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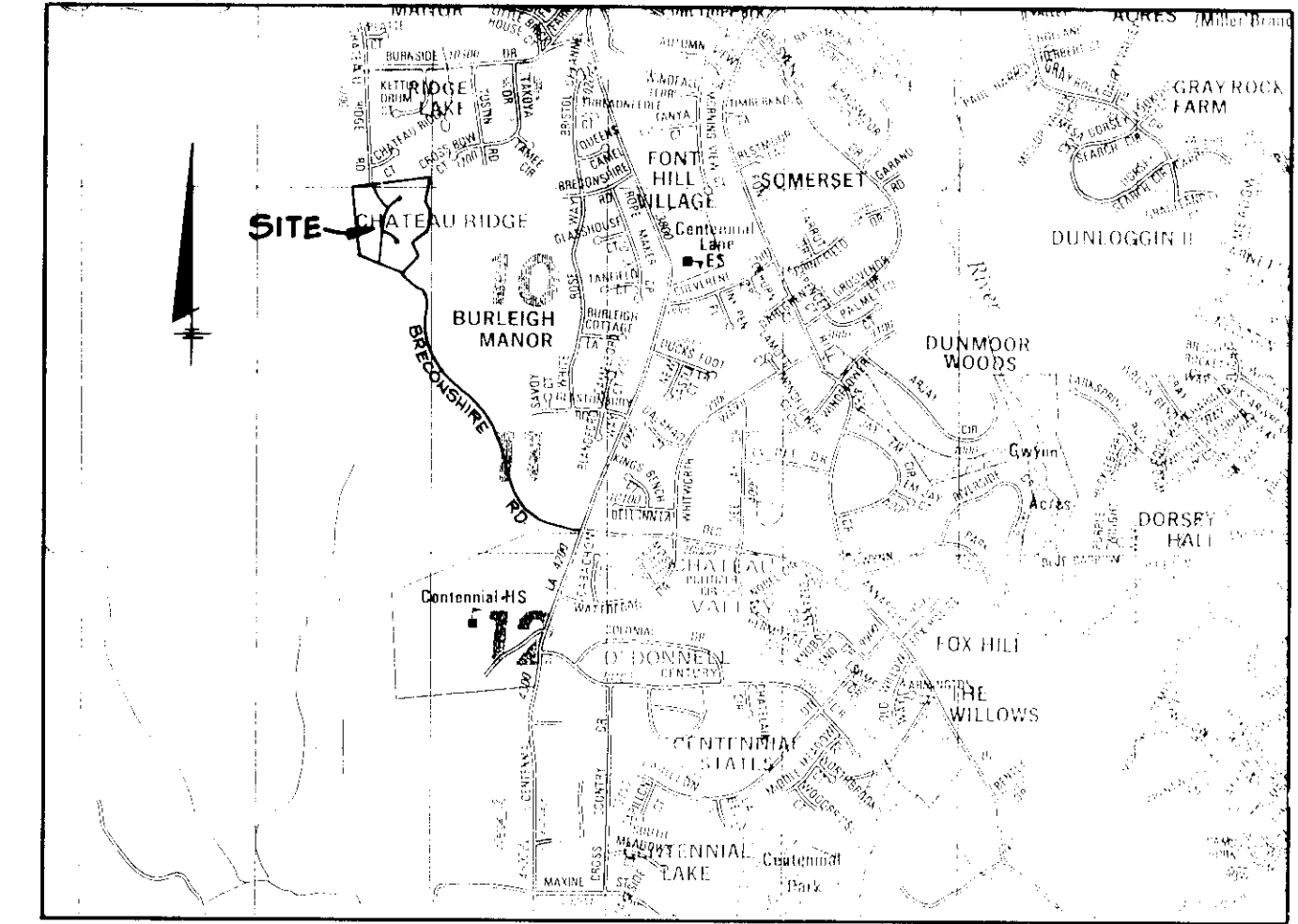
# SITE DEVELOPMENT PLAN

## SECTION 3 AREA 5

# BURLEIGH MANOR

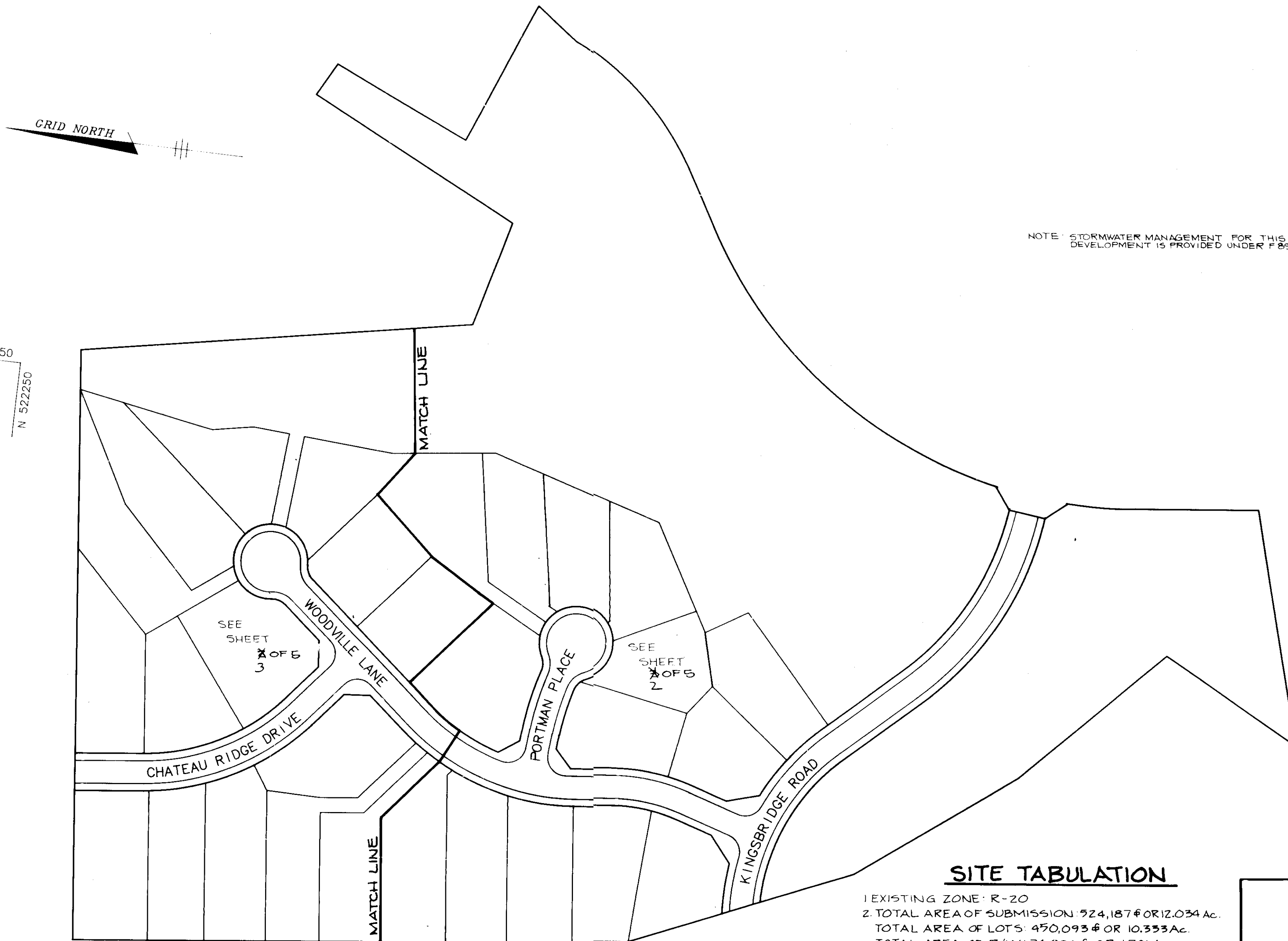
## 2ND ELECTION DISTRICT

# HOWARD COUNTY, MARYLAND



VICINITY MAP  
SCALE: 1"=2000'

ADDRESS CHART		
LOT NUMBER	STREET	ADDRESS
723	3895	WOODVILLE LANE
724	3891	" "
725	3887	" "
726	3883	" "
727	3879	" "
728	3875	" "
729	3871	" "
730	3762	CHATEAU RIDGE DRIVE
731	3758	" "
732	3754	" "
733	3750	" "
734	3759	" "
735	3763	" "
736	3861	WOODVILLE LANE
737	3857	" "
738	3868	" "
739	3876	" "
740	3880	" "
741	3884	" "
742	3888	" "
743	3805	PORTMAN PLACE
744	3809	" "
745	3812	" "
746	3808	" "
747	3804	" "
748	3800	" "



NOTE: STORMWATER MANAGEMENT FOR THIS DEVELOPMENT IS PROVIDED UNDER F 89-134

SEWER HOUSE CONNECTION ELEVATION - PROPERTY LINE

Lot #	Elevation	Lot #	Elevation
723	419.20	736	428.15
724	417.60	737	427.85
725	417.00	738	419.96
726	417.90	739	419.96
727	418.00	740	430.57
728	418.50	741	434.80
729	418.90	742	437.00
730	441.60	743	423.03
731	417.50	744	429.19
732	416.00	745	429.19
733	415.70	746	415.07
734	417.20	747	435.80
735	428.92	748	416.67

### SITE TABULATION

- EXISTING ZONE: R-20
- TOTAL AREA OF SUBMISSION 924,187 ± OR 12.034 Ac.  
TOTAL AREA OF LOTS: 450,093 ± OR 10.353 Ac.  
TOTAL AREA OF R/W: 74,094 ± OR 1.701 Ac.
- PROPOSED USE: SINGLE FAMILY DETACHED RESIDENCES.
- OPEN SPACE TABULATIONS REQUIRED & PROVIDED AS PER RECORD PLAT #8701871 DATED 7-27-89 OPEN SPACE LOT 753.
- PROPOSED NUMBER OF UNITS IN THIS SUBMISSION: 24

SUBDIVISION NAME <b>BURLEIGH MANOR</b>	SECT./AREA 3/5	LOT/PARCEL # 290
PLAT # OR L/F 8756 ± 8757	BLOCK # 1B	TAX/ZONE MAP R-20 20 ± 24
WATER CODE J01	SEWER CODE 588 2500	ELEV. DIST. 2nd
GENSUS TR 6025.01		

PLAN 1" = 100'

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

*Joseph M. Boyd* 8/1/89  
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

*U. P. ...* 8.10.89  
DIRECTOR DATE

*Mark J. Lang* 8/10/89  
CHIEF, DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT DATE

APPROVED: FOR PUBLIC WATER, PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS.

HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS

*Annelle W. Weiland* 8/2/89  
DIRECTOR DATE

*William E. ...* 8-7-89  
CHIEF, BUREAU OF ENGINEERING DATE

DATE	NO	REVISION

OWNER/DEVELOPER  
STUART J. GREENEBAUM, ET AL; THOMAS J. PELLERITO, ET AL; TRUSTEES  
C/O RICHMOND AMERICAN HOMES OF MARYLAND  
1531 SOUTH EDGEWOOD STREET, SUITE M  
BALTIMORE, MARYLAND 21227

PROJECT: LOTS 723-748 SECTION 3 AREA 5  
**BURLEIGH MANOR**

AREA: TAX MAP 23, 24 PARCEL 290  
2ND ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

TITLE: SINGLE FAMILY RESIDENCE  
**SITE DEVELOPMENT PLAN**

RIEMER MUEGGE & ASSOCIATES, INC.  
A Land Planning, Engineering and Consulting Firm  
3105 North Ridge Road • Ellicott City, Maryland 21043  
301-461-2690 FAX: 301-750-3176

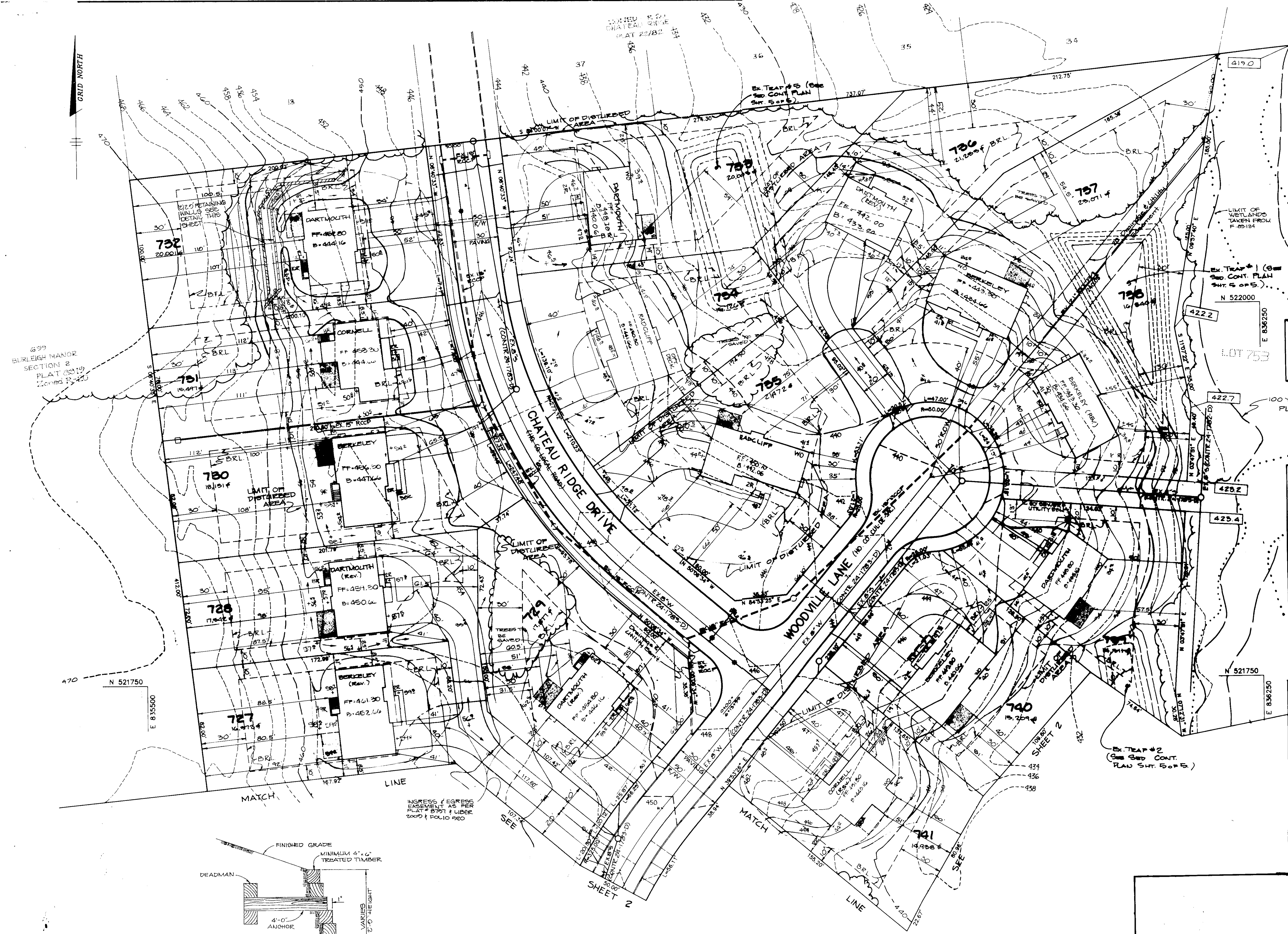
DATE: 6-6-89 REF: P-88-3G, F-89-134

DESIGNED BY: LJM/JLB  
DRAWN BY: LJM/JLB  
PROJECT NO: 60400  
DATE: April 1989  
SCALE: AS SHOWN  
DRAWING NO: 1 OF 5

5-11-89







APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT.  
*James M. Bond* 8/1/89  
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING  
*Clark* 7.10.89  
 DIRECTOR DATE  
*Frank S. Doughty* 8/1/89  
 CHIEF, DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT DATE

APPROVED: FOR PUBLIC WATER, PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS.  
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
*Granville W. W. W.* 8/1/89  
 DIRECTOR DATE

*J. C. ...* 8-7-89  
 CHIEF, BUREAU OF ENGINEERING P.O. DATE  
 7-26-91 4 REV. HOUSE & GRADING LOTS 732, 735, 736  
 6-5-91 3 REV. HOUSE & GRADING LOT 738; GRADING L. 738  
 12-31-90 2 ADDED RETAINING WALLS TO LOT 732  
 4-22-90 1 REVISED GRADING FOR LOT 732  
 DATE NO REVISION

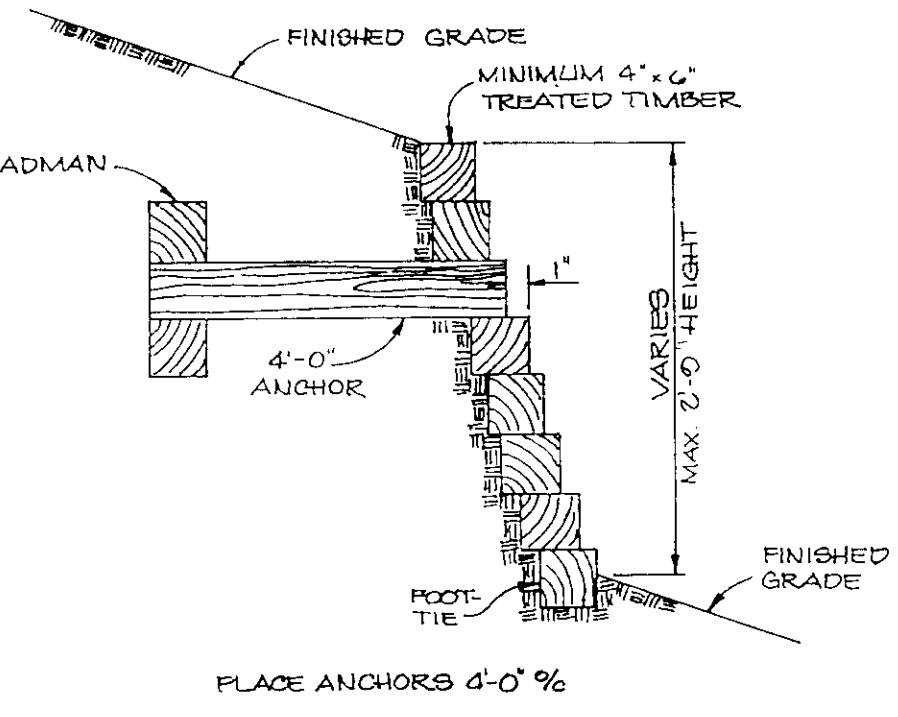
OWNER/DEVELOPER  
 STUART J. ORSHENBAUM ETAL; THOMAS J. PELLEGRINO, ETAL; TRULYERS P/O RICHMOND AMERICAN HOMES OF MARYLAND 1531 SOUTH EDGEWOOD STREET, SUITE M BALTIMORE, MARYLAND 21227

PROJECT LOTS 723-748 SECTION 5 AREA 5  
**BURLEIGH MANOR**  
 AREA TAX MAP 23, 24 PARCEL 290  
 2ND ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

TITLE  
**SITE DEVELOPMENT PLAN**  
 SINGLE FAMILY DETACHED

RIEMER MUEGGE & ASSOCIATES, INC.  
 A Land Planning, Engineering and Consulting Firm  
 3105 North Ridge Road Ellicott City, Maryland 21043  
 301-461-2690 FAX: 301-750-3176

6.6.89  
 DATE Ref P. 88-36, F. 89-134  
 DESIGNED BY L.J.G.  
 DRAWN BY L.J.G.  
 PROJECT NO 60400  
 DATE April 1989  
 SCALE: 1"=30'  
*Arthur E. Muegge*  
 ARTHUR E. MUEGGE 6107  
 DRAWING NO. 3 OF 5

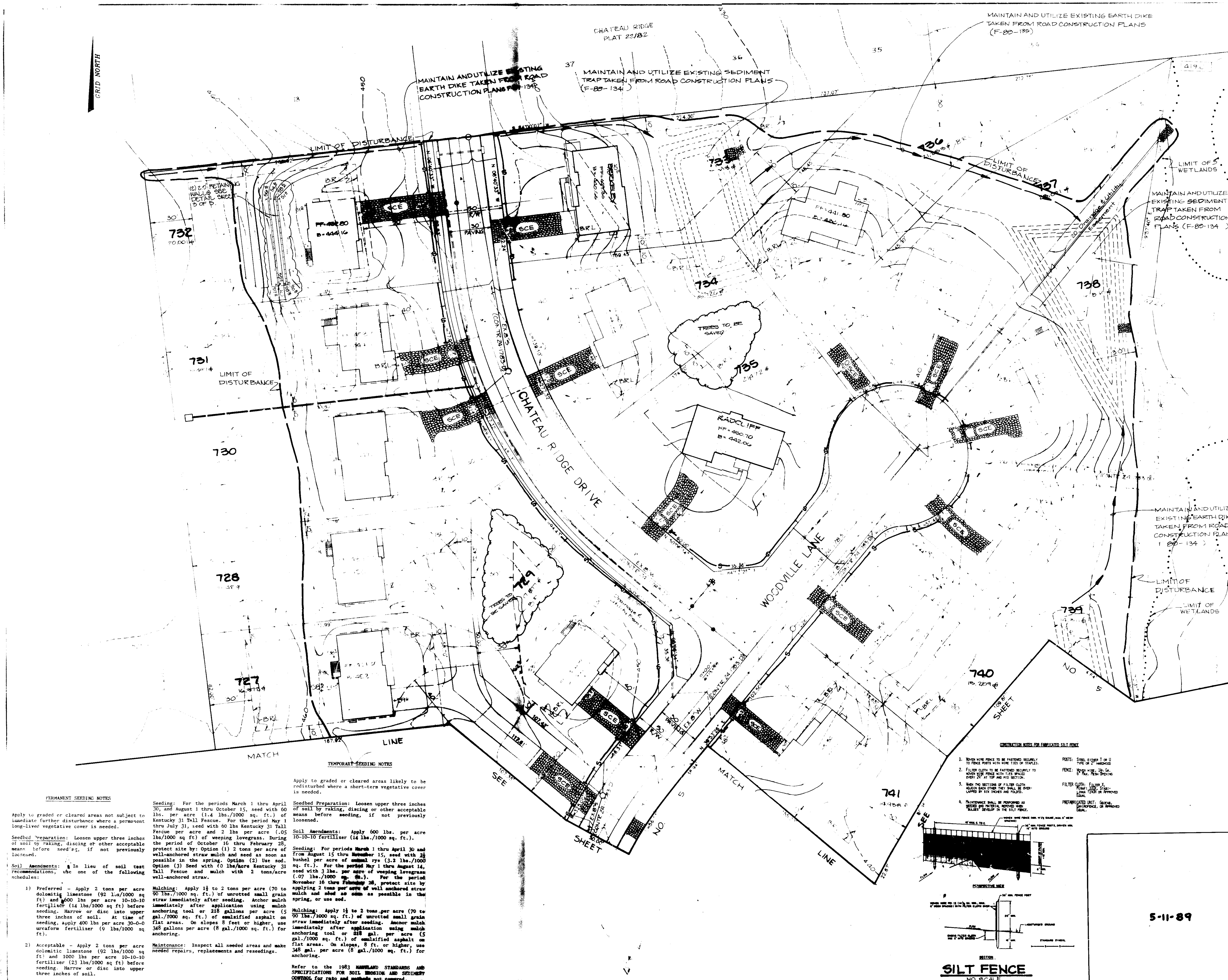


**TIMBER RETAINING WALL**  
 No Scale

DATE	NO	REVISION
0-0-91	5	REVISED LOT 734

5-11-89





BY THE DEVELOPER:  
 I HEREBY CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION SHOWN ON THIS PLAN AND SPECIFICATIONS SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT.  
 7-14-89  
 Arthur E. Shuepp

BY THE ENGINEER:  
 I CERTIFY THAT THIS PLAN FOR EROSION AND SEDIMENT CONTROL REPRESENTS A PRACTICAL AND WORKABLE PLAN BASED UPON MY PERSONAL KNOWLEDGE OF THE SITE CONDITIONS AND THAT I AM PREPARED TO DEFEND THE PLAN IN ACCORDANCE WITH THE REQUIREMENTS OF THE HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT.  
 7-14-89  
 HOWARD  
 James M. Fisher  
 8/1/89  
 APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT  
 8/7/89  
 Stephen L. Hinkle  
 APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT  
 8/1/89  
 Joyce M. Boyd  
 APPROVED FOR HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT  
 8-10-89  
 Arthur E. Shuepp  
 APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS, HOWARD COUNTY DEPARTMENT OF PLANNING AND LAND DEVELOPMENT  
 8/8/89  
 Lawrence W. Weiland  
 CHIEF, BUREAU OF ENGINEERING  
 8-7-89

12-31-00 2 ACCORD RETAINING WALLS TO LOT 732  
 4-29-00 1 REVISED GRADING FOR LOT 732  
 DATE NO. REVISIONS

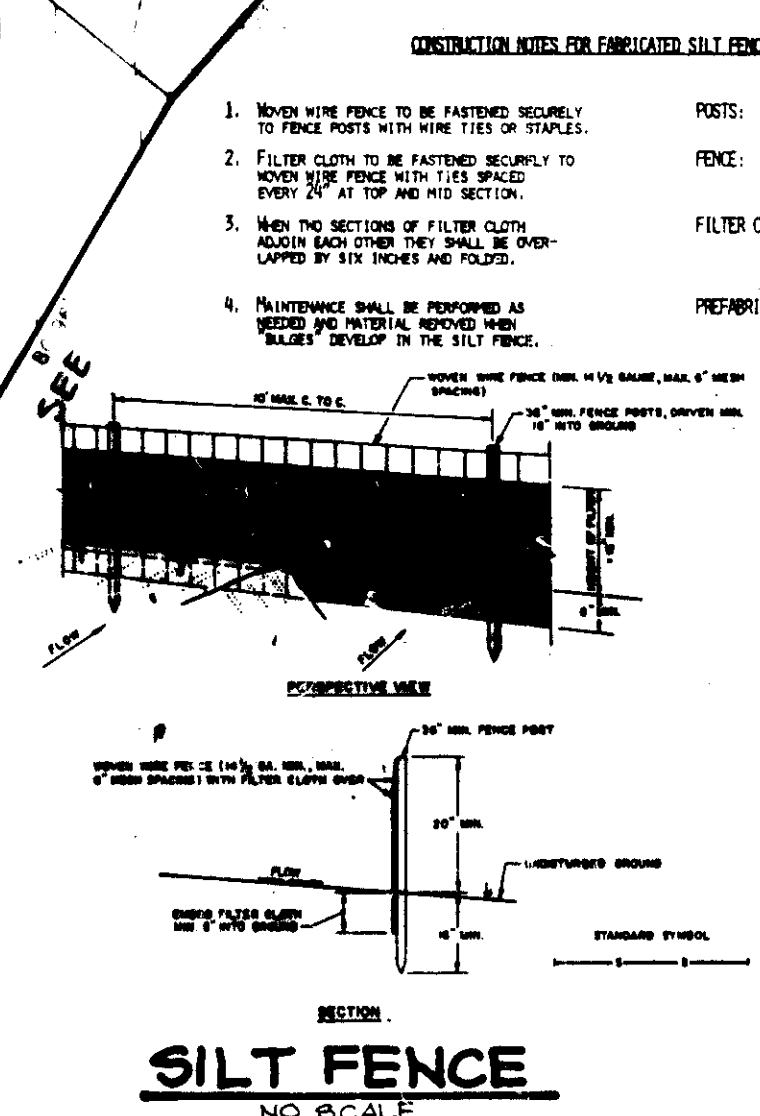
OWNER/DEVELOPER  
 STUART J. GREENE BAUM, ET AL & THOMAS J. PELLERITO, ET AL, TRUSTEES  
 C/O RICHMOND AMERICAN HOMES OF MARYLAND  
 1531 SOUTH EDGEWOOD STREET, SUITE M  
 BALTIMORE, MARYLAND 21227

PROJECT: LOTS 723-748 SECTION 3 AREA 5  
**BURLEIGH MANOR**  
 1ST MAP 23, 24 PART 1  
 2ND ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND

**SEDIMENT CONTROL PLAN**

RIEMER MUEGGE & ASSOCIATES  
 A Land Planning, Engineering, and Consulting Firm  
 305 North Ridge Road, Ellicott City, Maryland  
 301-461-2690 FAX 301-770-1100

7-19-89  
 DATE  
 5-11-89  
 DATE  
 Arthur E. Shuepp  
 89-202



**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 sq 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 10 lbs/acre Kentucky 31 Tall Fescue and mulch with 2 tons/acre well-anchored straw.

**MULCHING:** Apply 1 1/2 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 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 248 gallons per acre (8 gal./1000 sq. ft.) for anchoring.

**MAINTENANCE:** Inspect all needed areas and make needed repairs, replacements and reseedings.

Refer to the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL, EROSION AND SEDIMENT CONTROL FOR DETAILED METHODS AND PROCEDURES.



