

VICINITY MAP
SCALE: 1" = 1200'

GENERAL NOTES

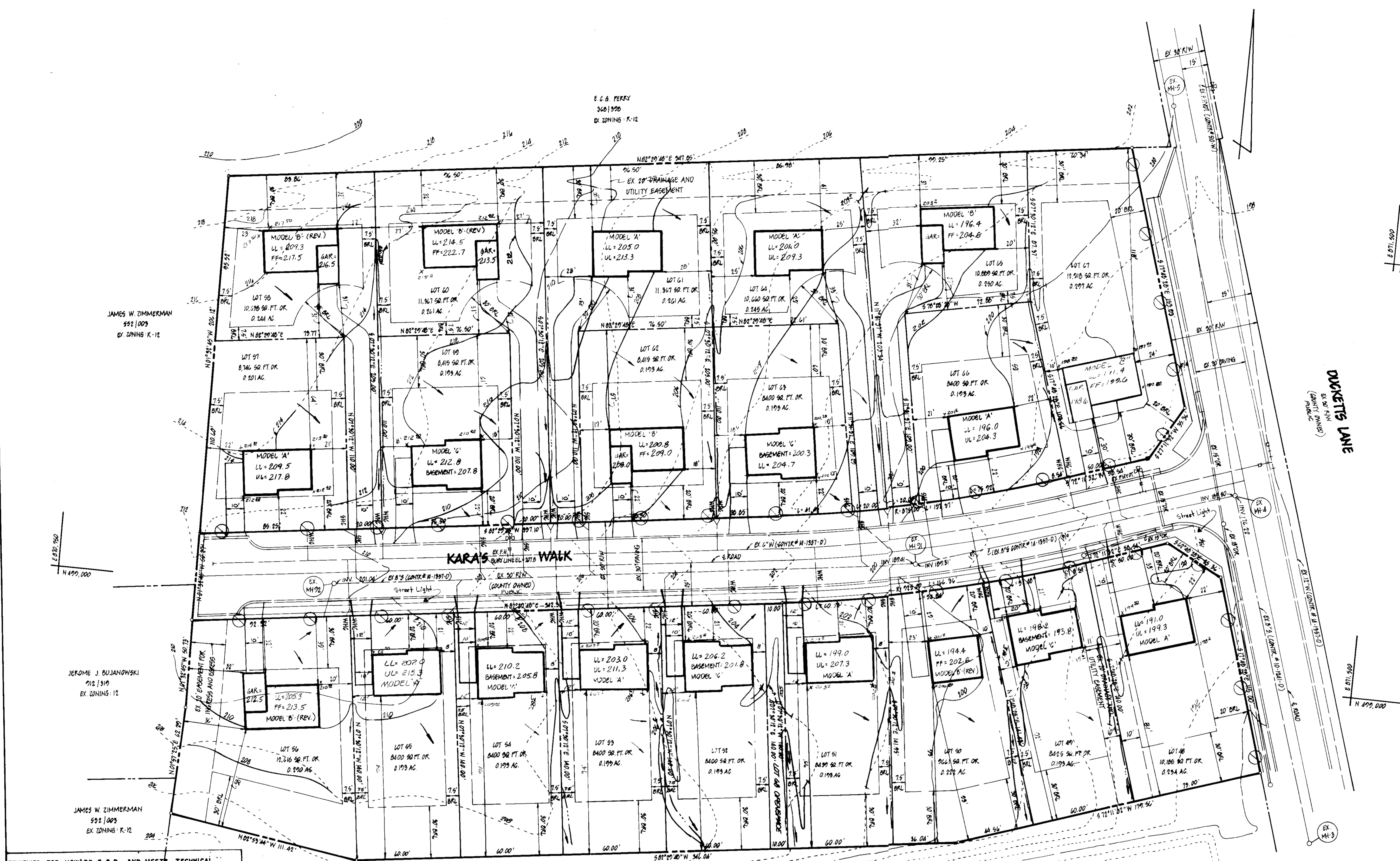
- TAX MAP: 57; PARCEL: 512; BLOCK: 12
- DEED REFERENCE: 1880/TM; PLAT REFERENCE: PLAT 1078
- EX. ZONING: R-12
- PROPOSED SITE USE: SINGLE-FAMILY DETACHED DWELLING UNITS
- AREA OF SITE: 3.55 AC.
- PUBLIC WATER AND PUBLIC SEWERAGE TO BE UTILIZED.
- ALL DRIVE DRIVEWAYS AND PARKING AREAS ARE PRIVATE.
- DUCKETTS LANE IS AN EXISTING PUBLIC ROAD.
- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH HOWARD COUNTY ROAD CONSTRUCTION CODE AND SPECIFICATIONS.
- CONTRACTOR TO VERIFY THE LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO BEGINNING WORK.
- CONTRACTOR TO NOTIFY M&P UTILITY AT 1-599-0100 AT LEAST FIVE DAYS PRIOR TO BEGINNING CONSTRUCTION.
- THE CONTRACTOR OR DEVELOPER SHALL CONTACT THE CONSTRUCTION INSPECTION/SURVEY DIVISION, 24 HOURS IN ADVANCE OF COMMENCEMENT OF WORK AT 192-7223.
- For schematic profiles of proposed structures, see Drawing 5 of 3.

SITE ANALYSIS

- AREA OF PARCEL: 4.415 AC OR 194,473 SQ. FT.
- EXISTING ZONING: R-12
- TOTAL NO. OF LOTS: 20
- TOTAL NO. OF DWELLING UNITS ALLOWED: 19 UNITS, TOTAL NO. OF DWELLING UNITS PROVIDED: 20
- PARKING TABULATIONS:
REQUIRED: 2 SPACES PER DWELLING UNIT
PROVIDED: 40 SPACES
10 (7) x 2 = 40 SPACES
- OPEN SPACE TO REMAIN ON SITE: 2.032 AC.
- STREET LIGHTS PROVIDED: 2
- STREET TREES PROVIDED: 37

LEGEND

- STREET TREES: *Platanus X acrifolia*; London Plane Tree, 2'-2 1/2" cal.
- ▲ STREET LIGHTS
- PERMANENT SHADE



REVIEWED FOR HOWARD S.C.O. AND MEETS TECHNICAL REQUIREMENTS.

James M. Helm 12-30-87
U.S. SOIL CONSERVATION SERVICE DATE

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

James M. Helm 12/30/87
SOIL CONSERVATION DISTRICT DATE

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

James M. Helm 2/1/88
COUNTY HEALTH OFFICER DATE

APPROVED HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

James M. Helm 2-5-88
PLANNING DIRECTOR DATE

James M. Helm 2/5/88
DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION
DATE 12-16-87

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

James M. Helm 1/7-88
DIRECTOR DATE

James M. Helm 1-7-88
CHIEF, BUREAU OF ENGINEERING DATE

APPROVED
DIVISION OF LAND DEVELOPMENT &
ZONING ADMINISTRATION
HOWARD COUNTY, MARYLAND
DATE 12-16-87

DEVELOPER'S CERTIFICATE

I CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN OF DEVELOPMENT AND PLAN FOR EROSION AND SEDIMENT CONTROL AND THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS, AS ARE DEEMED NECESSARY.

James M. Helm 7/31/87
DEVELOPER DATE

ENGINEER'S CERTIFICATE

I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.

James M. Helm 7/31/87
ENGINEER DATE

DATE	DESCRIPTION	BY
12/8	Revised driveway, grading & 3rd lot set	
	REVISIONS	

LOT NO.	STREET ADDRESS	LOT NO.	STREET ADDRESS
86	0130 KARAS WALK	06	OPEN SPACE
87	0140 KARAS WALK	07	0100 KARAS WALK
88	0150 KARAS WALK	08	0110 KARAS WALK
89	0160 KARAS WALK	09	0120 KARAS WALK
90	0170 KARAS WALK	10	0130 KARAS WALK
91	0180 KARAS WALK	11	0140 KARAS WALK
92	0190 KARAS WALK	12	0150 KARAS WALK
93	0200 KARAS WALK	13	0160 KARAS WALK
94	0210 KARAS WALK	14	0170 KARAS WALK
95	0220 KARAS WALK	15	0180 KARAS WALK
96	0230 KARAS WALK	16	0190 KARAS WALK
97	0240 KARAS WALK	17	0200 KARAS WALK
98	0250 KARAS WALK	18	0210 KARAS WALK
99	0260 KARAS WALK	19	0220 KARAS WALK
100	STREET ADDRESS		

OWNER & DEVELOPER
LANCZCOTTA - HUNT PARTNERSHIP
P.O. BOX 447
ELLCOTT CITY, MARYLAND 21043

boender associates inc.
consulting engineers
land surveyors
land planners
COURTHOUSE SQUARE
3565 ELLICOTT MILLS DRIVE
ELLCOTT CITY, MD. 21043
(301) 465-7777

TITLE: SITE DEVELOPMENT PLAN

PROJECT: GLEN COVE ESTATES - SECTION 3

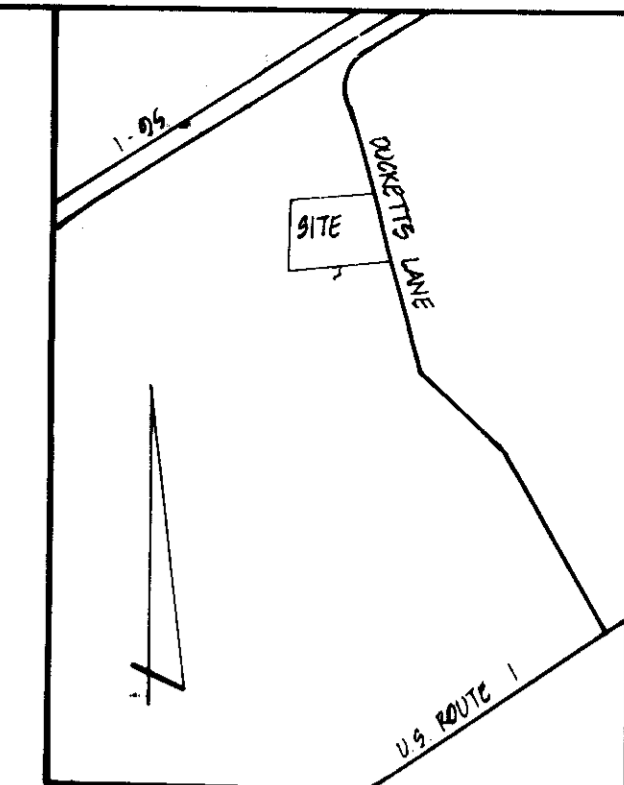
LOCATION: PARCEL 512, DEED REF. 1880/TM, SINGLE-FAMILY DETACHED DWELLINGS
D.P. & P.L.S. 5-23-84, P. 20, F. 85-102, F. 84-99
TST ELECTION DISTRICT 120, MAP 57, HOWARD CO. MD.

SCALE: 1" = 30'
DESIGNED BY: D.P.
CHECKED BY: D.P.
DATE: MARCH, 1987

FIELD BOOK: PAGE NO.: JOB NO.: 0749 DRAWING NO.: 1 OF 3

SDP-88-38

- LEGEND**
- DRAINAGE AREA
 - LIMIT OF DISTURBED AREA
 - TEMP. PERIMETER DIKE/SWALE
 - SILT FENCE
 - TEMP. DIKE



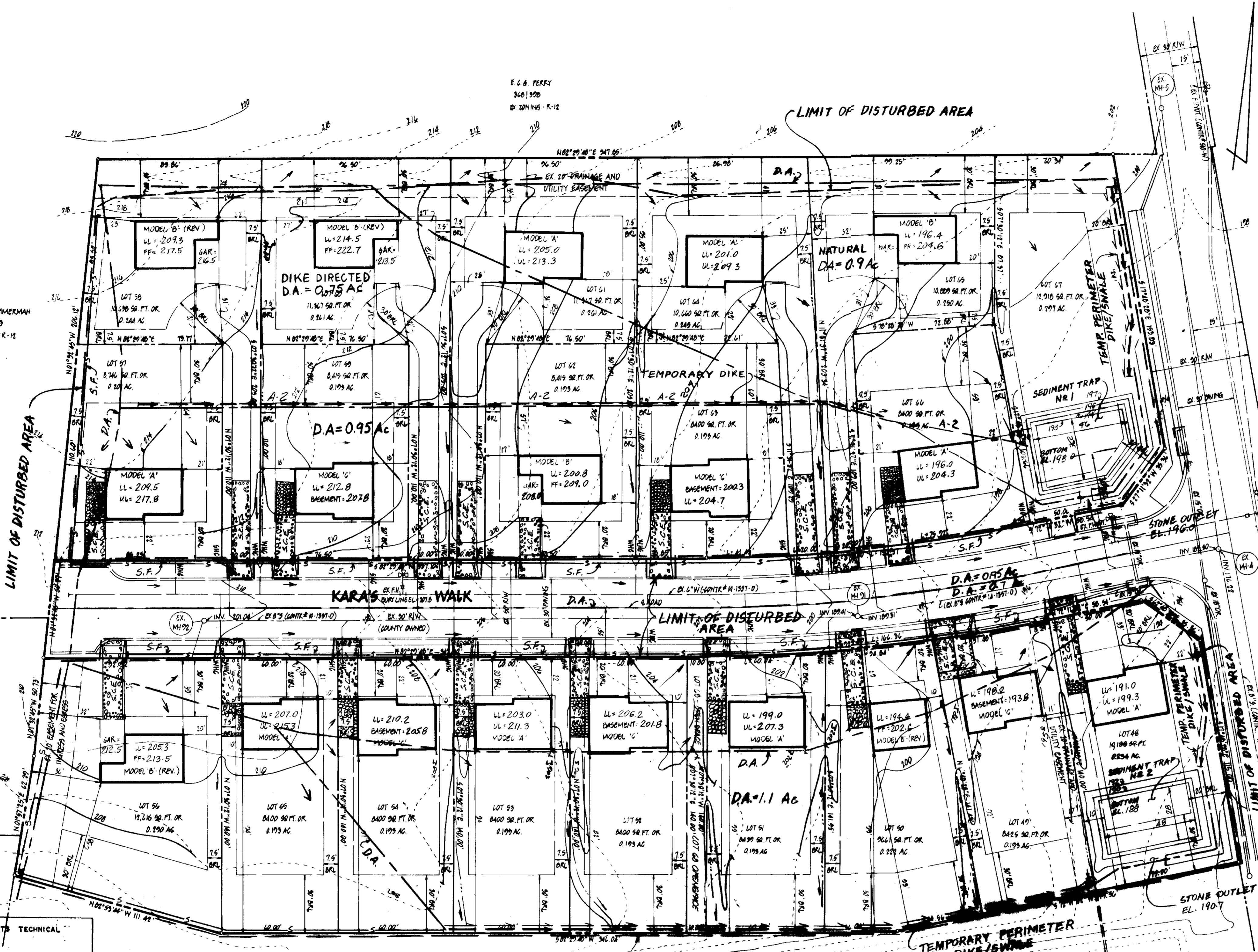
GENERAL NOTES

1. TAX MAP: 51, PARCEL: 512, BLOCK: 18
2. DEED REFERENCE: 1880/349, PLAT REFERENCE: PLAT 107B
3. EX. ZONING: R-12
4. PROPOSED SITE USE: SINGLE-FAMILY DETACHED DWELLING UNITS
5. AREA OF SITE: 3.65 AC
6. PUBLIC WATER AND PUBLIC SEWERAGE TO BE UTILIZED
7. ALL ON-SITE DRIVEWAYS AND PARKING AREAS ARE PERMITTED
8. DOCKET'S LANE IS AN EXISTING, PUBLIC ROAD
9. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH HOWARD COUNTY ROAD CONSTRUCTION CODE AND SPECIFICATIONS
10. CONTRACTOR TO VERIFY THE LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO BEGINNING WORK
11. CONTRACTOR TO NOTIFY MISS UTILITY AT 1-599-PARD AT LEAST FIVE DAYS PRIOR TO BEGINNING CONSTRUCTION
12. THE CONTRACTOR OR DEVELOPER SHALL CONTACT THE CONSTRUCTION INSPECTION/SURVEY DIVISION, 24 HOURS IN ADVANCE OF COMMENCEMENT OF WORK AT 191-7273
13. FOR Sediment Control Details, Notes, and Sequence of Construction, See Drawing 3 of 3, Details.
14. FOR EXACT HOUSE AND DRIVEWAY LOCATION ON LOTS 51 THRU 55 SEE SITE DEVELOPMENT PLAN SHT 1 OF 3.

SITE ANALYSIS

1. AREA OF PARCEL: 3.65 AC OR 154,473 SQ. FT.
 2. EXISTING ZONING: R-12
 3. TOTAL NO. OF LOTS: 10
 4. TOTAL NO. OF DWELLING UNITS ALLOWED: 10 AC, TOTAL NO. OF DWELLING UNITS PROVIDED: 10
 5. PARKING TABULATIONS:
REQUIRED: 14 SPACES PER DWELLING UNIT 10 D.U. x 2 = 20 SPACES
PROVIDED: 40 SPACES
 6. OPEN SPACE TO REMAIN ON SITE: 0.032 AC
- NOTES:**
1. FOR FINAL LOT GRADING FOR LOT 48 & 67 SEE SITE DEVELOPMENT PLAN SHEET 1 OF 3.
 2. SEDIMENT TRAP NO. 1 CAN NOT BE RE-MOVED WITHOUT PERMISSION OF SEDIMENT CONTROL INSPECTOR.

SEDIMENT TRAP	NO. 1	NO. 2
CONTRIBUTING AREA	1.65 AC	1.1 AC
STORAGE REQUIRED	2963 SQ. FT.	1900 SQ. FT.
STORAGE PROVIDED	4030 SQ. FT.	2000 SQ. FT.
OUTLET LENGTH	7.0	5.0
BOTTOM EL.	193.0	188.0
OUTLET EL.	196.0	190.5
EMBANKMENT EL.	197.0	192
SIDE SLOPES	2:1/1:1	2:1
CLEANOUT EL.	199.0	189.0



REVIEWED FOR HOWARD S.C.D. AND MEETS TECHNICAL REQUIREMENTS.
[Signature] 12-30-87
U.S. SOIL CONSERVATION SERVICE DATE

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

SOIL CONSERVATION DISTRICT DATE
APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.
[Signature] 7/1/88
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.
[Signature] 2-5-88
PLANNING DIRECTOR DATE

APPROVED: DIVISION OF COMMUNITY PLANNING & LAND DEVELOPMENT
[Signature] 2/2/88
CHIEF, DIVISION OF COMMUNITY PLANNING & LAND DEVELOPMENT DATE

APPROVED FOR PUBLIC WATER, PUBLIC SEWERAGE AND STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.
[Signature] 1/26/88
DIRECTOR DATE

[Signature] 1-7-88
CHIEF, BUREAU OF ENGINEERING DATE

APPROVED
DIVISION OF LAND DEVELOPMENT & ZONING ADMINISTRATION
HOWARD COUNTY, MARYLAND
DATE 12-16-87

DEVELOPER'S CERTIFICATE
I CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN OF DEVELOPMENT AND PLAN FOR EROSION AND SEDIMENT CONTROL AND THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION PROJECT WILL HAVE A CERTIFICATE OF ATTENDANCE AT A DEPARTMENT OF NATURAL RESOURCES APPROVED TRAINING PROGRAM FOR THE CONTROL OF SEDIMENT AND EROSION BEFORE BEGINNING THE PROJECT. I ALSO AUTHORIZE PERIODIC ON-SITE INSPECTIONS BY THE HOWARD SOIL CONSERVATION DISTRICT OR THEIR AUTHORIZED AGENTS, AS ARE DEEMED NECESSARY.
[Signature] 7/1/87
DEVELOPER DATE

ENGINEER'S CERTIFICATE
I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED ON PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT IT WAS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD SOIL CONSERVATION DISTRICT.
[Signature] 8/26/87
ENGINEER DATE

DATE	REVISIONS	BY
7/1/87	Revise grading, add silt fence & dike; revise trap #1	JA

LOT NO.	STREET ADDRESS	LOT NO.	STREET ADDRESS
48	KARA'S WALK	68	KARA'S WALK
49	KARA'S WALK	69	KARA'S WALK
50	KARA'S WALK	70	KARA'S WALK
51	KARA'S WALK	71	KARA'S WALK
52	KARA'S WALK	72	KARA'S WALK
53	KARA'S WALK	73	KARA'S WALK
54	KARA'S WALK	74	KARA'S WALK
55	KARA'S WALK	75	KARA'S WALK
56	KARA'S WALK	76	KARA'S WALK
57	KARA'S WALK	77	KARA'S WALK
58	KARA'S WALK	78	KARA'S WALK
59	KARA'S WALK	79	KARA'S WALK
60	KARA'S WALK	80	KARA'S WALK
61	KARA'S WALK	81	KARA'S WALK
62	KARA'S WALK	82	KARA'S WALK
63	KARA'S WALK	83	KARA'S WALK
64	KARA'S WALK	84	KARA'S WALK
65	KARA'S WALK	85	KARA'S WALK
66	KARA'S WALK	86	KARA'S WALK
67	KARA'S WALK	87	KARA'S WALK
68	KARA'S WALK	88	KARA'S WALK
69	KARA'S WALK	89	KARA'S WALK
70	KARA'S WALK	90	KARA'S WALK
71	KARA'S WALK	91	KARA'S WALK
72	KARA'S WALK	92	KARA'S WALK
73	KARA'S WALK	93	KARA'S WALK
74	KARA'S WALK	94	KARA'S WALK
75	KARA'S WALK	95	KARA'S WALK
76	KARA'S WALK	96	KARA'S WALK
77	KARA'S WALK	97	KARA'S WALK
78	KARA'S WALK	98	KARA'S WALK
79	KARA'S WALK	99	KARA'S WALK
80	KARA'S WALK	100	KARA'S WALK

SUBDIVISION NAME: GLEN COVE ESTATES
SECTION: 3
LOT/PARCEL: 68

PLAT: 107B
BLOCK: 18
ZONE: R-12
TAX/ZONE MAP: 191
ELEC. DIST. CODES: 0212

SEWER CODE: 5192102



OWNER & DEVELOPER
LANCLOTTA-HUNT PARTNERSHIP
P.O. BOX 441
ELLCOTT CITY, MARYLAND 21043

boender associates, inc.
consulting engineers
land surveyors
land planners

COURTHOUSE SQUARE
3565 ELLCOTT MILLS DRIVE
ELLCOTT CITY, MD 21043
1301 465 7777

