

ADDRESS PART	
LOT	STREET ADDRESS
177	0202
178	0204
179	0206
180	0208
181	0210
182	0214
183	0216
184	0218
185	0220
186	0222
187	0226
188	0228
189	0230
190	0232
191	0234
192	0236
193	0240
194	0242
195	0244
196	0246
197	0248
198	0250
229	0270 Redbridge Court
230	0268
231	0266
232	0264
233	0262
234	0260
235	0256
236	0254
237	0252
238	0250
239	0248
240	0246
241	0244
242	0240
243	0238
244	0236
245	0234
246	0232
247	0230
248	0228
249	0226
250	0222
251	0220
252	0218
253	0216
254	0214
255	0212
256	0210
257	0208
258	0206
259	0204
260	0202
261	0200
262	0198
263	0196
264	0194
265	0192
266	0190
267	0188
268	0186
269	0184
270	0182
271	0180
272	0178
273	0176
274	0174
275	0172
276	0170
277	0168

**GENERAL NOTES:**

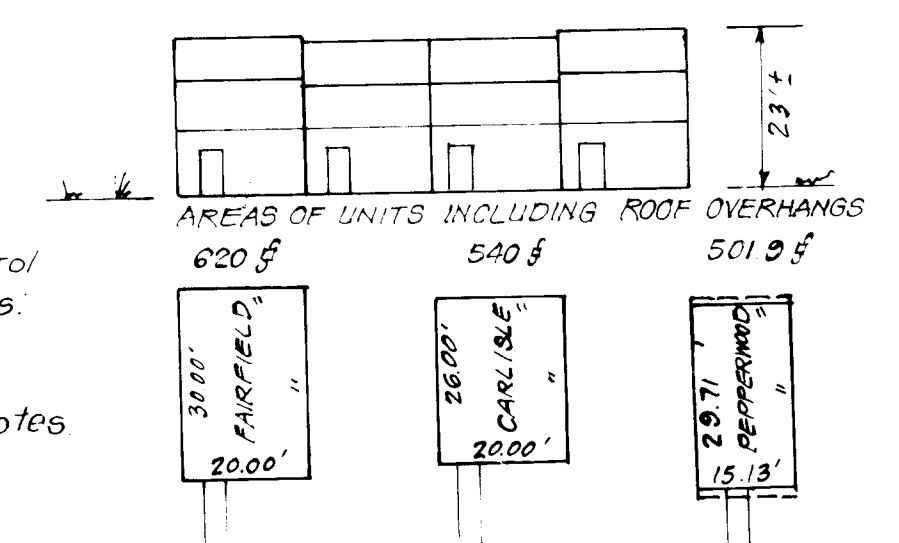
- The land included in this plan is zoned: R-8A.
- All coordinates are based on Howard County Control Monuments No. 1741002-R and 1741003-R.
- The total area included in this plan is 2.68 Acre.
- All roadways are public and existing.
- Any damage to county owned rights of way or paving shall be corrected at the developer's expense.
- Total number of lots: 71.
- Number of parking spaces required: 142 provided: 144.
- Maximum building coverage is 40%.  
 Carlisle Units  $\frac{540}{7.4} = 1350$  Minimum Lot Size  
 Fairfield Units  $\frac{620}{4.4} = 1550$  Minimum Lot Size  
 Pepperwood Units  $\frac{501.9}{3.6} = 1394$  Minimum Lot Size
- The contractor or developer shall contact the Construction Inspection Survey Division, 24 hours in advance of commencement of work at 792-7272.  
 NOTE: Sediment and Erosion Control for this site is provided by previously approved Road Construction Plans F-84-22.

**LEGEND:**

- Contour Interval
- Existing Contour
- Proposed Contour
- Spot Elevation
- Direction of Drainage
- Walk Out Basement
- Timber-Retaining Wall
- Trees and/or Vegetation to be retained
- Earth Dike

**CONSTRUCTION SEQUENCE**

- Make any necessary repairs to existing sediment and erosion control measures and install earth dike.
- Clear and rough grade site.
- Install storm drainage and water and sewer.
- Complete all construction and stabilize site.
- Upon approval of sediment control inspector, remove all sediment control devices and convert trap to storm water management facility as follows:  
 A) Pump out impounded water.  
 B) Remove sediment and restore basin to original dimensions.  
 C) Seed all disturbed areas as per the permanent seeding notes.



**TYPICAL UNITS**  
NO SCALE

**ENGINEER'S CERTIFICATE**

I hereby certify that this plan for Erosion and Sediment Control represents a correct and workable plan based on my own knowledge of the site conditions and that I am qualified in accordance with the requirements of the Howard Soil Conservation District.

*G. Nelson Clark* 9-26-84  
Date

**DEVELOPER'S/BUILDER'S CERTIFICATE**

I/we certify that all Erosion and Sediment Control measures will be done according to the specifications and approved plans. I/we also certify that I/we have approved the construction project and will be responsible for the control of sediment and erosion before beginning the project. I/we also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents, as are deemed necessary.

*G. Winston Radtke, Inc.* 9-25-84  
Signature of Developer/Builder Date

Notes: Public Water & Sewer shown for Reference only. For more detailed information, see Water & Sewer plans Contract No. C-24-1187-D.  
 See Road Construction Plans for Installation of Public Utilities & Sediment and Erosion Control F-84-22.



Reviewed for HOWARD SOIL CONSERVATION DISTRICT  
*Thomas M. McMillan* District Engineer  
 11-8-84

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT  
*James M. Boyd* 11-15-84  
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING  
*Thomas M. McMillan* 11-16-84  
 PLANNING DIRECTOR DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*Thomas M. McMillan* 11-16-84  
 CHIEF DIVISION OF LAND DEVELOPMENT & ZONING ADMIN. DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*Thomas M. McMillan* 11-13-84  
 DIRECTOR DATE

CHIEF BUREAU OF ENGINEERING  
*Thomas M. McMillan* 11-13-84  
 DATE

10-22-84  
*MS/Jum*

VICINITY MAP  
SCALE: 1" = 2,000'

SUBDIVISION NAME	SECT. AREA	LOTS
SETTLER'S LANDING	2 1/2	177-198 & 229-277
PLAT #	ADJACENT ZONE	PAYZONE MAP/FILED DIST. (CENSUS TR.)
586445865	2 R-8A	50 6TH 6063
WATER CODE		SEWER CODE
C05		7-1500

**CLARK · FINEFROCK & SACKETT**  
 ENGINEERS · PLANNERS · SURVEYORS  
 1115 LOCKWOOD DRIVE · SILVER SPRING, MARYLAND 20904 · (301) 593-3400

DESIGNED: R.G.B.  
 DRAWN: V.L.B.  
 CHECKED: R.G.B.  
 DATE: July, 1984

SCALE: 1" = 30'  
 DRAWING: 1 OF 4  
 JOB NO.: 84-052  
 FILE NO.: 84-052-X

**SETTLER'S LANDING**  
 SECTION 2 AREA 2  
 6TH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

OWNER: BRAUTLEY DEVELOPMENT CORP.  
 5501 Twin Knolls Rd., Suite 105  
 Columbia, Md. 21045

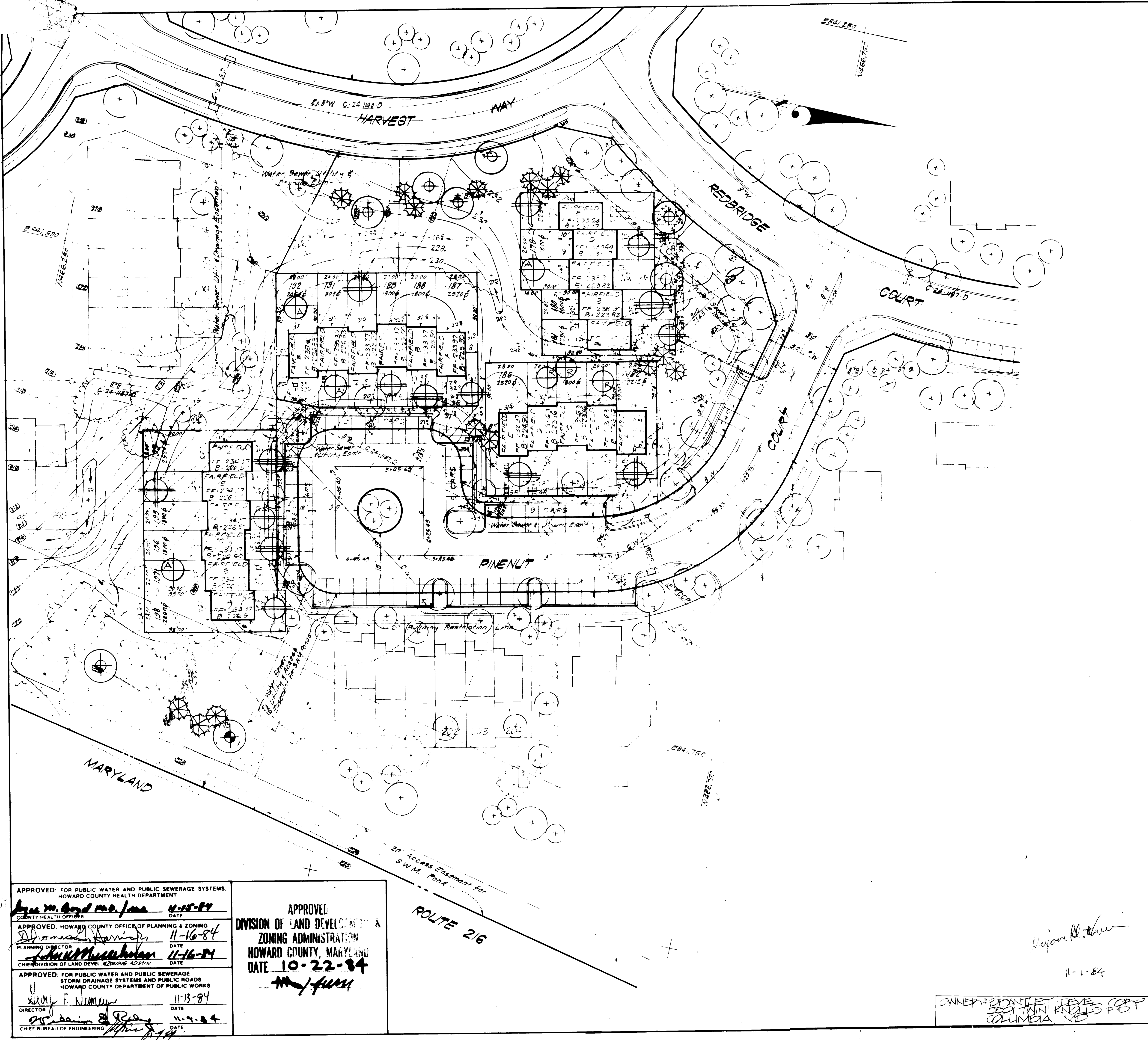
FOR: RYAN HOMES, INC.  
 1734 Elton Road, Suite 250  
 Silver Spring, Md. 20903

SDP-85-29









### PLANT SCHEDULE

KEY	PLANT NAME	SIZE	QUANT	REMARKS
DEVELOPER TREES				
⊕	ACER RUBRUM OCT. GLOST	2 1/2 DIA	15	D&B HEAVY HEAD
⊕	OCTOBER GLOST MAPLE	2 1/4 HT	10	
⊕	QUERCUS PALUSTRIS		5	
⊕	PIN OAK		2	
⊕	PLATANUS ACERIFOLIA		1	
⊕	LONDON PLANETREE		50	D&B HEAVY
⊕	QUERCUS PURPA			
⊕	RED OAK			
⊕	PRUNUS SEPP. KWANEAN	22 1/2 DIA	13	D&B HEAVY HEAD
⊕	KWANEAN CHEERY	2 1/2 HT	8	
⊕	PRUNUS C. THUNDERBOLD		9	
⊕	PURPLE LEAF FL. PLUM		5	
⊕	MALUS AMERICAN BEAUTY		14	
⊕	AMER. BEAUTY CRABAPPLE		13	
⊕	MALUS RADIAN			
⊕	RADIAN CRABAPPLE			
⊕	MALUS SNOOWPIET			
⊕	SNOOWPIET CRABAPPLE			
⊕	CORNUS FLORIDA			
⊕	FLOWERING DOEWOOD			

DATE PERIODIC 10-30-84 PERIODIC AS PER 10. COUNTY COMMENTS (PRE 200 BUFFER)

- NOTE 8
- DEVELOPER TREES ARE THE RESPONSIBILITY OF THE DEVELOPER, PRANTLET DEVELOPMENT CORP.
  - BUILDER TREES ARE THE RESPONSIBILITY OF THE BUILDER, PSTAN HOMES, INC.
  - CONTRACTOR SHALL VERIFY LOCATION OF UNDERGROUND UTILITIES PRIOR TO DIGGING.
  - ALL PLANTING SHALL BE IN COMPLIANCE WITH ATTACHED SPECIFICATIONS.
  - SUBSTITUTIONS MAY BE PERMITTED WITH THE APPROVAL OF THE OWNER.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT  
*John M. Gend...* 11-15-84  
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING  
 PLANNING DIRECTOR 11-16-84  
*John M. Gend...* 11-16-84  
 CHIEF DIVISION OF LAND DEVEL. & ZONING ADMIN. DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE  
 STORM DRAINAGE SYSTEMS AND PUBLIC ROADS  
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
 DIRECTOR 11-13-84  
*John M. Gend...* 11-13-84  
 CHIEF BUREAU OF ENGINEERING DATE

APPROVED:  
 DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION  
 HOWARD COUNTY, MARYLAND  
 DATE 10-22-84  
*John M. Gend...*

**CLARK • FINECROCK & SACKETT**  
 ENGINEERS • PLANNERS • SURVEYORS

DESIGNED: J.B.C.  
 DRAWN: J.B.C.  
 CHECKED: J.B.C.

**LANDSCAPE PLANTING PLAN**  
 LOT 177 THPL 198 & 220 THPL 277  
 SETTLERS LANDING  
 SECTION 2 AREA 2, GITH ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

DATE: AUG 84  
 PREPARED BY: P. STAN HOMES, INC.  
 1354 ELLEN P. CAY  
 OLIVER SPRING, MD 20023

OWNER: PRANTLET DEVELOPMENT CORP.  
 5501 MAIN KENNESAW RD  
 COLUMBIA, MD

11-1-84

DATE: 11-1-84  
 DRAWING NO: 84-072  
 SHEET NO: 3 OF 4  
 SCALE: AS SHOWN





APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.  
 HOWARD COUNTY HEALTH DEPARTMENT  
*John A. ...* 11-15-84  
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING & ZONING  
*...* 11-16-84  
 PLANNING DIRECTOR DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE.  
 STORM DRAINAGE SYSTEMS AND PUBLIC ROADS  
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*...* 11-13-84  
 DIRECTOR DATE

*...* 11-9-84  
 CHIEF BUREAU OF ENGINEERING DATE

OWNER'S DISTRICT DEVELOPMENT  
 250 MAIN ST. #101  
 COLUMBIA, MD

<b>CLARK • FINEROCK &amp; SACKETT</b> ENGINEERS • PLANNERS • SURVEYORS 11315 LOCKWOOD DR. W. ELK GROVE VILLAGE, MD 21740		SCALE 1" = 30' DRAWING <b>474</b> JOB NO. 31052 FILE NO. 31052
DESIGNED J.B.C. DRAWN J.B.C. CHECKED DATE AC-84	<b>LANDSCAPE PLANTING PLAN</b> LOTS 177 THRU 178 & 220 THRU 271 <b>SETTLER'S LANDING</b> SECTION 2 AREA 2 FIFTH ELECTION DISTRICT HOWARD COUNTY MARYLAND PLOT'S PLANTING NOTES SILVER SPRING, MD	

**SDP-85-29**