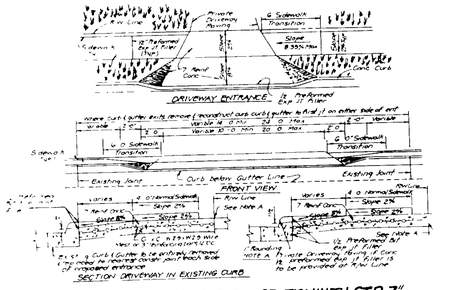
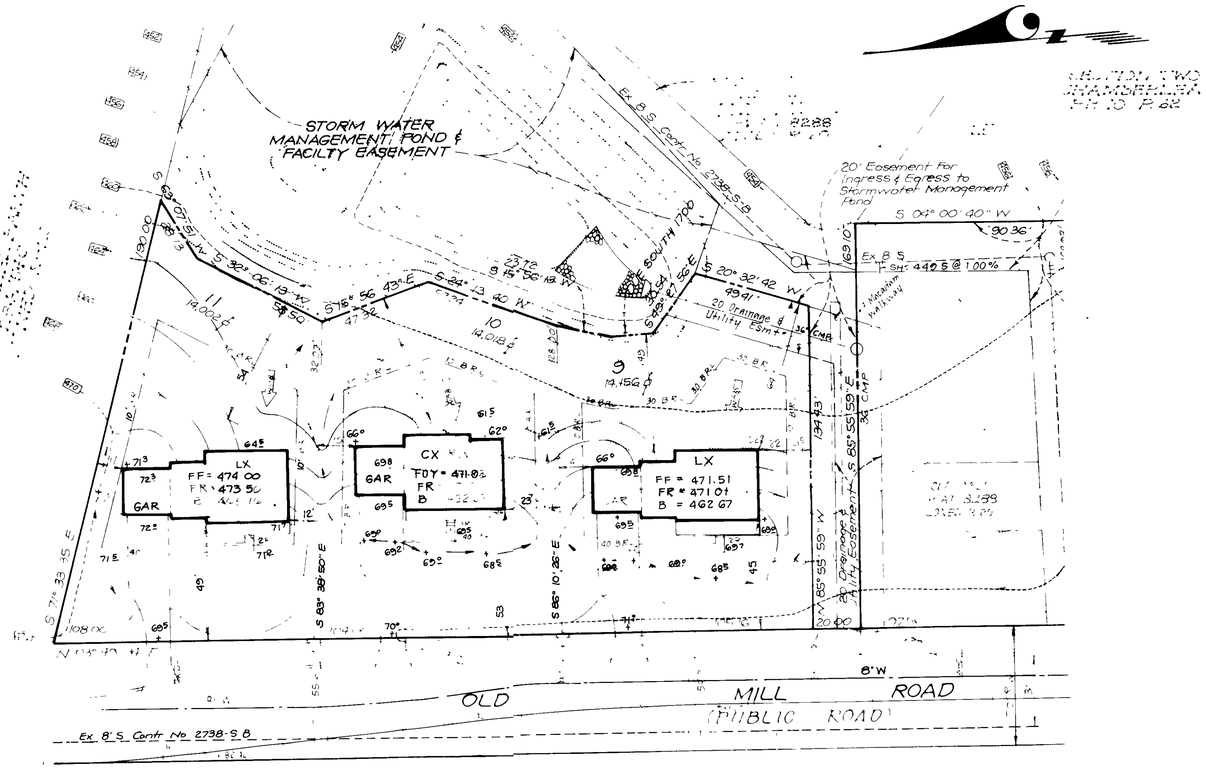
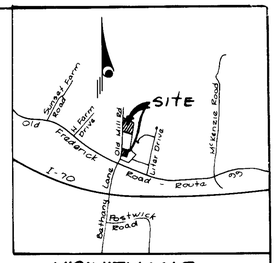


DRIVEWAY ABUTTING CLOSED SECTION WITH STD 7" COMB CURB & GUTTER & SIDEWALK SET BACK FROM CURB

ADDRESS CHART	
Lot No	Street Address
4	9991 Old Mill Road
5	9971 "
10	9967 "
11	9963 "



PLAN
Scale 1=30



VICINITY MAP
Scale 1" = 2000'

LEGEND

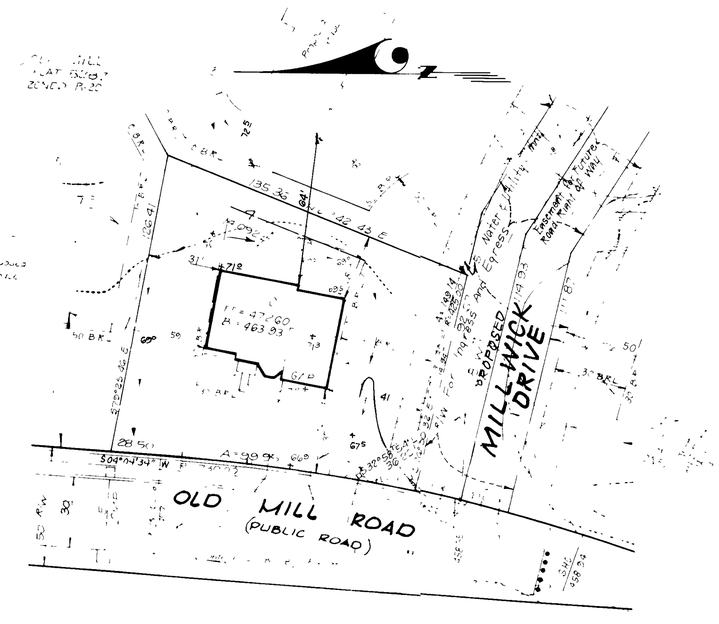
Contour Interval	2 FT
Existing Contour	410
Proposed Contour	410
Spot Elevation	+10.8
Direction of Drainage	
Walk out Basement	WOB
Trees to be Saved.	
Existing Trees	

BUILDING RESTRICTION LINES
Front - 40' min unless noted
Side - 10' min
Rear - 30' min unless noted

GENERAL NOTES

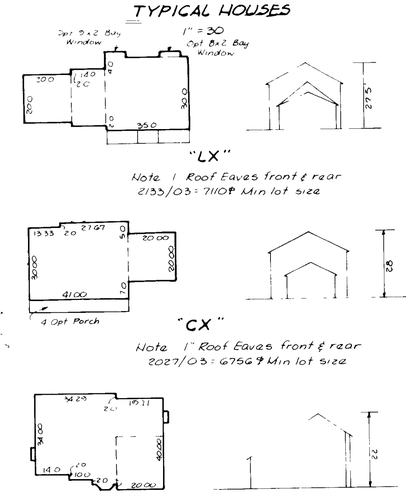
1. Subject property is zoned R 20 per 8 2 85 Comprehensive Zoning Plan
2. The coordinates shown hereon are based on The Maryland State Grid System and derived from the following Horizontal Control Stations 3441004 and 3440002
3. All roadways are public and existing
4. Total area included in this submission 1 2917 Ac
5. Total number of lots 4
6. Any damage to county owned right-of-ways shall be corrected at the developer's expense
7. Maximum lot coverage is 30 %
8. Reference plans S-87-82, F-88-228, P 88-16
9. The contractor or developer shall contact the construction Inspection/Survey Division, 24 hours in advance of commencement of work at 792-2630

APPROVED
DIVISION of
DATE 8-18-88
J.B.



PLAN
Scale 30

TYPICAL HOUSES



SPECIAL NOTES

1. Approved Road Construction Plans shall be used for public utilities
2. Public water and sewer shown for reference only, more detailed information see water & sewer plan W-34-1752-D and C 2738 S-B
3. The water and sewer house connections for this site in a Developer's Agreement shall conform to Howard County Plumbing Code. The on-site water shall be private and the site sewer shall be a pump
4. Stormwater Management provided for by F-88-228

Existing contours taken from proposed grading plan Cross Study by Clark Finefrock & Sackett Inc

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICER — DATE 7-14-89

APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING
PLANNING DIRECTOR — DATE 3-7-89
CHIEF DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT — DATE 2-28-89
J.B.

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR — DATE
CHIEF BUREAU OF ENGINEERING — DATE 8-8-89

STATE OF MARYLAND
DAVID L. WOLFF
No. 10701
PROFESSIONAL LAND SURVEYOR

Subdivision Name			Sect / Area	Lot
OLD MILL				4 9 10 & 11
Plat No	Block No	Zone	Tax Map No	Elec Dist	Zip Code
8287-8289	8	R 20	17	2	21045
Water Code			Sewer Code	
H03			5758200	

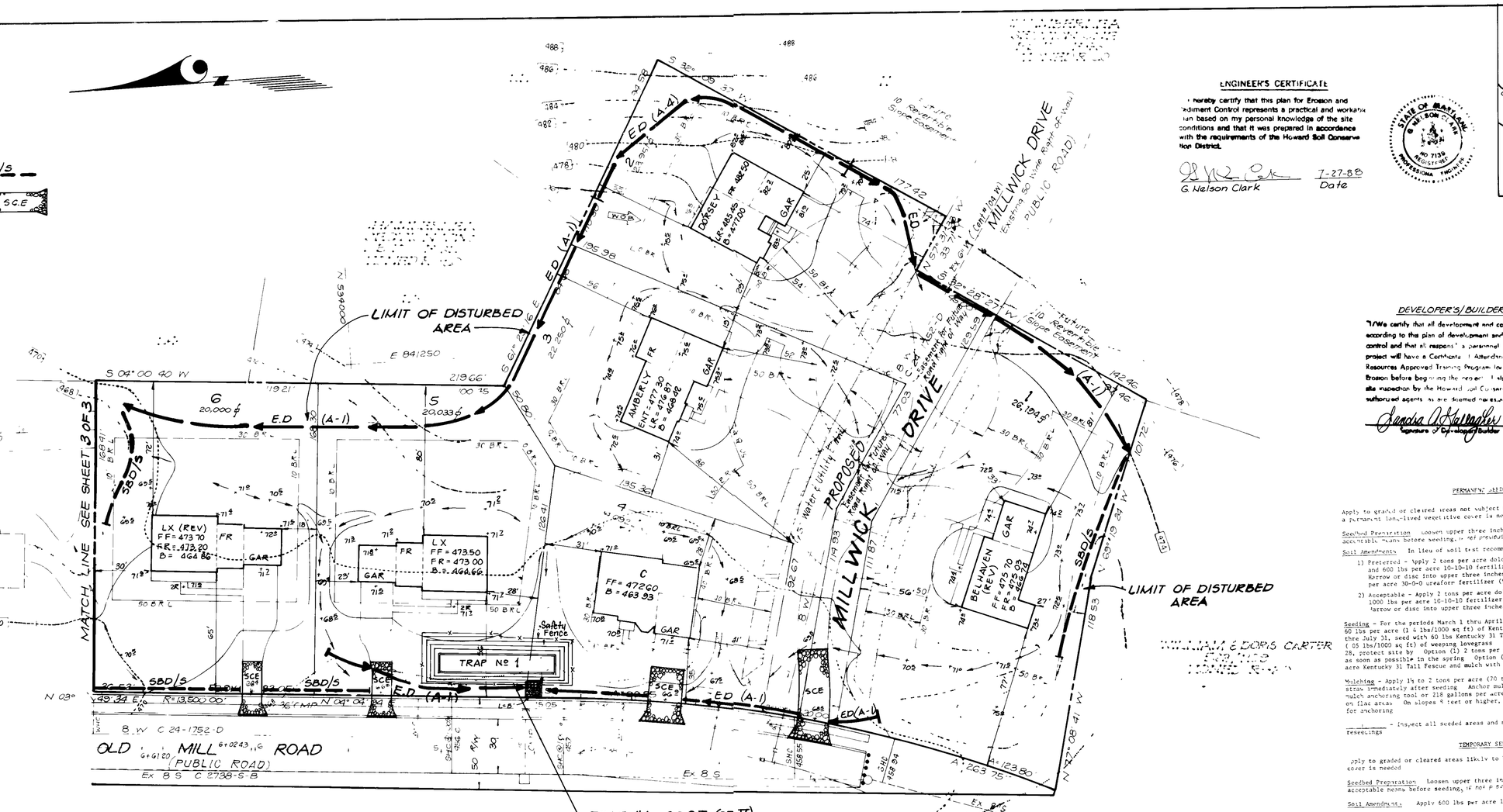
CLARK • FINEFROCK & SACKETT, INC
ENGINEERS • PLANNERS • SURVEYORS
7 N. MAIN STREET • COLUMBIA, MD 21044 • (301) 596-9280

DESIGNED CMS	SITE DEVELOPMENT PLAN LOTS 4 & 9-11	SCALE 1=30
DRAWN PER	OLD MILL	DRAWING 1 OF 3
CHECKED CMS	2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND	JOB NO 88 011
DATE 7-25-88	Porten Sullivan Corp. Three Bethesda Metro Center, Suite 300 Bethesda, Maryland, 20814	FILE NO 88-011

SDP 89-20

LEGEND

Contour Interval 2 ft
Existing Contour ----470----
Proposed Contour ——470——
Spot Elevation +70.3
Direction of Drainage →
Earth Dike —ED—A-1—
Straw Bale Dike/Silt Fence —SBD/S—
Stabilized Construction Entrance S.C.E



Reviewed for Howard SCD
Name
Additional Comments/Requirements
Signature 1/18/89 Date
U.S. Soil Conservation Service

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

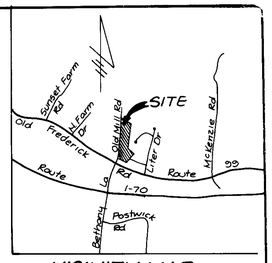
Stephen L. Huber 1/18/89
APPROVED DATE

ENGINEER'S CERTIFICATE

I hereby 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.

G. Nelson Clark 7-27-88
G. Nelson Clark Date

STATE OF MARYLAND — G. NELSON CLARK — No. 7139 — REGISTERED PROFESSIONAL ENGINEER



VICINITY MAP
Scale 1" = 2000'

DEVELOPER'S/BUILDER'S CERTIFICATE

"I/We 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 Dept. of Natural Resources Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents as are deemed necessary."

Sandra A. Gallagher 7-27-88
Signature of Developer/Builder Date

PERMANENT SEEDING NOTES

Apply to graded or cleared areas not subject to immediate further disturbance where a permanent long-lived vegetative cover is needed

Seedbed Preparation: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding, if not previously loosened

Soil Amendments: In lieu of soil test recommendations, use one of the following schedules

1) Preferred - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 square ft) and 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sq ft) before seeding. Harrow or disc into upper three inches of soil. At time of seeding, apply 400 lbs per acre 30-0-0 ureaform fertilizer (9 lbs/1000 sq ft)
2) Acceptable - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 sq ft) and 1000 lbs per acre 10-10-10 fertilizer (23 lbs/1000 sq ft) before seeding. Harrow or disc into upper three inches of soil

Seeding - For the periods March 1 thru April 30, and August 1 thru October 15, seed with 60 lbs per acre (1.4 lbs/1000 sq ft) of Kentucky 31 Tall Fescue. For the period May 1 thru July 31, seed with 60 lbs Kentucky 31 Tall Fescue per acre and 2 lbs per acre (.05 lbs/1000 sq ft) of weeping lovegrass. During the period of October 16 thru February 28, protect site by: Option (1) 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring. Option (2) Use sod. Option (3) Seed with 60 lbs/acre Kentucky 31 Tall Fescue and mulch with 2 tons/acre well anchored straw

Mulching - Apply 1½ to 2 tons per acre (70 to 90 lbs/1000 sq ft) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using anchoring tool or 218 gallons per acre (5 gal/1000 sq ft) of emulsified asphalt mulch anchoring tool or 218 gallons per acre (5 gal/1000 sq ft) of emulsified asphalt on flat areas. On slopes 8 feet or higher, use 348 gallons per acre (8 gal/1000 sq ft) for anchoring

- Inspect all seeded areas and make needed repairs, replacements and reseedings

TEMPORARY SEEDING NOTES

Apply to graded or cleared areas likely to be redisturbed where a short-term vegetative cover is needed

Seedbed Preparation: Loosen upper three inches of soil by raking, discing or other acceptable means before seeding, if not previously loosened

Soil Amendments: Apply 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sq ft)

Seeding: For periods March 1 thru April 30 and from August 15 thru November 15 seed with 2½ bushel per acre of annual rye (3.2 lbs/1000 sq ft). For the period May 1 thru August 14, seed with 3 lbs per acre of weeping lovegrass (.07 lbs/1000 sq ft). For the period November 16 thru February 28, protect site by applying 2 tons per acre of well anchored straw mulch and seed as soon as possible in the spring, or use sod

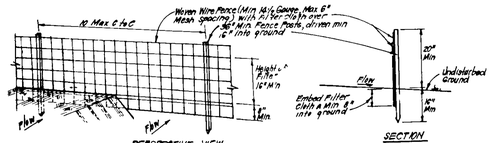
Mulching: Apply 1½ to 2 tons per acre (70 to 90 lbs/1000 sq ft) of unrotted small grain straw immediately after seeding. Anchor mulch immediately after application using anchoring tool or 218 gal per acre (5 gal/1000 sq ft) of emulsified asphalt on flat areas. On slopes, 8 ft or higher, use 348 gal per acre (8 gal/1000 sq ft) for anchoring areas. On slopes, 8 ft or higher, use 348 gal per acre (8 gal/1000 sq ft) for anchoring

Refer to the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for rate and methods not covered

NOTE Leadwalks may be of flagstone or some other suitable material

TRAP #1 - S.O.S.T. (ST. V)

DA = 1.0 Ac
Storage Required = 3420 cf
Storage Provided = 3432 cf
Weir Crest Elevation = 466.5
Depth = 4'
Bottom Elevation = 461.5
Bottom Dimension = 62'x9'
Clean-out Elevation = 464.0
Side Slope 1:1
Weir Length L=8

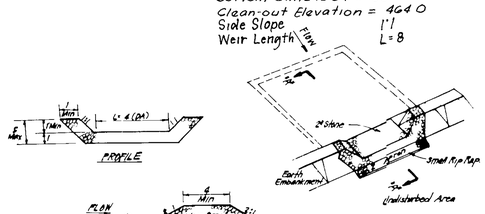


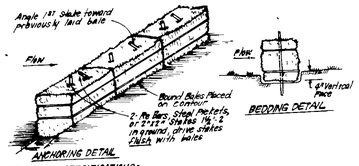
PERSPECTIVE VIEW — SECTION

CONSTRUCTION SPECIFICATIONS:
1. Woven wire fence to be fastened securely to fence posts with wire ties or staples
2. Filter cloth to be fastened securely to woven wire fence with ties spaced every 24" at top and mid section
3. When 2 sections of filter cloth adjoin each other they shall be overlapped by 6" and stapled
4. Maintenance shall be performed as needed and material removed when "bulging" develops in silt fence

POSTS: Steel either T or U Type or 2" x 2" Hardwood
FENCE: Woven Wire, 14½ Gage, 6" Max. Mesh Opening
FILTER CLOTH: Filter-X, Mirafi 600X, Stabinka, T140N or Approv. equal

SILT FENCE DETAIL (S)
NO SCALE

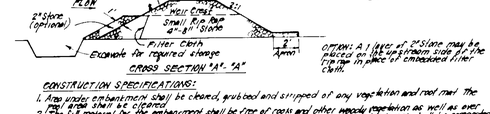




ANCHORING DETAIL — BEDDING DETAIL

CONSTRUCTION SPECIFICATIONS:
1. Bales shall be placed at the top of a slope or on the contour and in a row with ends tightly abutting the adjacent bales.
2. Each bale shall be embedded in the soil a min of 4" and placed so the binding ropes are horizontal
3. Bales shall be securely anchored in place by either 2 stakes or re bars driven thru the bale. The 1st stake in each bale shall be driven toward the previously laid bale at an angle to force the bales together. Stakes shall be driven flush with the bale. Any loose bales or spaces between bales shall be filled with hay or straw to prevent water from flowing through the barrier.
4. Inspection shall be frequent and repair replacement shall be made promptly as needed
5. Bales shall be removed when they have served their usefulness so as not to block or impede storm flow or drainage

STRAW BALE DIKE DETAIL (SBD)
NO SCALE

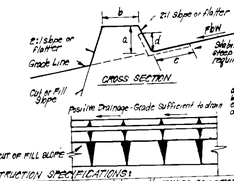


CROSS SECTION "A"-"A"

OPTION: A layer of 2" Stone may be placed on the upstream side of the rip rap in place of embedded filter cloth

CONSTRUCTION SPECIFICATIONS:
1. Area under embankment shall be cleared, grubbed and stripped of any vegetation and root mat. The pond area shall be cleared.
2. The fill material for the embankment shall be free of roots and other woody vegetation as well as over sized stones, rocks, organic material or other objectionable material. The embankment shall be compacted by traversing with equipment while it is being constructed
3. All cut and fill slopes shall be 2:1 or flatter
4. The stone used in the outlet shall be small rip rap 4"-8" along with 1" thickness of 2" aggregate placed on the upstream side on the small rip rap or embedded filter cloth in the rip rap
5. Sediment shall be removed and trap restored to its original dimensions when the sediment has accumulated to ½ the design depth of the trap
6. The structure shall be inspected after each rain and repairs made as needed
7. Construction operations shall be carried out in such a manner that erosion and water pollution is minimized
8. The structure shall be removed and the area stabilized when the drainage area has been properly stabilized

STONE OUTLET SEDIMENT TRAP (S.O.S.T) ST-V
NO SCALE



	DIKE A (Sac Bale)	DIKE B (15-0 ac)
a. DIKE HEIGHT	18"	30"
b. DIKE WIDTH	60"	96"
c. FLOW WIDTH	24'	32'
d. FLOW DEPTH	6"	15"

CONSTRUCTION SPECIFICATIONS:
1. All dikes shall be compacted by earth-moving equipment
2. All dikes shall have positive drainage to an outlet
3. Top width may be wider and side slopes may be flatter if desired, to facilitate crossing by construction traffic
4. Field location should be adjusted as needed to utilize a stabilized safe outlet
5. Earth dikes shall have an outlet that functions with a minimum of erosion. Runoff shall be conveyed to a sediment trapping device such as a sediment trap or sediment basin where either the dike channel or the drainage area above the dike are not adequately stabilized
6. Stabilization shall be: (A) In accordance with standard specifications for seed and straw mulch or straw mulch if not in seeding season, (B) Flow channel as per chart below.

FLOW CHANNEL STABILIZATION

TYPE OF TREATMENT	CHANNEL GRADE	DIKE A	DIKE B
1	0.5-3.0%	Seed & Straw Mulch	Seed or Straw Mulch
2	3.1-5.0%	Seed & Straw Mulch	Seed w/Jute, or Excelsior, Sod, 2" Stone
3	5.1-8.0%	Seed w/Jute or Sod, 2" Stone	Lined Rip Rap 4"-8" Stone
4	8.1-20.0%	Lined Rip Rap 4"-8" Stone	Engineering Design

A. Stone to be 2" Stone, or recycled concrete equivalent, in a layer at least 3" thick and be pressed into soil with construction equipment
B. Rip Rap to be 4"-8" in a layer at least 8" thick, pressed into soil.
C. Approved equivalents can be substituted for any of the above materials
7. Periodic inspection and Required Maintenance must be provided after each rain

EARTH DIKE DETAIL (ED.)
NO SCALE

APPROVED
JAN 8-18-88
J.A.

CONSTRUCTION SEQUENCE:

		No. of Days
A.	Obtain Grading Permit and Install Sediment and Erosion Control Devices and Stabilize.	5
B.	Excavate for foundations and Rough Grade & Temporarily Stabilize	30
C.	Construct Structures, Sidewalks and Driveways.	180
D.	Final Grade and Stabilize in accordance with Stds. & Specs.	14
E.	Upon approval of the sediment control inspector remove sediment and erosion controls and stabilize	5

Note Sediment & Erosion Control Shown for lots 1-7 & 9-11

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT
2-14-89
COUNTY HEALTH OFFICER — DATE

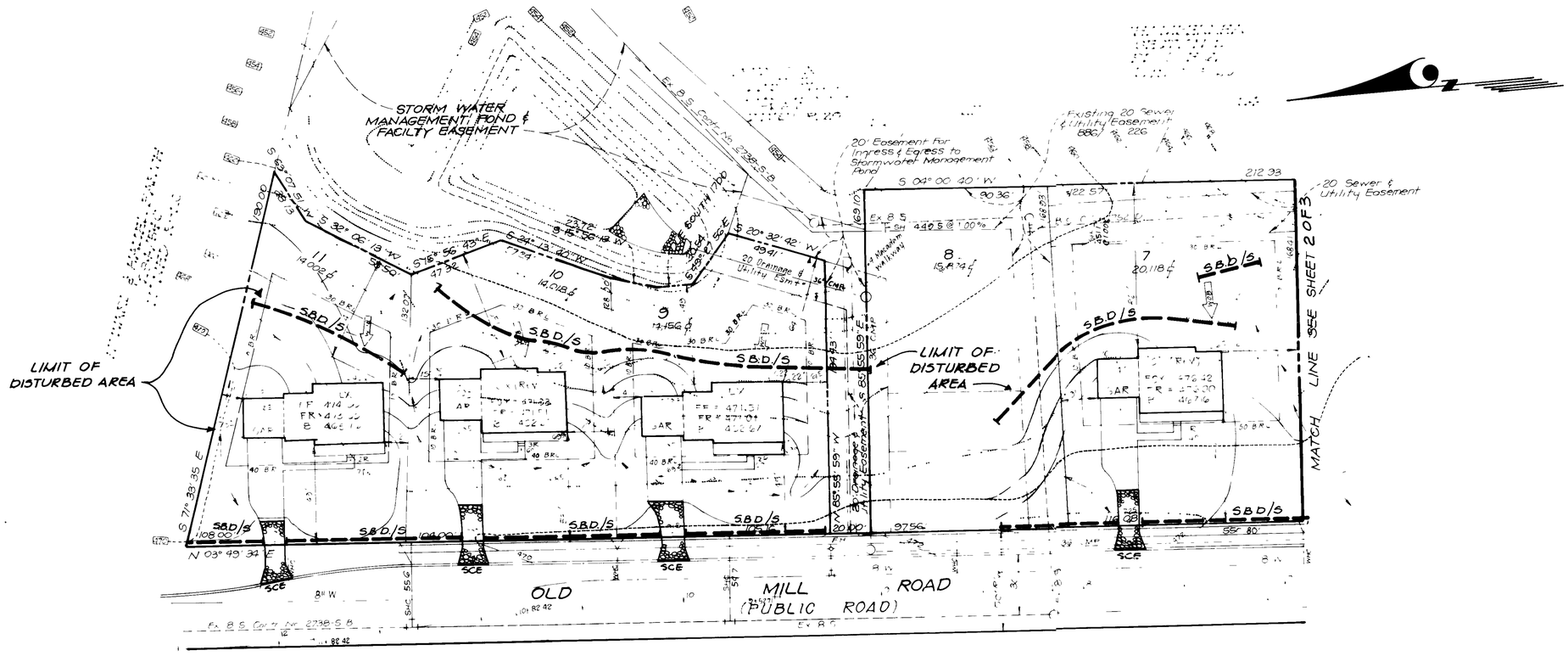
APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING
3-7-89
PLANNING DIRECTOR — DATE
2-28-89
CHIEF DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT — DATE

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR — DATE
2-8-89
CHIEF BUREAU OF ENGINEERING — DATE

CLARK • FINEFROCK & SACKETT, INC
ENGINEERS • PLANNERS • SURVEYORS
7135 MINSTREL WAY • COLUMBIA MD 21045 • (301) 381-7200 – BALTO • (301) 621-8100 – WASH

DESIGNED MCB	SEDIMENT & EROSION CONTROL PLAN LOTS 4 and 9-11	SCALE 1" = 30'
DRAWN BAL, PER	OLD MILL	DRAWING 2 OF 3
CHECKED MCB	2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND	JOB NO 88-071
DATE 7-22-88	FOR Porter Sullivan Corp Three Bethesda Metro Center Suite 900 Bethesda, Maryland 20814	FILE NO 88-071SE

SDP 89-20



LEGEND

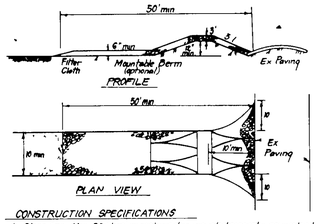
Contour Interval 2 ft
Existing Contour
Proposed Contour 460
Spot Elevation +60.5
Direction of Drainage
Earth Dike ED (A-1)
Straw Bale Dike/Silt Fence SBD/S
Stabilized Construction Entrance S.C.E

Note Leadwalks may be of flagstone or some other suitable material

Reviewed for HOWARD SCD
Name
Requirements
Signature Date
U.S. Soil Conservation Service

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

Approved 1/18/89
Date

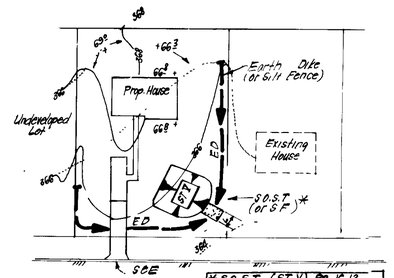


CONSTRUCTION SPECIFICATIONS

1. Stone size - Use 2" stone, or reclaimed or recycled concrete equivalent
2. Length - As required, but not less than 50 feet (except on a single residence lot where a 30 feet minimum length would apply
3. Thickness - Not less than six (6) inches
4. Width - Ten (10) feet minimum, but not less than the full width at points where ingress or egress occurs
5. Filter Cloth - Will be placed over the entire area prior to placing of stone. Filter will not be required on a single family residence lot
6. Surface Water - All surface water flowing or diverted toward construction entrances shall be piped across the entrance. If piping is impractical, a mountable berm with 5:1 slopes will be permitted
7. Maintenance - The entrance shall be maintained in a condition which will prevent tracking or flowing of sediment onto public rights-of-way. This may require periodic top dressing with additional stone as conditions demand and repair and/or cleanout of any measures used to trap sediment. All sediment spilled, dropped, washed or tracked onto public rights-of-way must be removed immediately
8. Washing - Wheels shall be cleaned to remove sediment prior to entrance onto public rights-of-way. When washing is required, it shall be done on an area stabilized with stone and which drains into an approved sediment trapping device
9. Periodic inspection and needed maintenance shall be provided after each rain

STABILIZED CONSTRUCTION ENTRANCE (SCE)
NO SCALE

E 841,000
N 534,500
E 841,000
N 534,250



* NOTE: Single lot detail can not be utilized if any two lots sharing common property lines are to be disturbed at the same time or on any lots showing a sediment trap

S.D.S.T. (S.T.V.)	Pg. 16.12		
LOT SIZE	1/4 AC	1/2 AC	1 AC
L	2'	3'	6'
Depth	2'	2'	2'
Bot. Length	11'	26'	26'
Top Width	11'	11'	26'
Bot. Area	121 ft²	286 ft²	676 ft²

+ can be adjusted in field, but bottom area must be as given or greater

SINGLE LOT SEDIMENT CONTROL PLAN
NO SCALE

5-7 [illegible]

1) A [illegible] 24 [illegible] Notification and Permit [illegible] (992-2537)

2) [illegible] structural practices are to be [illegible] on the plan [illegible] 1983 MANUAL [illegible] SOIL EROSION AND SEDIMENT CONTROL

3) Following initial soil disturbance or redisturbance permanent or temporary stabilization shall be completed within: a) 7 calendar days for all perimeter sediment control [illegible] slopes greater than 3:1, b) 14 days for all other areas or areas at grade within the project site

4) [illegible] shall be fenced and warning signs posted around the perimeter in accordance with Vol. I Chapter 12, the MARYLAND STATE HIGHWAY ADMIN. Storm Drain Manual

5) All disturbed areas must be stabilized within the time period specified above in accordance with the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for permanent seeding (Sec. 51) sod (Sec. 54), temporary seeding (Sec. 50) and mulching (Sec. 52). Temporary stabilization with [illegible] recommended seeding [illegible] shall be used to allow for proper germination and establishment of cover

6) All sediment control structures are to remain in place and are to be maintained in operative condition until permission for the removal has been obtained from the Howard County Soil Conservation District

7) Site area is

Total area of site	4.33 Acres
Area to be disturbed	3.68 Acres
Area to be roofed or paved	0.78 Acres
Area to be disturbed off site	0.00 Acres
Cut for roads	2800 Cu. Yd.
Total fill	2394 Cu. Yd.
Off site soil disposal to be	N/A

8) Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance

9) Additional sediment control must be provided, if deemed necessary by the Howard County DPW sediment control inspector

10) On all sites with disturbed areas in excess of 2 acre, approval of the inspection agency shall be requested upon completion of installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading. Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made

11) If houses are to be constructed on an "As-Sold" basis, at random, Single Lot Sediment Control as shown below shall be implemented

12) All pipes to be blocked at the end of each day (see detail below)

13) The total amount of straw bale dike/silt fence equals 0 [illegible]

NOTE Sediment & Erosion control shown for lots 1-7 & 9-11.

APPROVED
DAYTON [illegible]
DATE: 8-18-88
JA

DEVELOPER'S/BUILDERS CERTIFICATE

"I/We 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 Dept. of Natural Resources Approved Training Program for the Control of Sediment and Erosion before beginning the project. I also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents as are deemed necessary."

Sandra A. Gallagher
Signature of Developer/Owner/Builder
7-27-88
Date

ENGINEER'S CERTIFICATE

I hereby 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.

G Nelson Clark
7-27-88
Date

STATE OF MARYLAND G. NELSON CLARK No. 7139 REGISTERED PROFESSIONAL ENGINEER

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

COUNTY HEALTH OFFICER	DATE 2-14-89

APPROVED HOWARD COUNTY OFFICE OF PLANNING & ZONING

PLANNING DIRECTOR	DATE 7-3[illegible]
CHIEF DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT	DATE 2-28-89

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

DIRECTOR	DATE
CHIEF BUREAU OF ENGINEERING	DATE 2-8-89

CLARK • FINEFROCK & SACKETT, INC.
ENGINEERS • PLANNERS • SURVEYORS
7135 MINSTREL WAY • COLUMBIA MD 21045 • (301) 381-7200 – BALTO • (301) 621-8100 – WASH

DESIGNED MCB	SEDIMENT & EROSION CONTROL PLAN LOTS 4 and 9-11	SCALE 1" = 30'
DRAWN BAL, PER	OLD MILL	DRAWING 3 OF 3
CHECKED MCB	2ND ELECTION DISTRICT HOWARD COUNTY, MARYLAND	JOB NO 88-071
DATE 7-22-88	FOR Porten Sullivan Corp Three Bethesda Metro Center Suite 900 Bethesda, Maryland 20814	FILE NO 88-0715E

SDP 89-20