

HEET INDEX

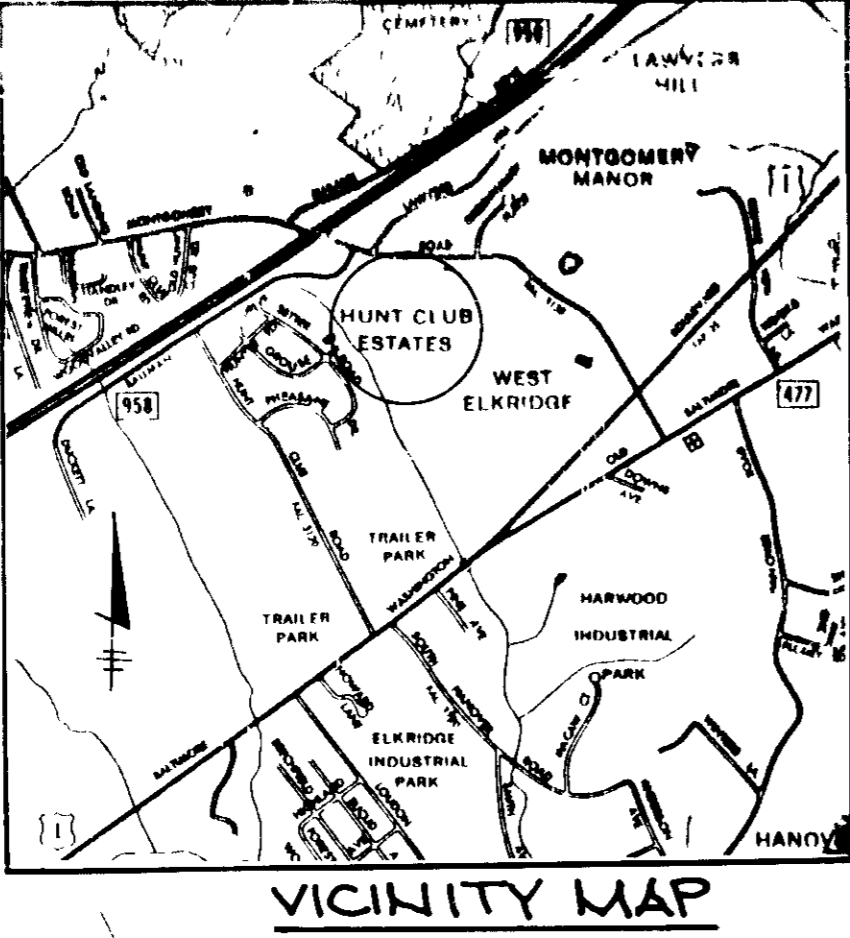
NO.	DESCRIPTION
1	GRADING, SEDIMENT CONTROL & SITE DEVELOPMENT PLAN
2	PLANTING PLAN & DETAILS
3	PROFILES AND DETAILS

UNIT TABULATION

NO.	DESCRIPTION	QUANTITY
1	CONDO UNITS	151
2	APARTMENTS	24
3	TOTAL UNITS	175
4	CONDO UNITS	151
5	APARTMENTS	24
6	TOTAL UNITS	175
7	CONDO UNITS	151
8	APARTMENTS	24
9	TOTAL UNITS	175

GENERAL NOTES

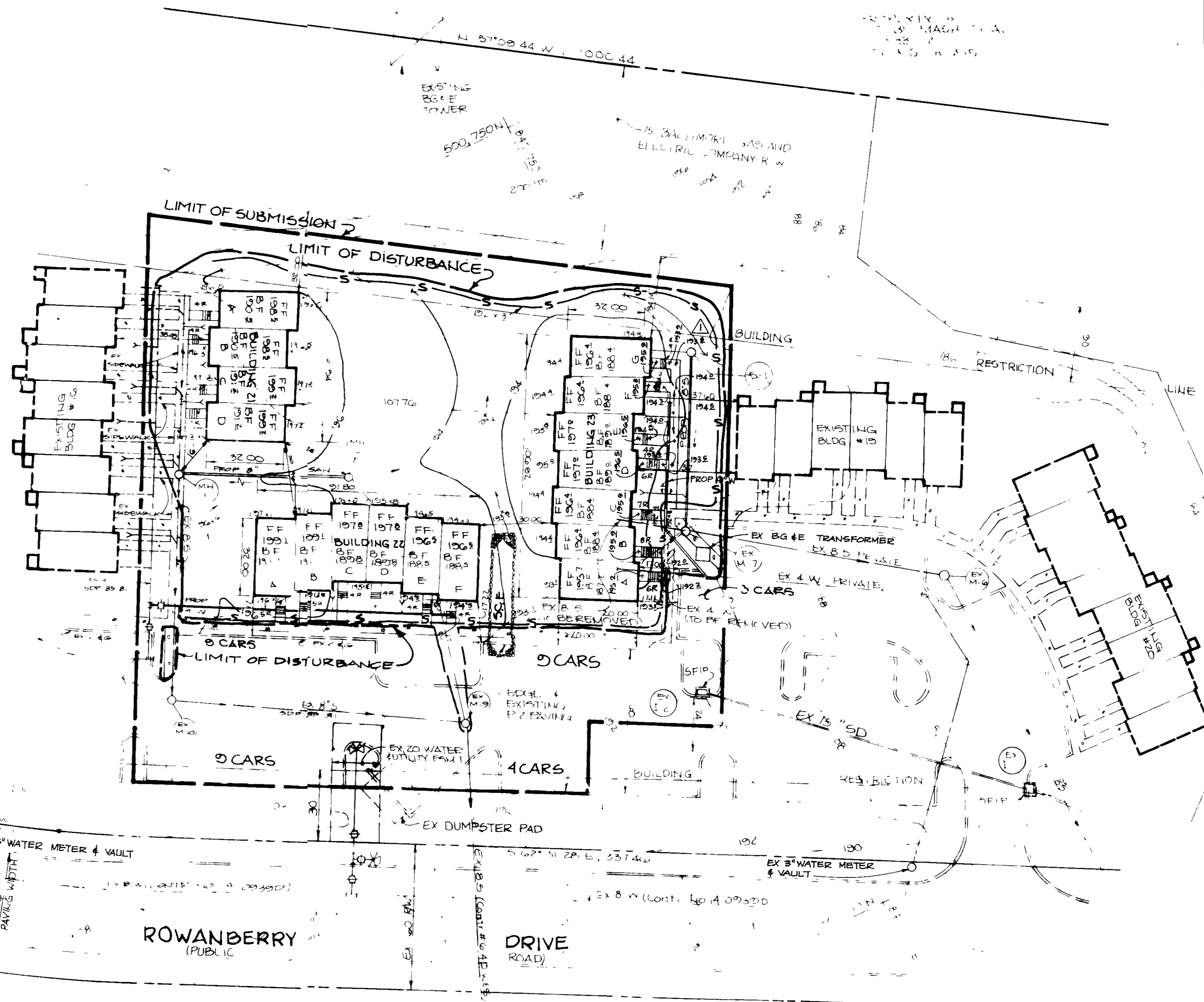
1. ALL EXCAVATIONS SHALL BE CONSTRUCTED A MINIMUM OF 42" COVER BELOW FINISHED GRADE.
2. ALL EXCAVATIONS SHALL BE PERFORMED IN ACCORDANCE WITH THE HOWARD COUNTY DESIGN MANUAL STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION.
3. ALL UTILITIES LOCATIONS OF EXISTING UTILITIES ARE SHOWN FROM BEST AVAILABLE RECORDS. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO PROTECT THE EXISTING UTILITIES AND MAINTAIN UNINTERRUPTED SERVICE. ANY DAMAGE INCURRED DUE TO EXCAVATION OPERATION SHALL BE REPAIRED IMMEDIATELY AT THE CONTRACTOR'S EXPENSE.
4. THE CONTRACTOR SHALL TEST PIT EXISTING UTILITIES AT LEAST FIVE (5) DAYS BEFORE STARTING WORK SHOWN ON THESE DRAWINGS TO VERIFY THEIR LOCATION AND ELEVATION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY IF LOCATION OF UTILITIES IS OTHER THAN SHOWN.
5. THE CONTRACTOR SHALL NOTIFY THE FOLLOWING UTILITIES OR AGENCIES AT LEAST FIVE DAYS BEFORE STARTING WORK SHOWN ON THESE DRAWINGS:
 - AT&T - 1-800-257-7777
 - AMERICAN WATER COMPANY - 725-9976
 - AMERICAN GAS COMPANY - 992-9766
 - AMERICAN ELECTRIC COMPANY - 993-3553
 - AMERICAN TELEPHONE AND TELEGRAPH COMPANY - 685-0123
 - AMERICAN CABLE TELEVISION - 531-5533
 - AMERICAN CONSTRUCTION INSPECTION SURVEY - 792-7272
6. ALL EXCAVATIONS SHALL BE CONSTRUCTED IN ACCORDANCE WITH HOWARD COUNTY STANDARDS.
7. ALL ELEVATIONS SHOWN ARE INVERT ELEVATIONS.
8. THE CONTRACTOR SHALL PROVIDE A JOINT IN ALL SEWER MAINS WITHIN 2'-0" OF EXTERIOR CURB.
9. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
10. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.
11. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
12. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.
13. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
14. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.
15. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
16. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.
17. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
18. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.
19. ALL DIMENSIONS SHALL BE ADJUSTED AS NECESSARY TO CONFORM TO PLAN DIMENSIONS.
20. ALL DIMENSIONS SHALL BE PAID UNTIL LINES OF EXCAVATION HAVE BEEN BROUGHT TO SURFACE.



SITE DEVELOPMENT PLAN

QUAIL RIDGE 1/1

A REVISION OF SDP 85-81



NOTES

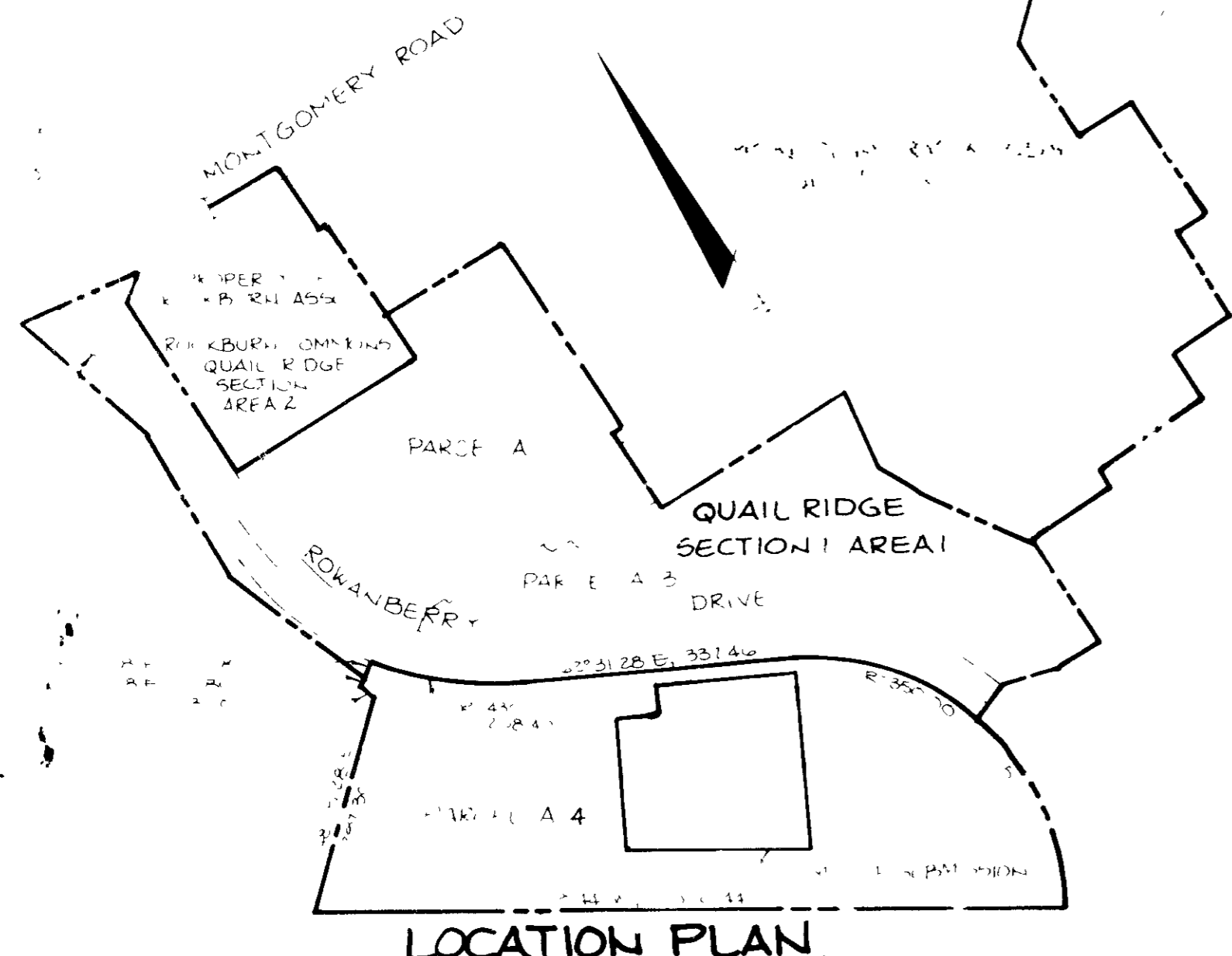
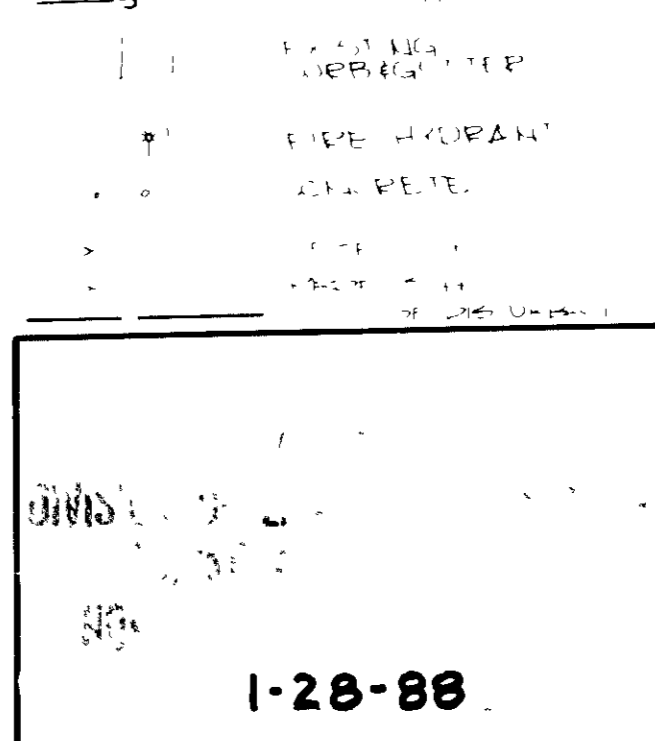
1. ALL PROPOSED UTILITIES AND ALL ROADWAYS SHOWN ON-SITE ARE PRIVATE.
2. ALL PARKING STALLS ARE DIMENSIONED TYPICALLY 18' DEEP x 9' WIDTH. ANY STRIPING OF DISTURBED PAVEMENT WILL CONFORM TO THE ABOVE.
3. ALL S.H.C.'s AND W.H.C.'s SHOWN TO EXISTING BUILDINGS HAVE BEEN INSTALLED UNDER SDP 85-81.
4. ALL S.H.C.'s SHOWN TO PROPOSED BUILDINGS WILL CONFORM TO HO CO STANDARD DETAILS 5-2 11 AND 5-2 14. ALL W.H.C.'s SHOWN TO PROPOSED BUILDINGS WILL CONFORM TO HO CO STANDARD DETAILS W-3 21 AND W-3 23.
5. FOR BUILDING DIMENSIONS SEE SHEET 302B.

IDENTITY TABULATION

NO.	DESCRIPTION	QUANTITY
1	CONDO UNITS	151
2	APARTMENTS	24
3	TOTAL UNITS	175

BLDG. NO.	Unit	Street Address
Bldg #21	A	5001 Rowanberry Drive
	B	5002 Rowanberry Drive
	C	5003 Rowanberry Drive
	D	5004 Rowanberry Drive
Bldg #22	A	5005 Rowanberry Drive
	B	5006 Rowanberry Drive
	C	5007 Rowanberry Drive
	D	5008 Rowanberry Drive
Bldg #23	A	5009 Rowanberry Drive
	B	5010 Rowanberry Drive
	C	5011 Rowanberry Drive
	D	5012 Rowanberry Drive

LEGEND



THE ENGINEER
 I hereby certify that this plan for EROSION CONTROL, SEDIMENTATION, AND EROSION CONTROL was prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Maryland.

Arthur E. Muegge 3/1/88
 First Federal SEC Area of Annapolis
 Vice President

DESIGNED FOR: [Blank]
 TO BE USED FOR: [Blank]
 TO BE USED FOR: [Blank]
 TO BE USED FOR: [Blank]

THIS DEVELOPMENT PLAN IS APPROVED FOR THE HOWARD COUNTY SOIL CONSERVATION SERVICE.

APPROVED FOR THE HOWARD COUNTY SOIL CONSERVATION SERVICE:
John G. [Signature] 4-21-88

APPROVED FOR THE HOWARD COUNTY SOIL CONSERVATION SERVICE:
Arthur E. Muegge 4-28-88

APPROVED FOR THE HOWARD COUNTY SOIL CONSERVATION SERVICE:
Arthur E. Muegge 4/25/88

APPROVED FOR THE HOWARD COUNTY SOIL CONSERVATION SERVICE:
Arthur E. Muegge 4-18-88

4-4-88 RELOCATE 4" WATER MAIN AND REVISED GRADING IN FRONT OF BLDG. NO. 23

DATE NO. REVISION

OWNER DEVELOPER
 THE RIEMER GROUP, INC.
 3105 Heath Park Drive, Ellicott City, Maryland 21043 (410) 481-2699

PROJECT: QUAIL RIDGE SECTION 1 / AREA 1 PARCEL A-4 CONDOMINIUM UNITS

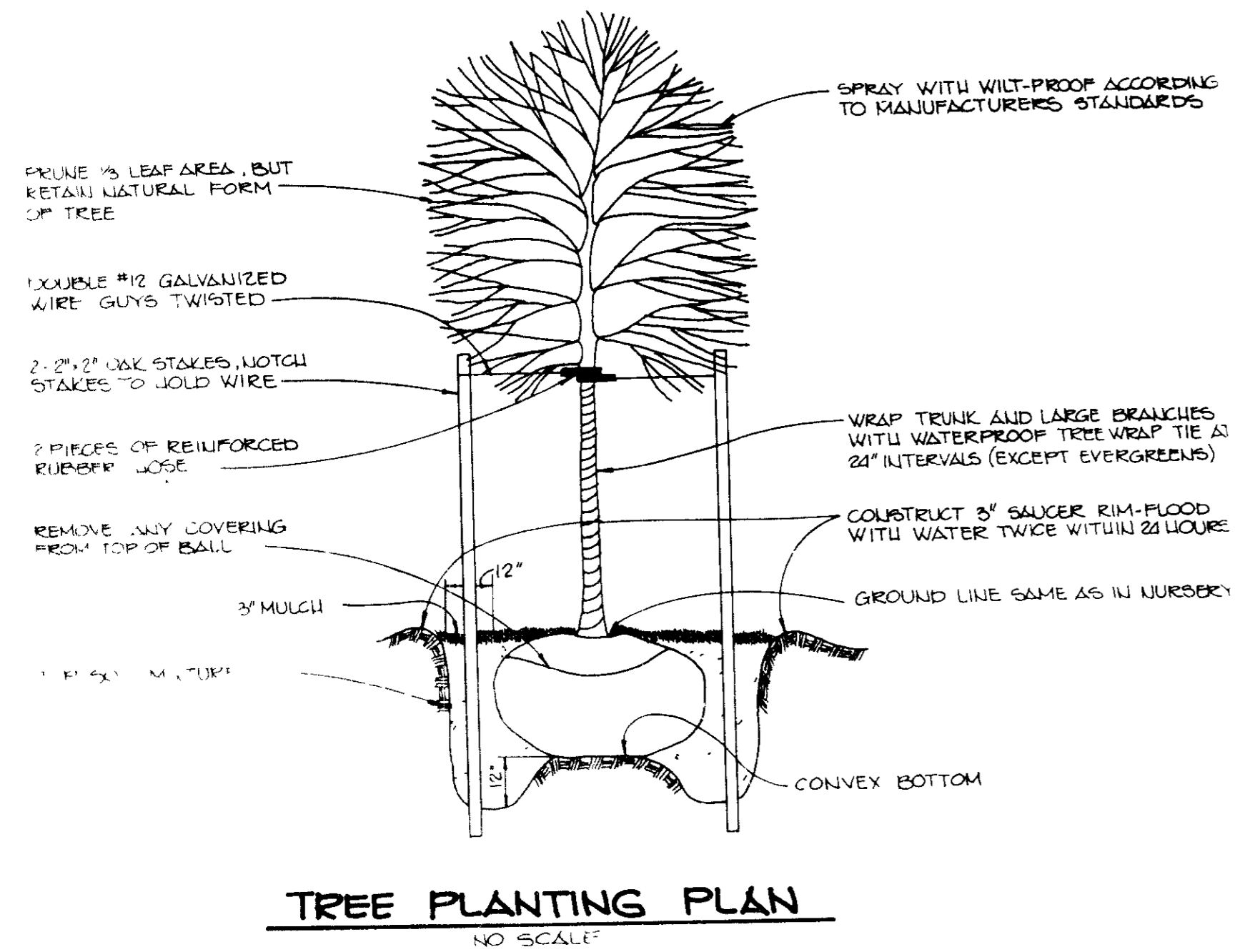
AREA RECORDED AT RECORDING PLAN NO. 271141888 PARCEL 823

TITLE: GRADING, SEDIMENT CONTROL & SITE DEVELOPMENT PLAN

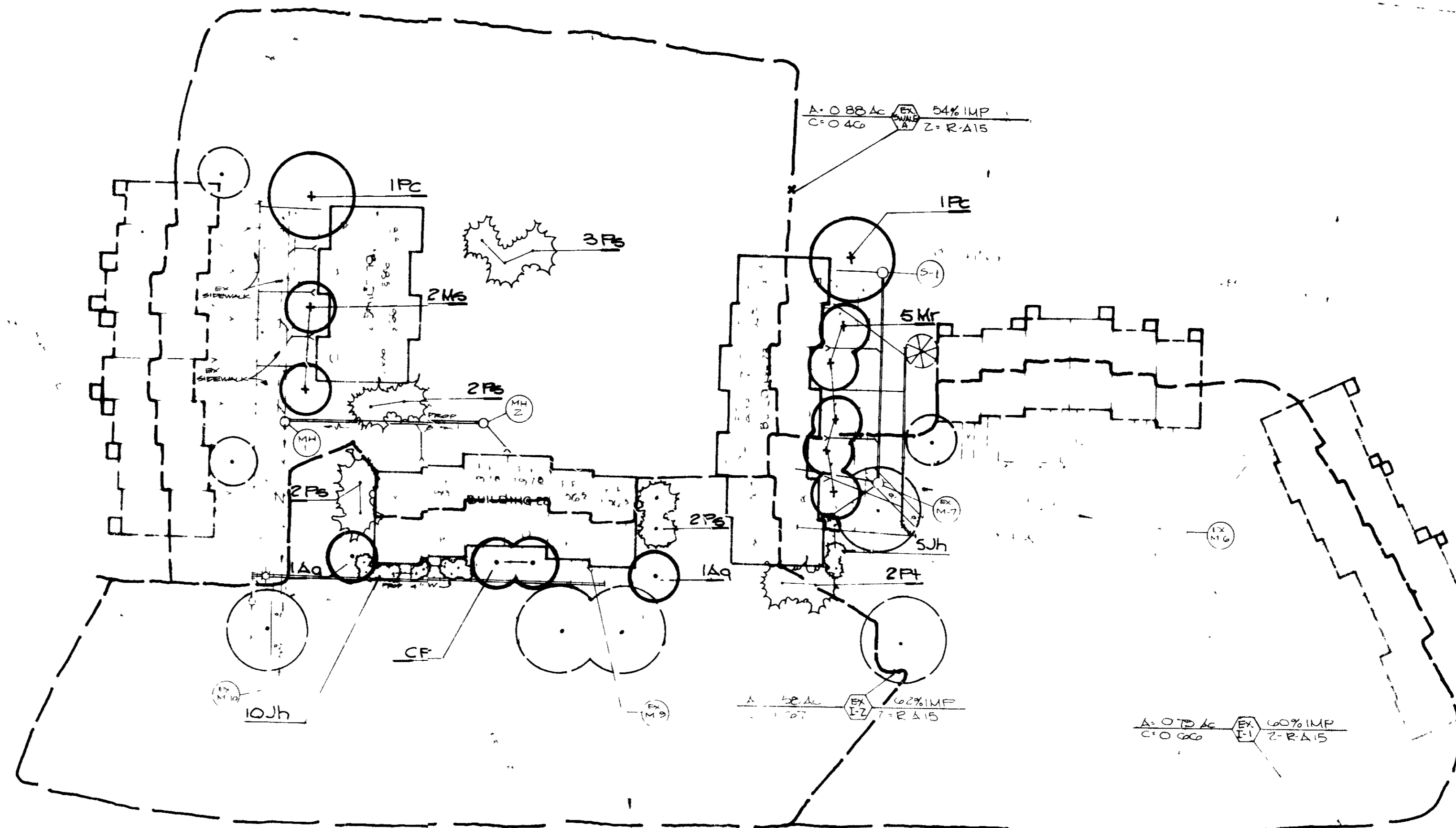
THE RIEMER GROUP, INC.
 3105 Heath Park Drive, Ellicott City, Maryland 21043 (410) 481-2699

DATE: 1-28-88

DESIGNED BY: [Blank]
 DRAWN BY: [Blank]
 PROJECT NO.: [Blank]
 DATE: [Blank]
 SCALE: AS SHOWN
 DRAWING NO.: [Blank] OF 2



PROPERTY OF
CINDY BULMASH ET AL
553/720
ZONING R-1S



R. WANDERK

BY THE ENGINEER
I CERTIFY THAT THIS PLAN FOR FRONT REPRESENTS A PRACTICAL AND WORKABLE PERSONAL KNOWLEDGE OF THE SITE CONDITIONS PREPARED IN ACCORDANCE WITH THE REQUIREMENTS OF THE SOIL CONSERVATION DISTRICT

Arthur E. Neuge 2-25-88
ENGINEER

REVIEWED FOR NAME AND MEETS TECHNICAL REQUIREMENTS
John P. ... 2-8-88
U.S. SOIL CONSERVATION SERVICE

THIS DEVELOPMENT PLAN IS APPROVED FOR SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT
Stephen L. ... 3-8-88
HOWARD SOIL CONSERVATION DISTRICT

APPROVED FOR PUBLIC WATER AND PUBLIC HEALTH DEPARTMENT
John P. ... 4-20-88
COUNTY HEALTH OFFICER

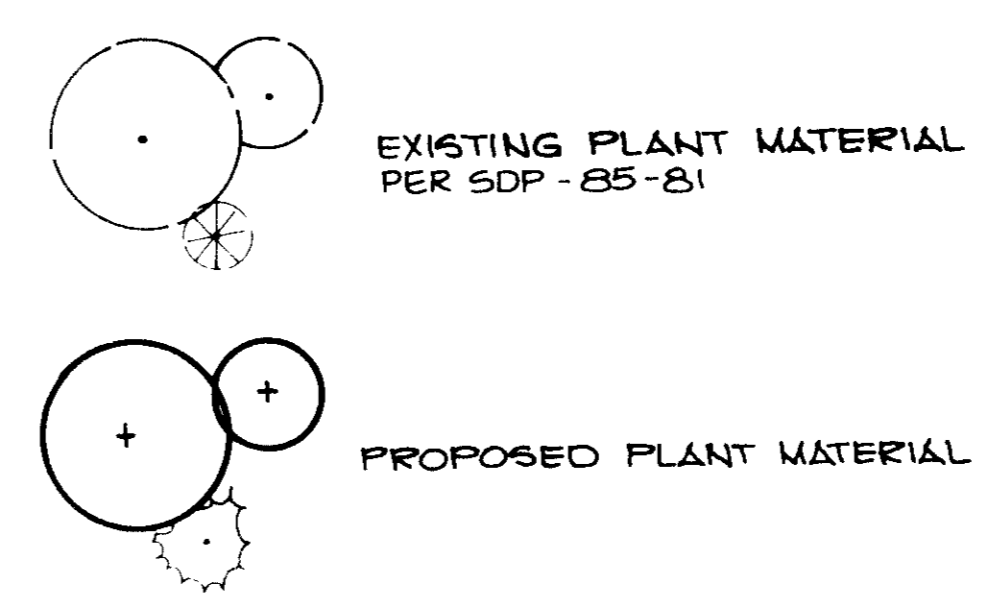
APPROVED HOWARD COUNTY OFFICE
Clark ... 4-28-88
PLANNING DIRECTOR

APPROVED DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT
James ... 4-25-88

APPROVED FOR PUBLIC WATER AND NATURAL RESOURCES DEPARTMENT
James ... 4-19-88
HOWARD COUNTY DEPARTMENT OF ...

William E. ... 4-18-88
CHIEF AREA OF ENGINEER

LEGEND



DIVISION OF LAND USE
HOWARD COUNTY
DATE 1-28-88

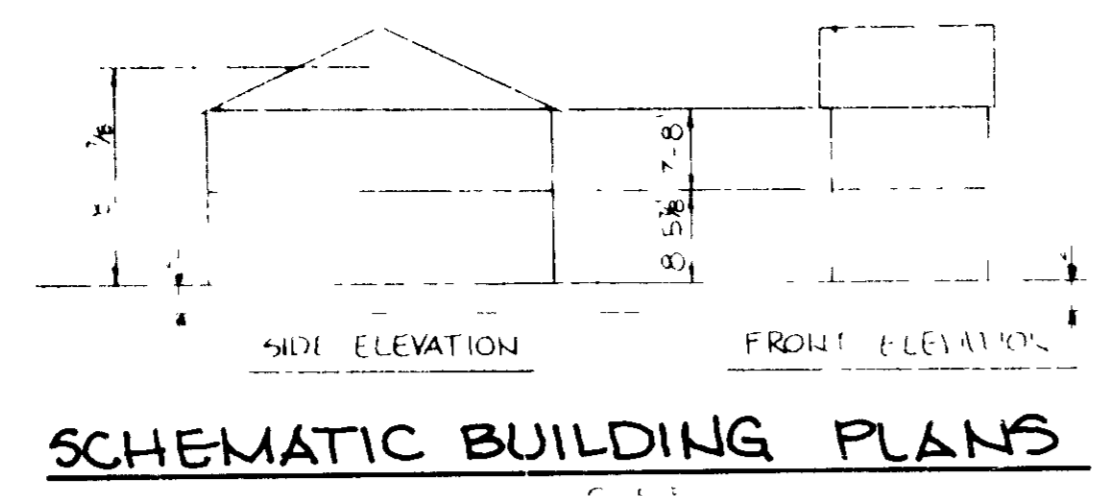
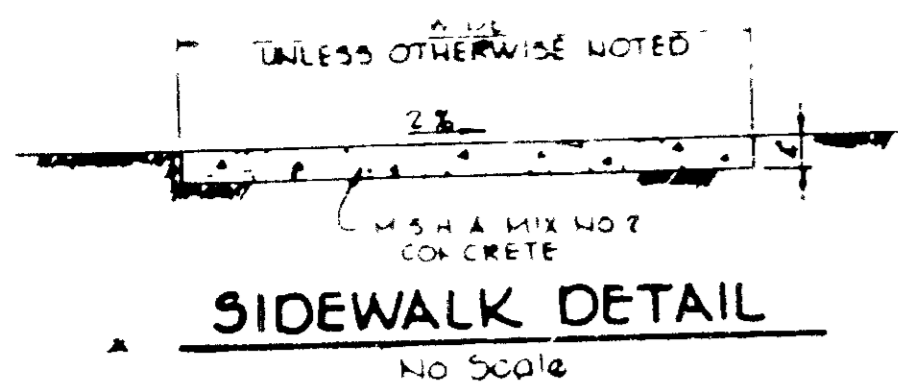
Arthur E. Neuge
3-25-88

Professional Engineer Seal

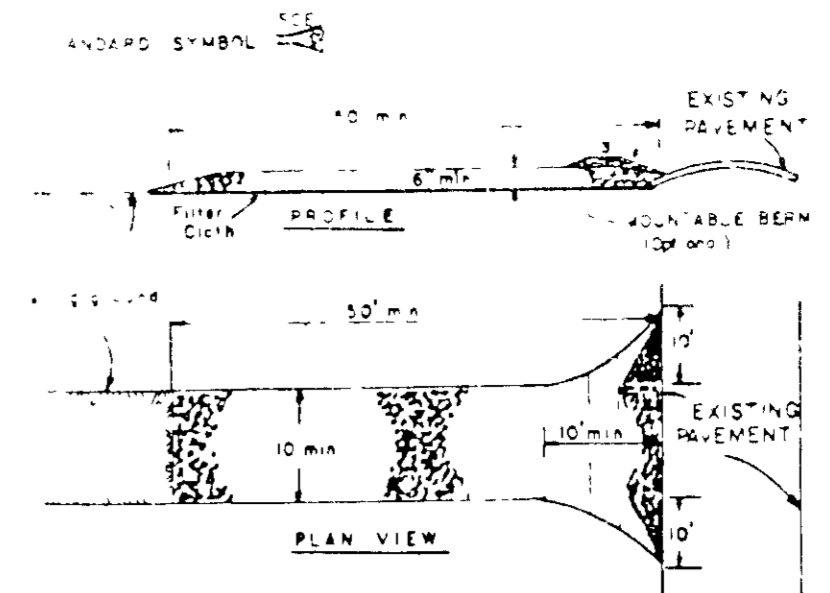
QUAIL RIDGE
SECTION 1 / AREA 1
PARCEL A.4
CONDOMINIUM UNITS
12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100

PLANTING PLAN AND DRAINAGE AREA MAP

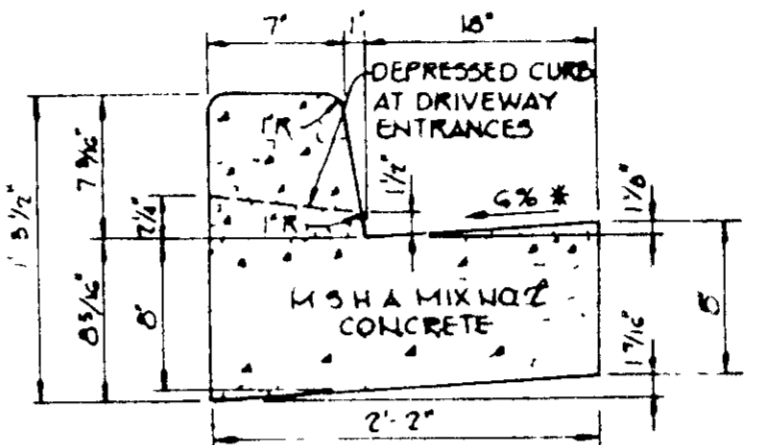
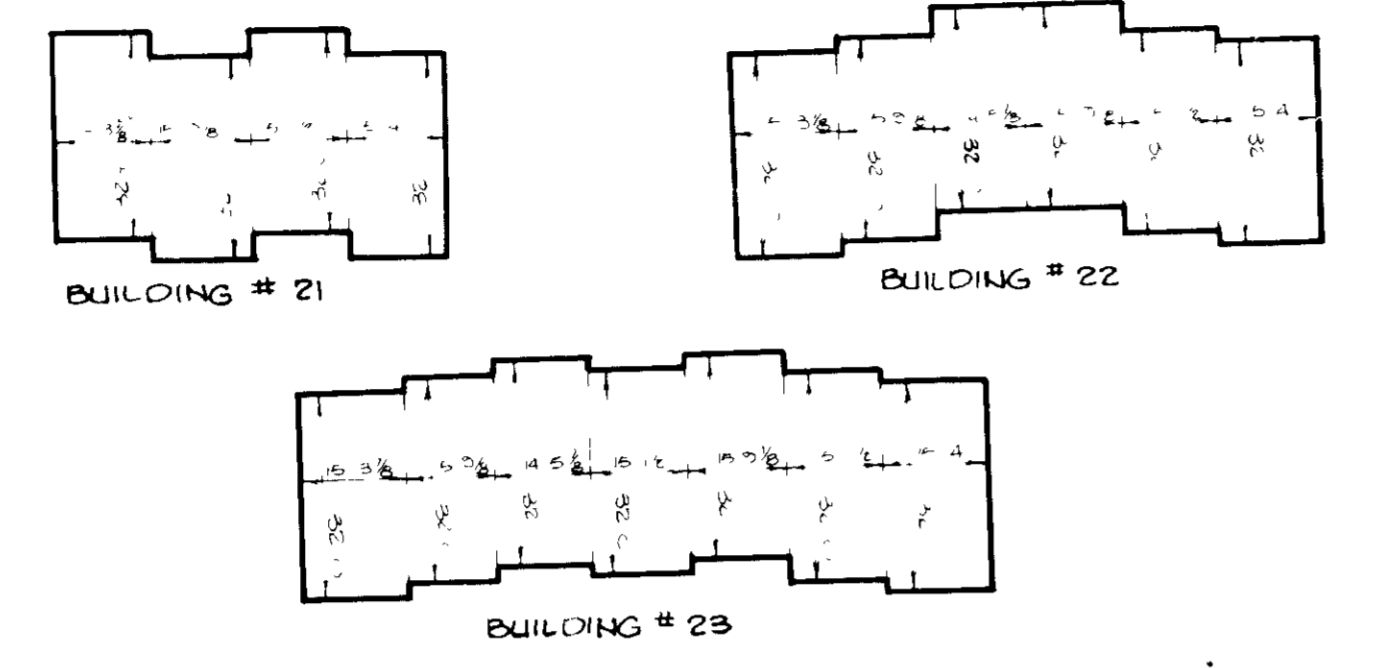
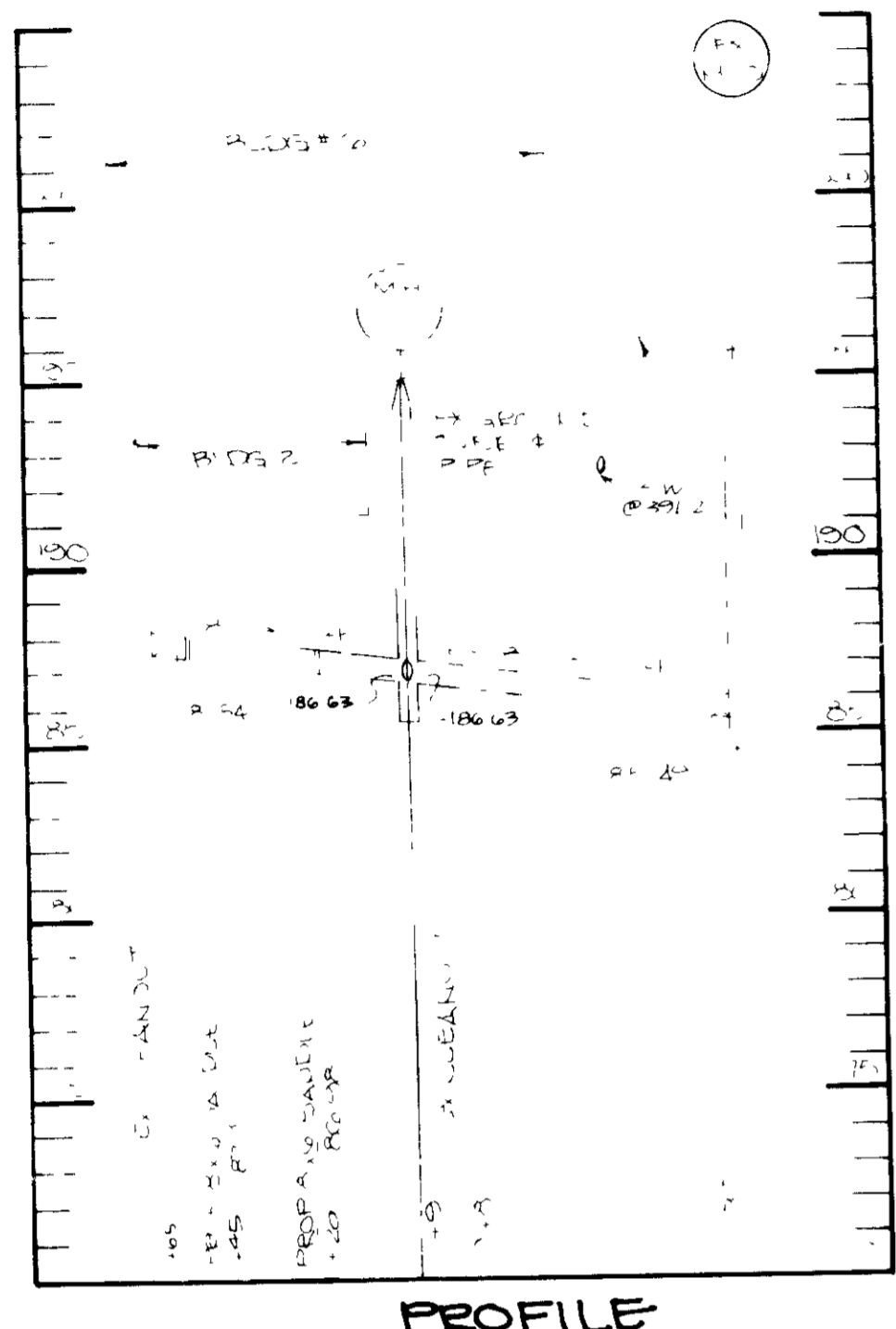
SDP-88-130



- SEQUENCE OF CONSTRUCTION
1. OBTAIN A GRADING PERMIT (1 DAY)
 2. INSTALL ALL SEDIMENT CONTROL DEVICES INCLUDING Silt Fence (1 DAY)
 3. RUSH GRADE SITE AS SHOWN ON NEIGHBORING ALL SEDIMENT CONTROL DEVICES (1 WEEK)
 4. INSTALL WATER AND SEWER UTILITY TRENCHES AND CONNECTIONS (1 WEEK)
 5. COMPLETE ALL BUILDING AND SITE WORK (1 WEEK)
 6. REPAIR ALL DISTURBED PAVING, SIDEWALKS, CURB AND GUTTER ACCORDING TO DETAILS PROVIDED ON THIS SHEET (1 DAY)
 7. STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEDIMENT NOTES (1 DAY)
 8. OBTAIN APPROVAL OF THE HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS SEDIMENT CONTROL INSPECTOR TO REMOVE ALL SEDIMENT CONTROL DEVICES AND STABILIZE ALL DISTURBED AREAS IN ACCORDANCE WITH THE PERMANENT SEDIMENT NOTES (1 DAY)

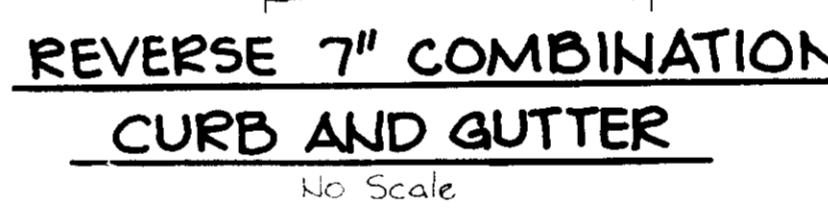
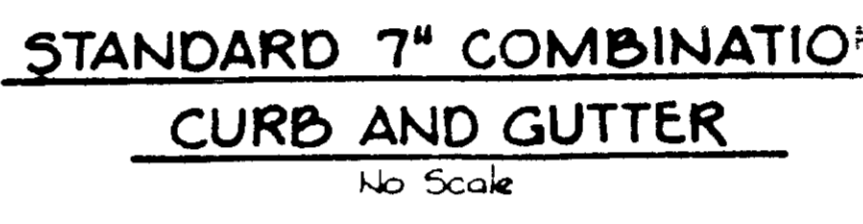
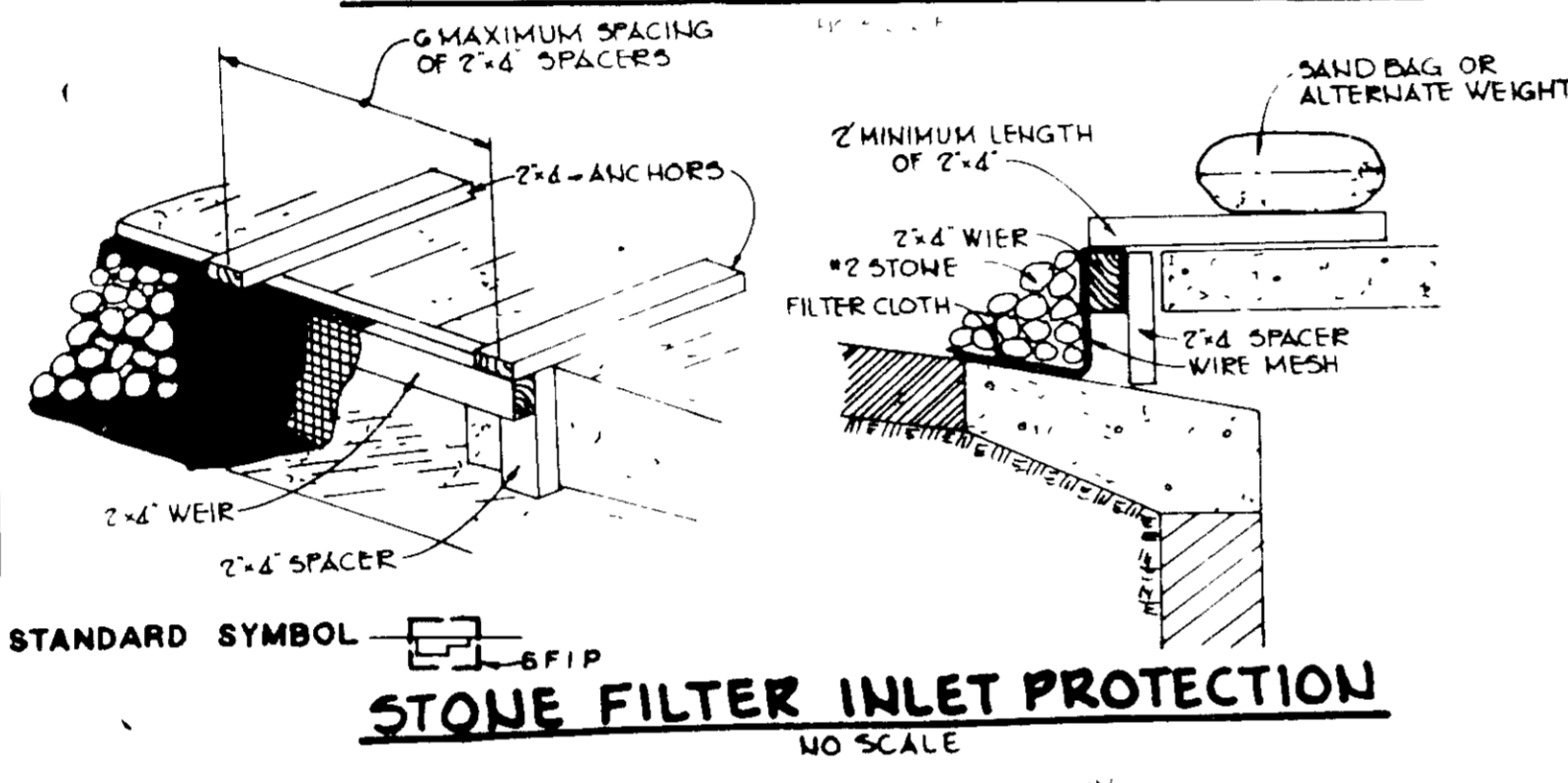


DEVELOPMENT
FIRST FEDERAL S.W.L. ASSN of Annapolis
2/1/88
Vice President

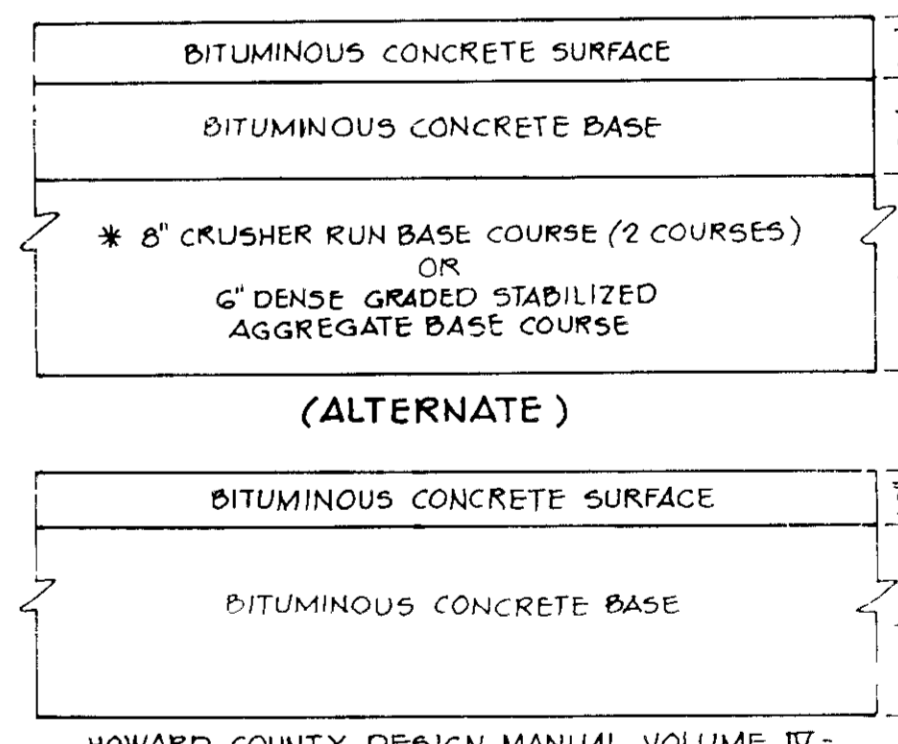
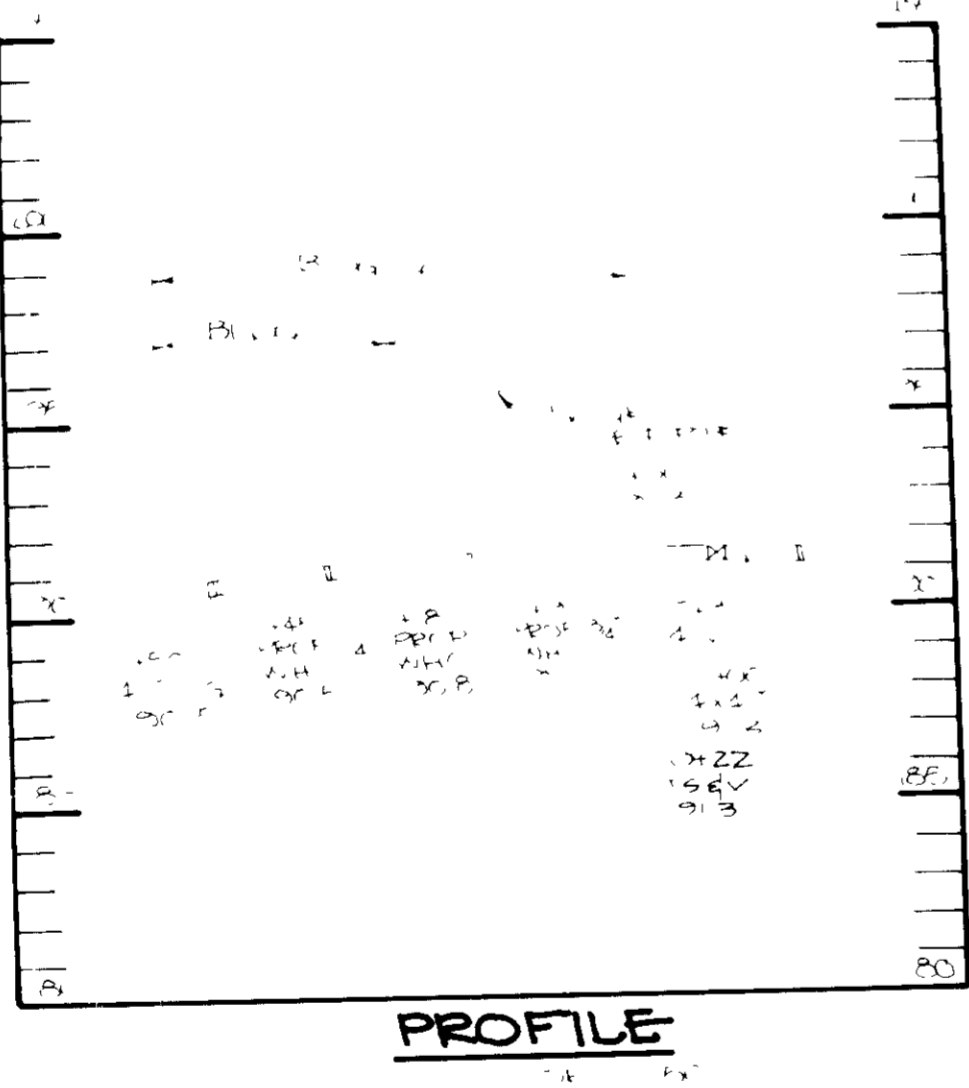
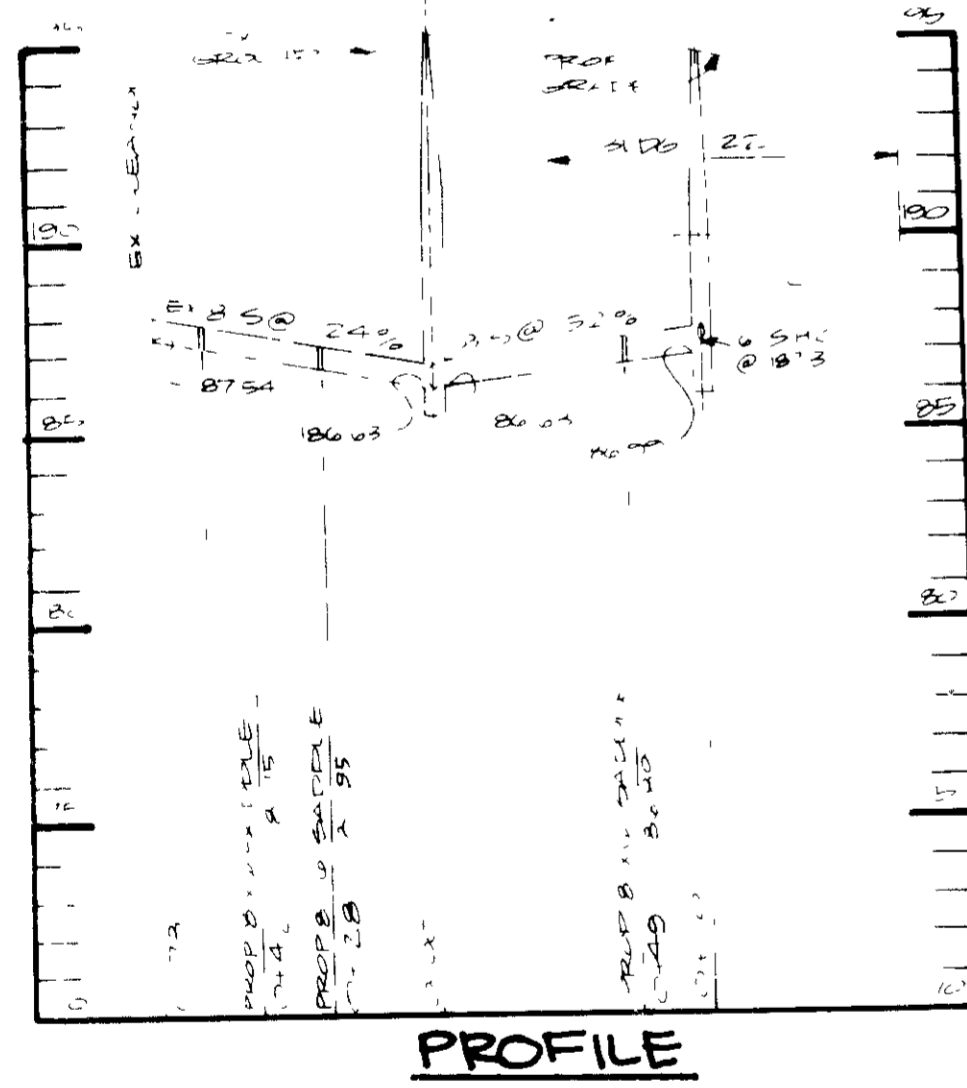


HOWARD COUNTY DESIGN MANUAL VOLUME III - STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION (DRAWING R-201)

* GUTTER PAN AT THE MEDIAN EDGE OF INTERMEDIATE ARTERIALS OR THE HIGH SIDE OF SUPERELEVATED SECTIONS SHALL BE SLOPED AT THE SAME RATE AS THE PAVEMENT



- CONSTRUCTION NOTES FOR FABRICATED SILT FENCE
1. REMOVE THE FENCE TO BE FACTORED SECURE TO THE POSTS WITH THE TIES OR STAPLES.
 2. FILTER CLOTH TO BE FASTENED SECURELY TO BOTH SIDES WITH THE STAPLES EVERY 2' AT TOP AND MID SECTION.
 3. WHEN THE SECTIONS OF FILTER CLOTH JOIN EACH OTHER THE SEAMS BE OVERLAPPED BY SIX INCHES AND POLYED.
 4. MAINTENANCE SHALL BE PERFORMED AS NECESSARY TO KEEP THE FENCE IN PROPER WORKING ORDER.



HOWARD COUNTY DESIGN MANUAL VOLUME III - STANDARD SPECIFICATIONS AND DETAILS FOR CONSTRUCTION (DRAWING R-201)

(6 1/2" PAVING, P. 2)

APPROVED
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DATE 2-25-88

APPROVED
DATE 4-25-88

APPROVED
DATE 4-18-88

APPROVED
DATE 4-18-88

APPROVED
DATE 4-18-88

THE RIEMER GROUP INC.

APPROVED
DATE 2-25-88

HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DATE 2-25-88