Soil Conservation District.

We certify that all development and constr. will be done according to this plan of development and plan for Erosion & Sediment Control and we also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents, as deemed necessary.  
 DATE: 9-18-1980

\* Provide three (3) slots: 3.0' wide x 0.5' high on N, S & W sides. See Detail Above Right  
 \*\* Bulkhead 48" ACCMP (North) & provide two (2) orifices as shown in detail, above left. Modify top slab as shown with std F & C, Type C, Hwd. Co Std D-105

**OWNER/DEVELOPER**  
 CITIZENS NAT'L BANK  
 4<sup>th</sup> & MAIN STS.  
 LAUREL, MD.  
 20810  
 GEORGE L. MOORE, JR.

Sh. 2 of 4 SCALE: 1"=20'  
**STORM DRAINAGE AND PAVING PLAN**  
**PLATZER TRACT**  
 PARCEL 'B-1' RECORDED PLAT # 74  
 1<sup>ST</sup> ELECTION DISTRICT WATERLOO  
 HOWARD COUNTY, MD - TAX MAP 43 PARCEL # 118

PREPARED BY: THE J. E. CLARK CO.  
 938 NICHOLS DRIVE  
 LAUREL, MD 20810  
 DATE: 12-4-80  
 REVISED 11/5/80 9/18/80  
 SDP-81-52

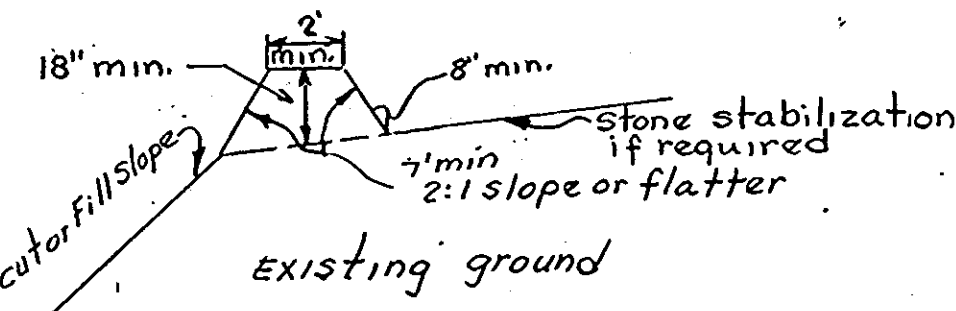
Reviewed for Howard Co. S.C.D. and meets Technical Requirements  
 Signature: *[Signature]* Date: 3-5-81  
 U.S. Soil Conservation Service

This development plan is approved for soil erosion & sediment control by the Howard Soil Conservation District

APPROVED: *[Signature]* 3-5-81  
 HOWARD S.C.D. Date

**CONSTRUCTION SPECIFICATIONS**

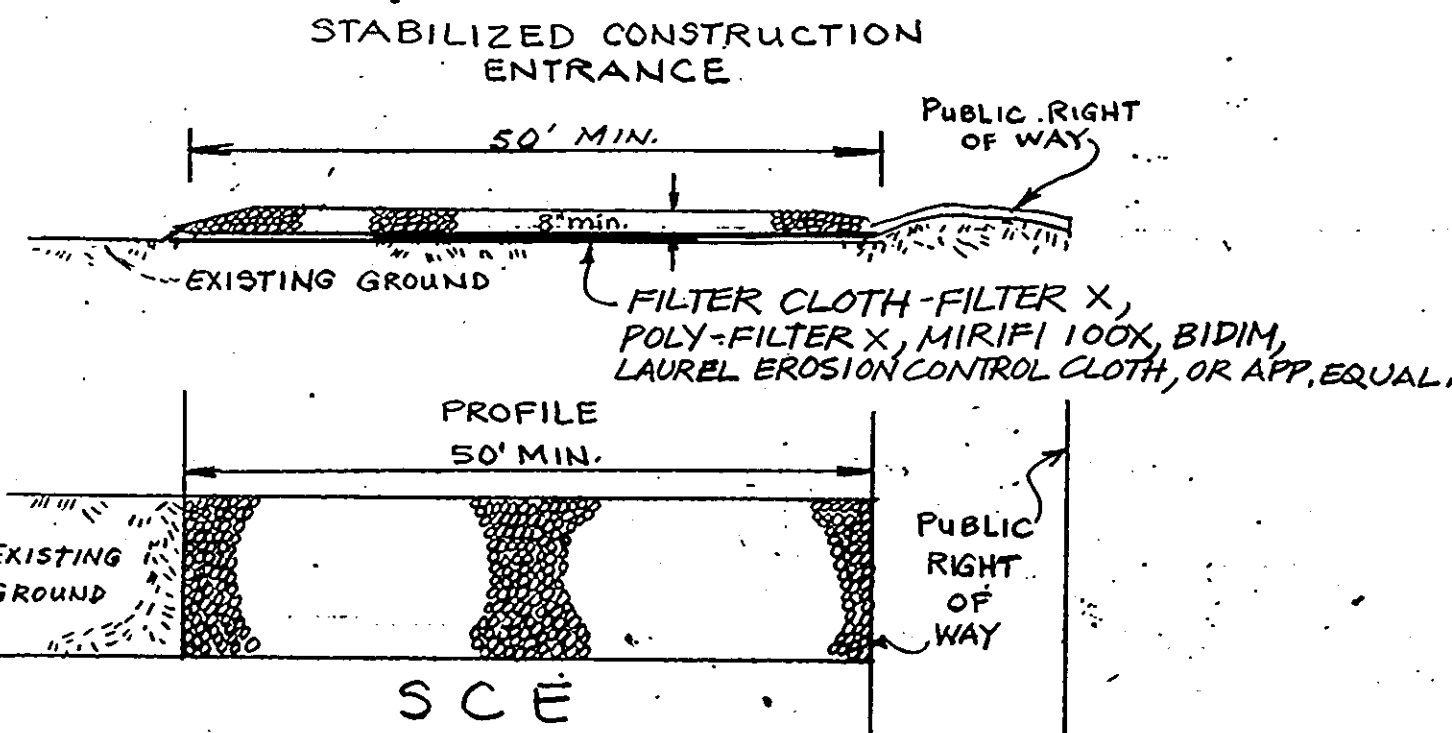
- All dikes shall be machine compacted.
- All diversion dikes shall have positive drainage to an outlet.
- A. Diverted runoff from a protected or stabilized area shall outlet directly to an undisturbed stabilized area or into a level spreader or grade stabilization structure.  
 B. Diverted runoff from a disturbed or exposed upland area shall be conveyed to a sediment trapping device such as a sediment trap or a sediment basin or to an area protected by any of these practices.
- Stabilization as specified by the plans shall be: (1) in accordance with Standard and Specifications for Grassed Waterway, and the area to be stabilized shall be the channel (flow area), or (2) the flow area shall be lined with stone that meets M.S.H.A. size No. 2 or AASHTO M-43 size No. 2 or 24 which is placed in a 3 inch thick layer and pressed into the soil. The area covered by the stone shall be as shown on drawing No. 1.
- Periodic inspection and required maintenance shall be provided.



**CONSTRUCTION SPECIFICATIONS**

- Stone size use M.S.H.A. size No. 2 (2 1/2" to 1) or AASHTO designation M-43, Size No. 2 (2 1/2" to 1) use crushed stone.
- Length - as effective, but not less than fifty feet.
- Thickness - not less than eight inches.
- Width - not less than full width of all points of ingress and egress.
- Washing - when necessary, wheels shall be cleaned to remove sediment prior to entrance onto public right of way.
- Maintenance - the entrance shall be maintained in a condition which will prevent tracking or flowing of sediment on to public rights of way.

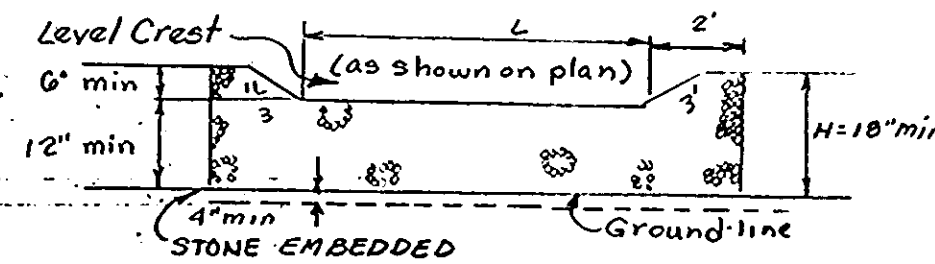
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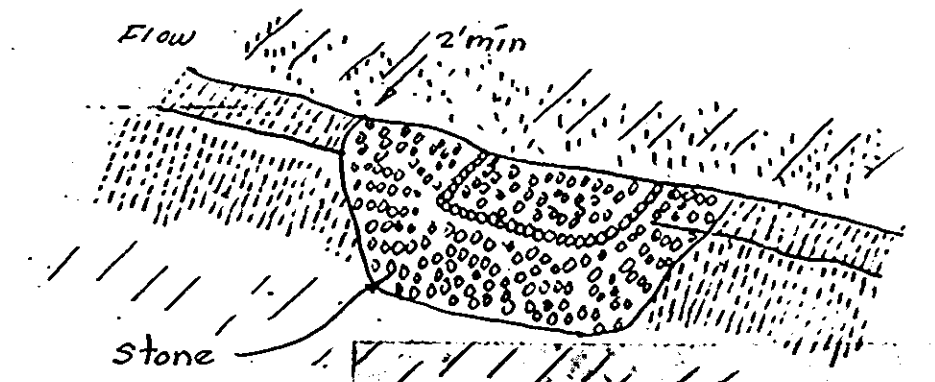
**STONE OUTLET STRUCTURE**

- The stone shall be crushed stone, Gravel may be used if crushed stone is not available. The stone shall meet M.S.H.A. Size No. 2 or AASHTO designation M43 Size No. 2 or 24.
- The crest of the stone dike shall be at least six inches lower than the lowest elevation of the top of the earth dike and shall be level.
- The stone outlet structure shall be embedded into the soil a minimum of four inches.
- The minimum length in feet of the crest of the stone outlet structure shall be equal to six times the number of acres of contributing drainage area.
- The stone outlet structure shall be inspected after each rain and the stone shall be replaced when the structure ceases to function as intended due to silt accumulation among the stone, washout, construction traffic damage, etc.

**PROFILE**



**STONE OUTLET STRUCTURE**



**STABILIZATION**

- Apply Lime @ Rate of Two (2) tons per acre.
- Apply 10-10-10 Fertilizer @ 25 lbs per 1000 sq. ft.
- Plant with Kentucky 31 @ 5 lbs per 1000 sq. ft.
- Mulch with Straw @ 1/2 to 2 tons per acre.
- Anchor Mulch w/ sprayed Asphalt @ 0.1 gal./s.y.

**CONSTRUCTION SEQUENCE**

- Obtain grading and construction permits.
- Locate underground utilities on site.
- Construct earth berms.
- Construct stone outlet structure and stabilized and construction entrance.
- Complete grading on-site; construct storm drainage facilities.
- Construct curb, gutters & entrances.
- Pave Site & street edges as necessary.
- Remove silt control berms.

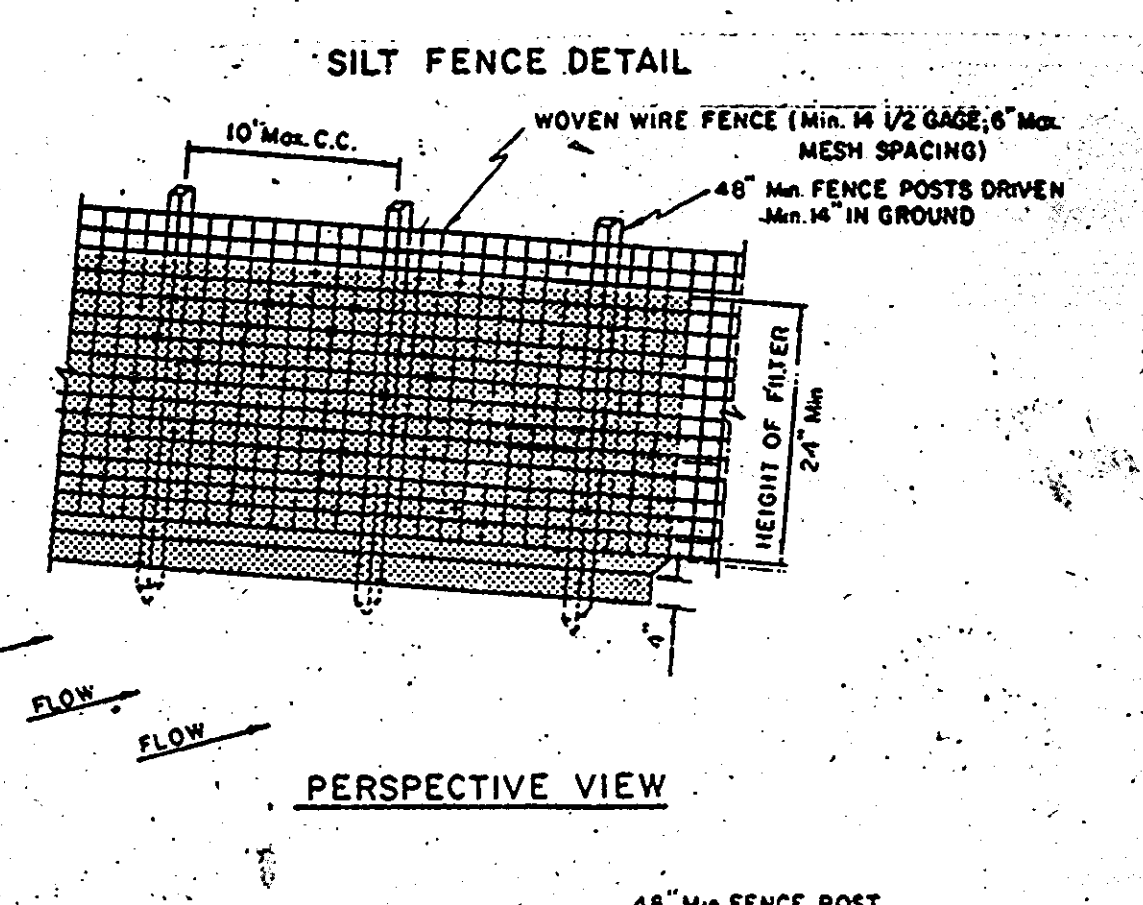
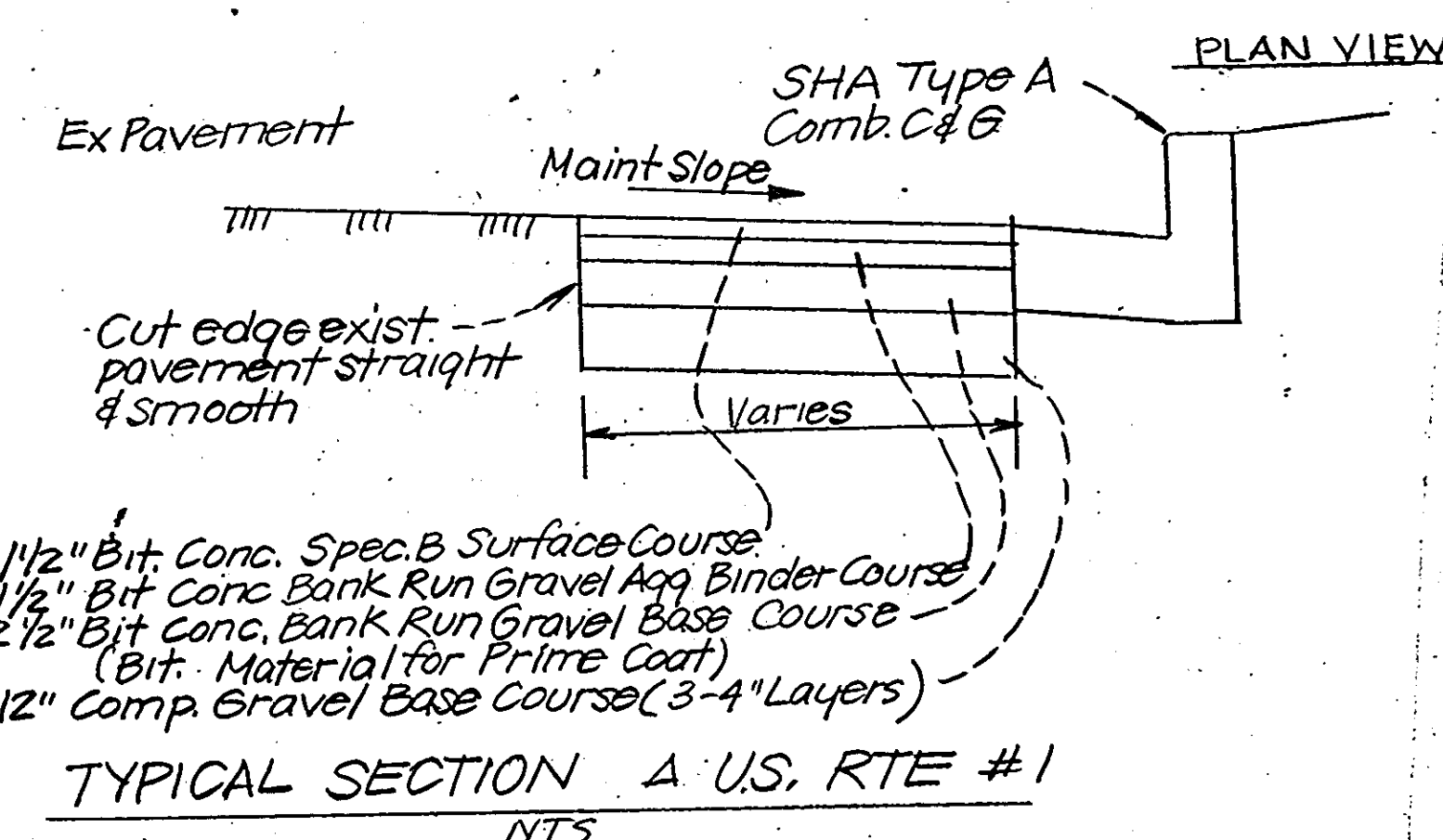
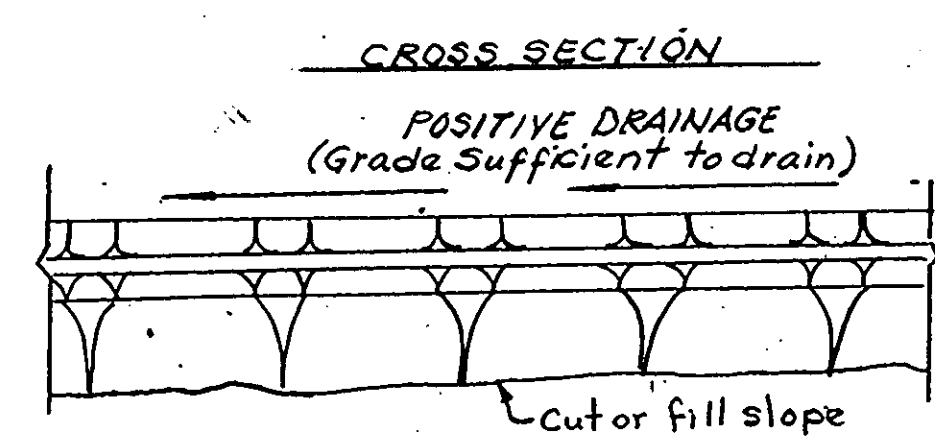
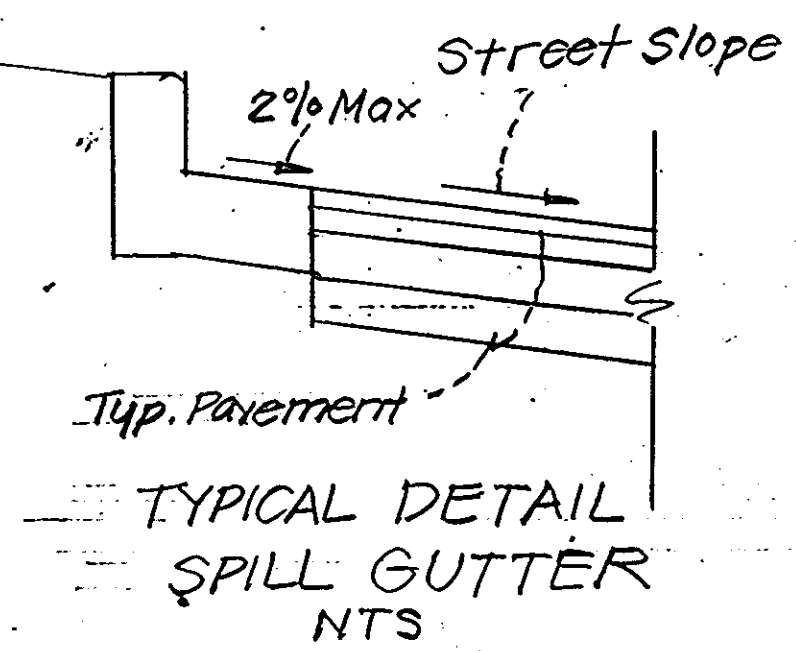
**GENERAL NOTES**

- Construction is to be done so as not to interfere with traffic on U.S. Rte 1 or Vista Road.
- Parking area is to be paved in accordance with Howard County Construction Code.
- Elevations shown hereon were established from the Phase II Howard County Datum.
- Parking:
 

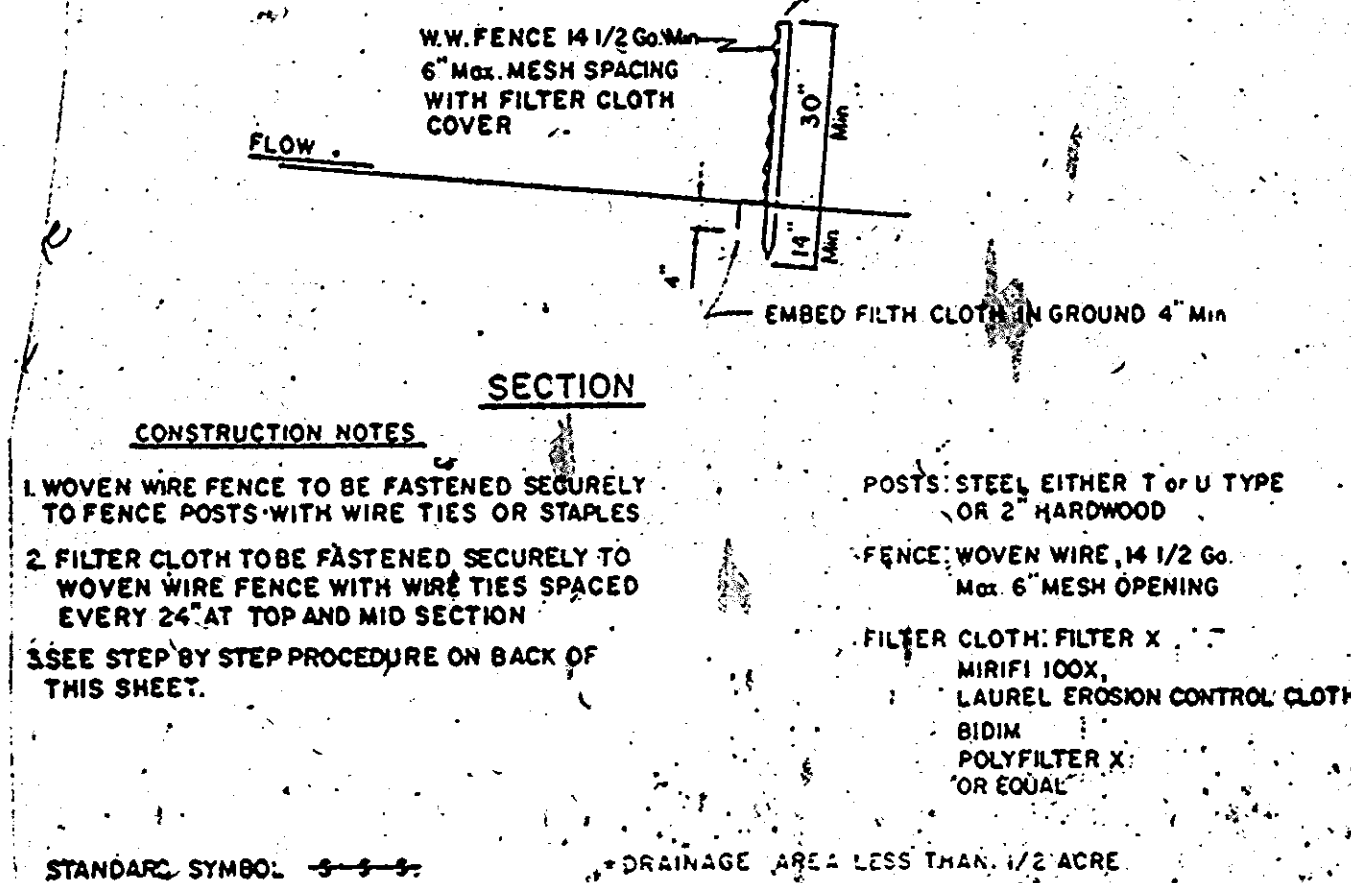
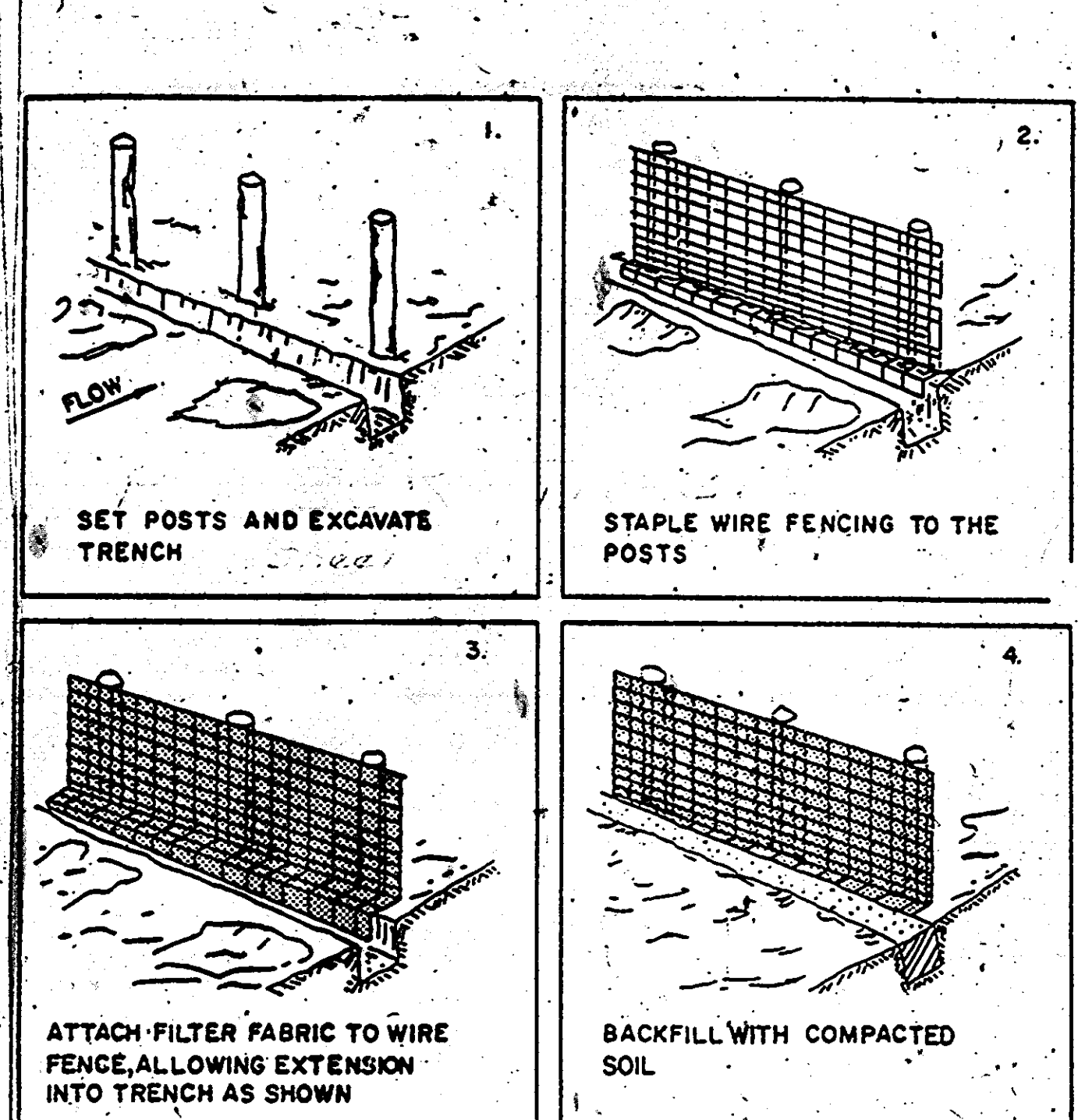
Retail Space	2223	22 Spaces
Handicapped	2	2 Spaces
Total Spaces		24 Spaces
- Planting along north side of property to be 2" calliper evergreens every 10 feet. (White Pines)

**PAVING STANDARDS**

Note: Base will be primed in accordance with Section C-30-3 and Tack Coat is required in accordance with Section C-31-4 as provided in the Howard County Road Construction Code and Standard Specifications.



**BUILDING A SILT FENCE A STEP BY STEP PROCEDURE**



- Materials**
- Silt Fence Cloth: Filter X, Poly-filter X, Mirifi 100X, Laurel Erosion Control Cloth, Bidim, or approved equal, which is resistant to the sun's rays. ART C-31
  - Fence Posts: The length shall be a minimum of 48 inches long. Wood posts will be of sound quality hardwood with a minimum diameter of 2 inches or as approved. Steel posts will be standard T or U section weighing not less than 1.33 pounds per linear foot. ART C-31, C-33
  - Wire Fences: Woven wire fencing shall be a minimum 14-1/2 gage with a maximum 6 inch mesh openings, or as approved. ART C-25

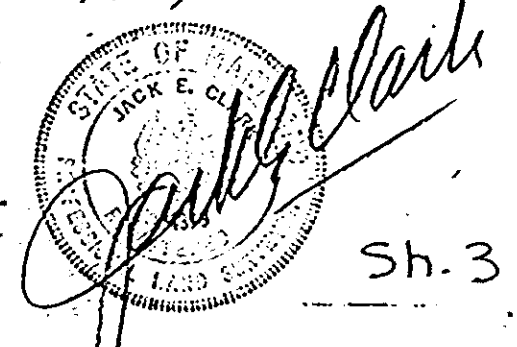
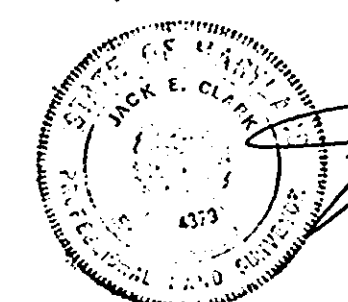
1/2" Bit Conc. Bond C-3
5" Bit Conc. Binder Gravel MIX
6" Crushed Run Base

- Construction Specifications**
- The fence posts shall be spaced a maximum distance of 10 feet center-to-center.
  - Woven wire fence shall be fastened securely to the upstream side of the fence posts by staples or wire ties.
  - Staple or fasten securely the filter cloth to the upstream side of the woven wire, allow sufficient filter cloth for anchor at the bottom.
  - The filter cloth shall be embedded in the soil a minimum of 4 inches, and have compact soil to hold it in place.
  - The inspection shall be frequent and the filter cloth shall be replaced promptly as needed if it is torn.

**TYP. SEC. ON SITE PAVEMENT**

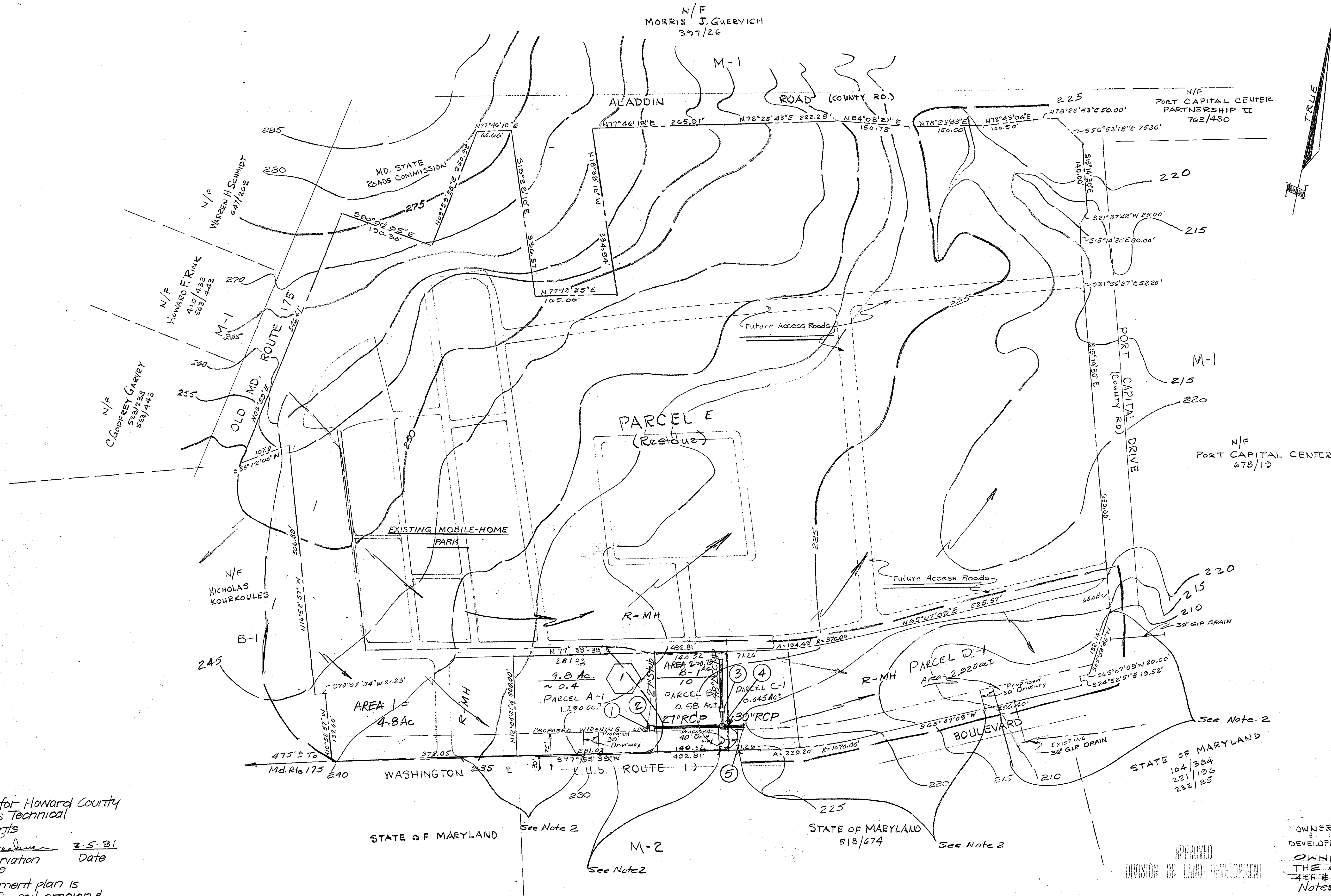
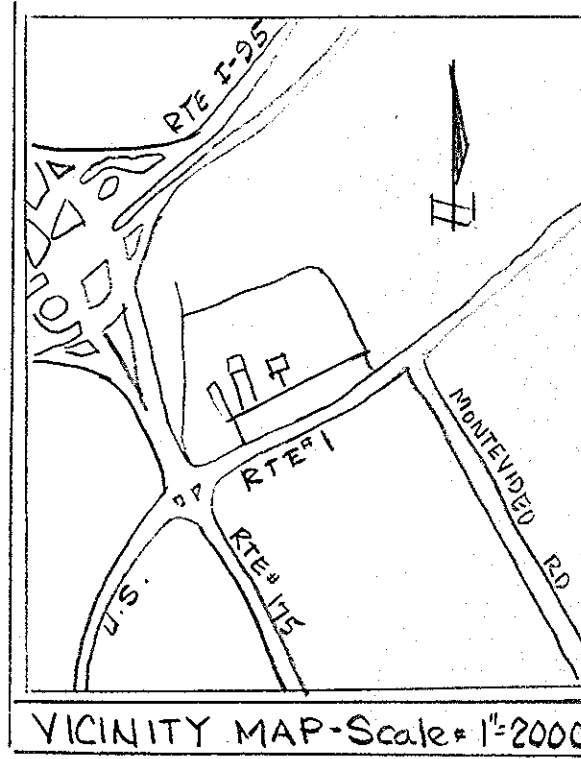
**SITE PLAN**  
**PLATZER TRACT**  
 1ST ELECTION DISTRICT  
 WATERLOO  
 HOWARD COUNTY, MD.  
 TAX MAP 43 PARCEL NO. 118  
 PARCEL 'B-1'  
 RECORDED PLAT 477A  
 OWNER/DEVELOPER  
 THE CITIZENS NATIONAL BANK  
 4TH & MAIN STS. LAUREL, MD. 20810  
 GEORGE L. MOORE, JR.

APPROVED  
 DIVISION OF LAND DEVELOPMENT  
 HOWARD COUNTY, MARYLAND  
 DATE 12-4-80



Prepared By  
 The J. E. CLARK Co.  
 Laurel, Md. 20810  
 9/18/80 REVISED 11/5/80 12/29/80  
 Sh. 3 of 4

APPROVED FOR PUBLIC WATER AND STORM DRAINAGE SYSTEMS AND ROADS  
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
 DATE 3-16-81  
 DIRECTOR  
 CHIEF BUREAU OF ENGINEERING  
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 HOWARD COUNTY HEALTH DEPARTMENT  
 COUNTY HEALTH OFFICER  
 DATE 3-17-81  
 APPROVED HOWARD COUNTY OFFICE OF PLANNING AND ZONING  
 PLANNING DIRECTOR  
 DATE 3-17-81  
 CHIEF DIVISION OF LAND DEVELOPMENT



**DRAINAGE AREA MAP**  
**PLATZER TRACT**  
 WATERLOO  
 1ST ELECTION DISTRICT  
 HOWARD COUNTY MARYLAND  
 TAX MAP 42 PARCEL NO. 118 RECORDED  
 SCALE: 1"=100' AUGUST, 1979 PLAT 4774  
 AREA OF PARCELS A,B,C,D: 5.500 AC  
 AREA OF PARCEL E: 37.543 AC  
 TOTAL AREA: 43.043 AC

OWNER: CHARLES B & GRACE M PLATZER  
 7734 WASHINGTON BOULEVARD  
 BALTIMORE, MD. 21227  
 OWNER/DEVELOPER PARCEL B-1  
 THE CITIZENS NATIONAL BANK  
 447 # MAIN STS. LAUREL MD. 20810 GEORGE L. MOORE, JR.  
 Notes: 1. Subject to V.P. 80-48  
 2. Vehicular Access and Egress Restricted.

APPROVED  
 DIVISION OF LAND DEVELOPMENT  
 HOWARD COUNTY, MARYLAND  
 DATE 12.4.80

Reviewed for Howard County  
 SCD & meets Technical  
 Requirements  
 Date 3-5-81  
 U.S. Soil Conservation  
 Service

This development plan is  
 approved for soil erosion &  
 sediment control by the  
 Howard Co Soil Conservation  
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 APPROVED  
 DATE 3-5-81  
 HOWARD CO SCS

APPROVED: FOR PUBLIC WATER AND STORM DRAINAGE SYSTEMS AND ROADS HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS DATE 3-16-81 DIRECTOR CHIEF BUREAU OF ENGINEERING DATE 3-13-81	APPROVED: FOR PUBLIC WATER AND PRIVATE SEWERAGE SYSTEMS HOWARD COUNTY HEALTH DEPARTMENT DATE 3-12-81 COUNTY HEALTH OFFICER	APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING DATE 3-17-81 PLANNING DIRECTOR DATE 3-17-81 CHIEF DIVISION OF LAND DEVELOPMENT
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Prepared By  
 THE J.E. CLARK CO  
 938 NICHOLS DR.  
 LAUREL, MD.  
 9/18/80 REV. 11/5/80  
 SHEET 4 OF 4  
 SDP-81-52