

PATAPSCO RIVER 100 YEAR FLOOD PLAIN STUDY BASED ON E-98 STUDY FOR MD. STATE HIGHWAY ADMINISTRATION DATED FEB. 1989, SECTION-88 SHOWS THE ELEVATION TO BE 31.40.

EASEMENT AGREEMENT BETWEEN INGERSOLL-RAND CO. AND GARY & JUDITH KAUFMAN DATED 1989: INGERSOLL-RAND CO. CONVEYS TO KAUFMANS AN EASEMENT FOR A EIGHT-FOOT-WAY FOR THE USE OF A DRIVEWAY FOR THE PURPOSE OF GOING FROM THE KAUFMAN TRACT TO MAIN STREET AND VICE VERSA. (COPY ATTACHED)

M-2

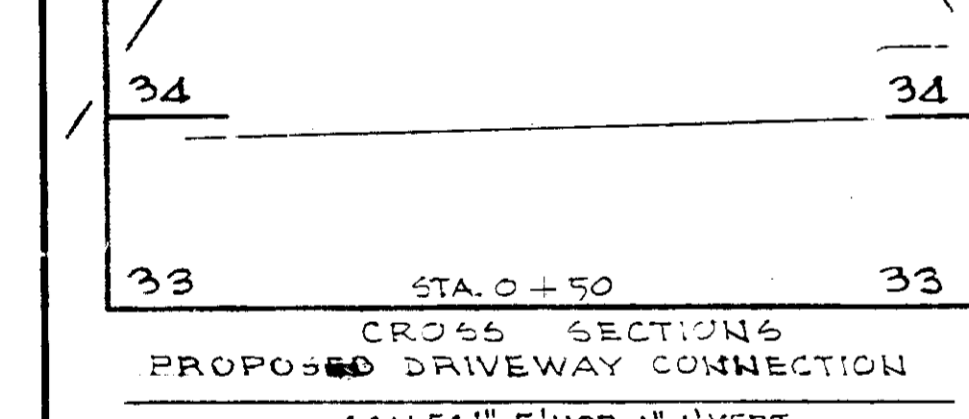
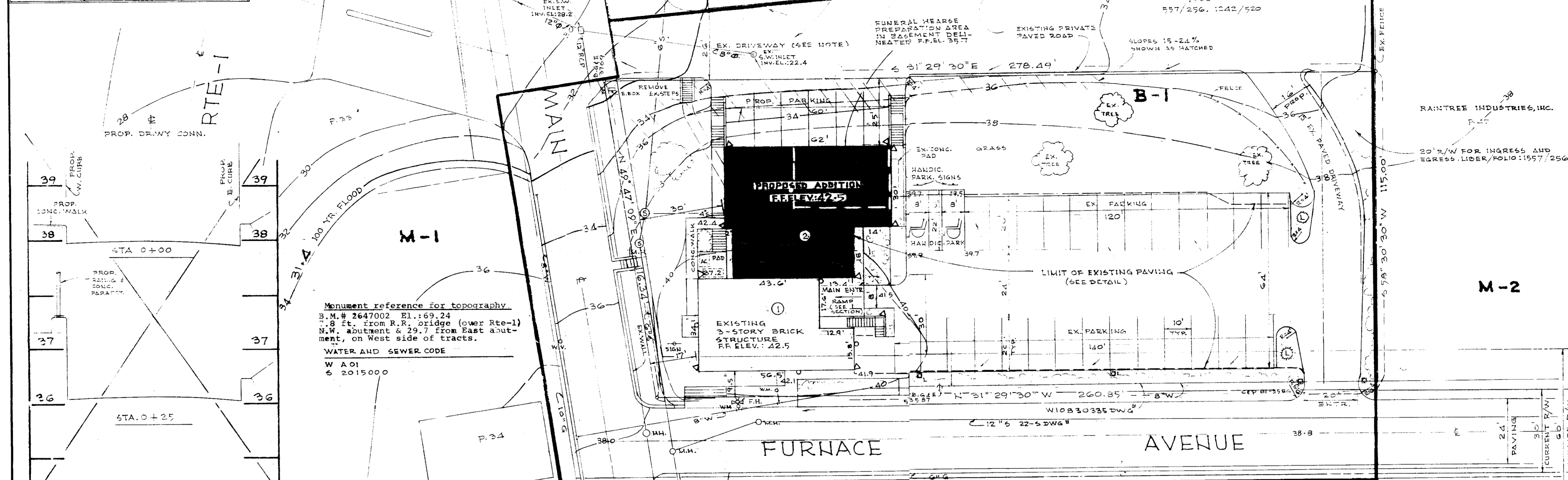
APPROVED: FOR PUBLIC AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICE
DATE: 6-29-90
APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
DATE: 7-2-90
DIRECTOR: [Signature] DATE: 7/2/90
CHIEF DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DATE: 6/28/90
DATE: 6/28/90

SCALE: 1"=20'
DATE: 14 JULY, 89
DWN: A.M.

SEAL
REVISIONS
DATE: 5/7/89
DATE: 5/14/90
DATE: 5/25/90
DATE: 6/28/90



AL ERDI, P.E.
Structural - Civil - Consultant
P.O. BOX 10065
TOWSON, MD 21204
542 5153

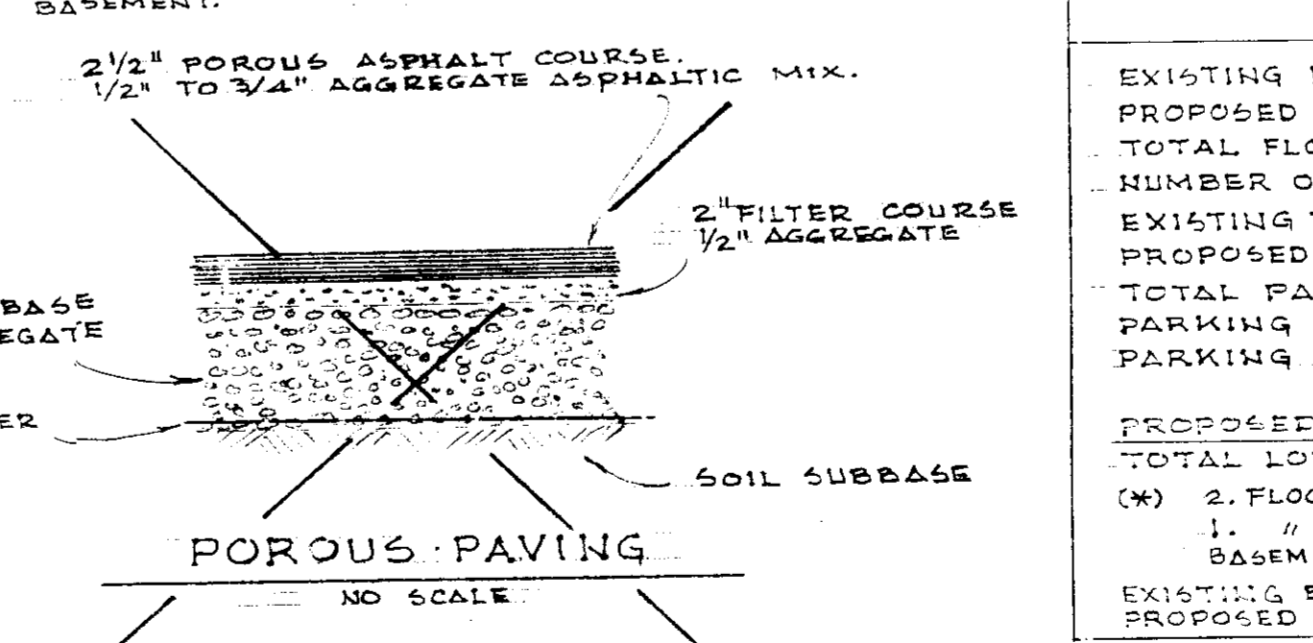
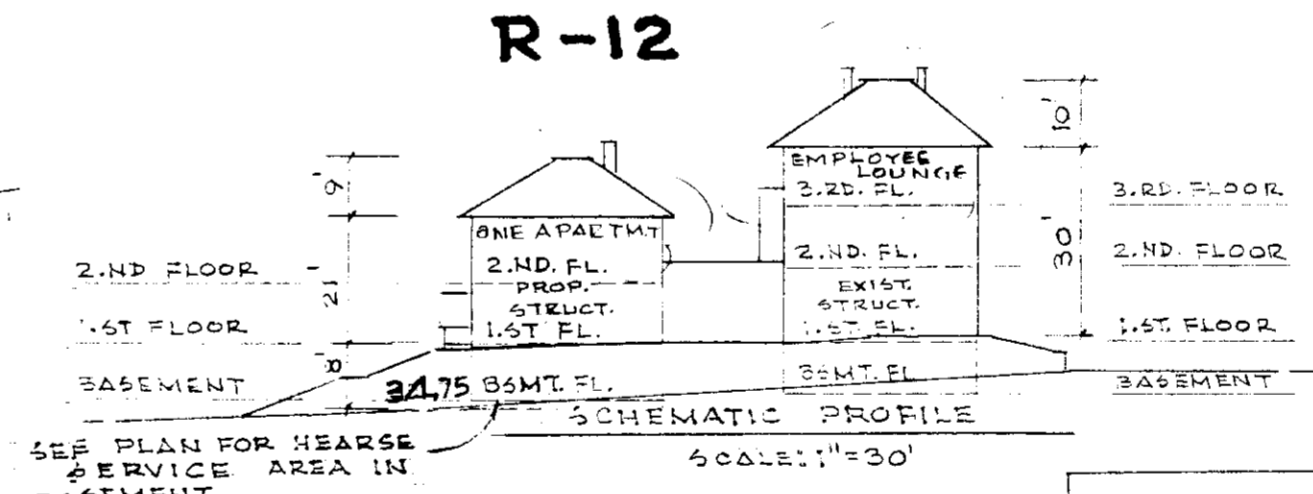


PROPOSED DRIVEWAY CONNECTION
SCALE: 1"=5' HOR., 1"=1' VERT.

- GENERAL NOTES**
- OBTAIN GRADING PERMIT.
 - Contractor shall verify existing conditions prior to construction.
 - Approximate location of existing utilities are shown. Contractor shall take all necessary precautions to protect existing utilities and service.
 - Stabilization of all disturbed areas to be achieved as soon after construction as possible.
 - Appropriate permits shall be obtained prior to construction.
 - Additional notes for Sediment & Erosion Control are on Sheet SP-2.
 - Notify the following agencies 5 days prior to construction:
 - Miss Utility 725 9976
 - C & P Telephone 992 2366
 - C & E Underground electric 685 0123
 - B, S, & E. underground gas 685 0123
 - Howard County Bureau of Util. 992 2366
 - Owner proposes to construct a new addition to the existing as shown.
 - ALL EXISTING (O) AND PROPOSED (A) EXTERIOR LIGHTS SHALL BE DIRECTED AWAY FROM ADJACENT PUBLIC ROAD R/W AND RESIDENTIALLY ZONED PROPERTIES.

- CONSTRUCTION SEQUENCE**
- Construct and install all Sediment and Erosion Control Devices.
 - Perform site excavation, utility installation.
 - Stabilize disturbed areas as soon as possible after grading is completed.
 - Fine grade and install curb, gutter, and building construction.
 - Pave roadways and parking.
 - Stabilize any remaining disturbed areas and remove Sediment Control devices under the direction of and with the approval of the S.C.R.A.
 - THE CONTRACTOR OR DEVELOPER SHALL CONTACT THE CONSTRUCTION INSPECTION DIVISION 24 HRS. IN ADVANCE OF COMMENCEMENT OF WORK AT 792 2630.

- NOTES**
- WP-88-114 PETITION FOR S.D.R. WAIVER ON 3-10-89, DENIED.
 - The entrance and the functioning front of the existing structure are on Furnace Avenue.
 - The existing structure is designated as a key site, and listed as No: 325 on the Howard County Historic Site Survey.
 - PROPOSED PARKING LOT AREA IS 4,378 SQ. FT.
 - THE AREA OF LANDSCAPED ISLANDS IN THE PARKING LOT IS 10% OF OR 3% OF THE TOTAL.
 - THERE ARE LANDSCAPED ISLANDS CONTAINED WITHIN THE PARKING LOT. (SEE #6)



SITE ANALYSIS (SUPPLEMENT)

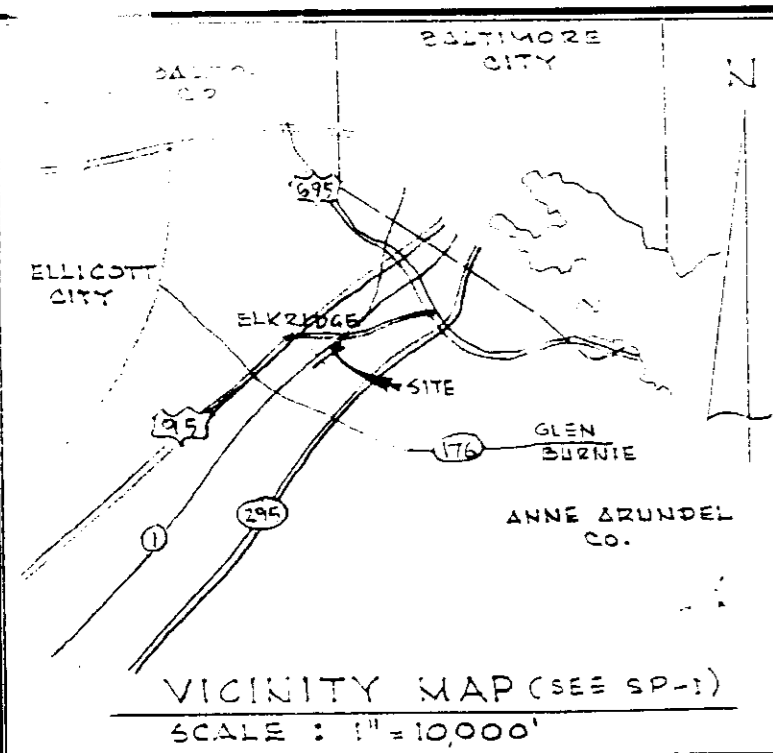
EXISTING FLOOR SPACE	14,453 sq ft
PROPOSED ADDITIONAL FLOOR SPACE	13,052 sq ft (*)
TOTAL FLOOR SPACE	27,505 sq ft
NUMBER OF EMPLOYEES	13
EXISTING PARLORS	2
PROPOSED ADDITIONAL PARLORS	1
TOTAL PARLORS	3
PARKING SPACES REQUIRED	13
PARKING SPACES PROVIDED	33
PROPOSED TOTAL AREA OF BUILDING	4,378 sq ft
TOTAL LOT AREA	31,012 sq ft
(*) 2. FLOOR : 1,580 sq ft	ONE APARTMENT
1. FLOOR : 2,516 sq ft	SERVICE PARLOR
BASMENT : 1,952 sq ft	STORAGE
EXISTING BUILDING COVERAGE = 1,681 sq ft	
PROPOSED " " = 2,297 sq ft	4,378 = TOTAL BLDG. COVERAGE

SECTION RAMP FOR THE HANDICAPPED
EL. 41.54
RAMP SLOPE 1/20
R.F. ELEV. 42.50

SECTION SITE ANALYSIS (SUPPLEMENT)
PARCEL 101
LIBER / FOLIO 454/130, 307/35, 1242/520
TAX MAP MAP 38-1/38
ELECT. DISTR. 0-711 AC. (2,012.02 SQ FT)
FILE NO. WP-88-114
BLOCK. V.P. - 88-114
BLDG. COVERAGE : 2,516 sq ft . 8% OF GROSS AREA OF SITE
GREEN AREA : 0.216 AC. (9,410 sq ft) 30%

PROPOSED ADDITION TO KAUFMAN FUNERAL HOME
5695 MAIN STREET, ELKRIDGE, MD 21227
OWNER: GARY L. KAUFMAN 796 8024

SHEET SP 1 of 3
SITE PLAN



LENGTH OF SILT FENCE : 183 L.F.
DRAINAGE AREA : 3.58 AC.

WAIVER OF THE STORM WATER MANAGEMENT REQUIREMENTS IS REQUESTED. SEE SHEET SP-3

SOIL CLASSIFICATION : CO. (COCORUS)
MODERATELY TO WELL DRAINED
CL. SILTY LOAM.
CL. CLAY LOAM.
1/2 TO 3' TO W/2, 6'-20' TO 25D ROCK.

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

John Robertson 6/14/90
Howard S.C.D. DATE

REVIEWED FOR HOWARD S.C.D. AND MEETS TECHNICAL REQUIREMENTS
James M. Adams (E.S.) 6/15/90
U.S. SOIL CONSERVATION SERVICE DATE

M-2

APPROVED FOR PUBLIC AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT

James M. Adams 6-27-90
COUNTY HEALTH OFFICER DATE

APPROVED FOR PLANNING & ZONING
[Signature] 7-2-90
DIRECTOR DATE

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

[Signature] 6/25/90
DIRECTOR DATE

[Signature] 6/19/90
CHIEF, BUREAU OF ENGINEERING, PLANNING & ZONING DATE

SCALE: 1"=20'
DATE: 2 MAR. '90
DWN: A.E.

SEAL
LAYOUT
DATE: 3/1/90
DATE: 3/1/90
DATE: 3/1/90



AL ERDI, P.E.
Structural-Civil Consultant
P.O. BOX 10055
TOWSON, MD 21204

By the Developer:
"I/We certify that all development and construction will be done according to this plan, and that any responsible persons involved in the construction project will have a Certificate of Attendance at a Department of the Environment Approved Training Program for the Control of Sediment and Erosion before beginning the project"

[Signature] 3/17/90
Signature of Developer DATE

By the Engineer:
"I 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."

[Signature] 12 March, 1990
Signature of Engineer 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.

Seeded Preparation: Loosen upper three inches of soil by raking, disking or other acceptable means before seeding.

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

- 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/acre 30-0-0 ureaform fertilizer (9 lbs/1000 sq. ft.).
- 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 per 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 3 feet or higher, use 348 gallons per acre (9 gal/1000 sq. ft.) for anchoring.

Maintenance - Inspect all seeded areas and make needed repairs, re-broadcasts and reseedings.

TEMPORARY SEEDING NOTES

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

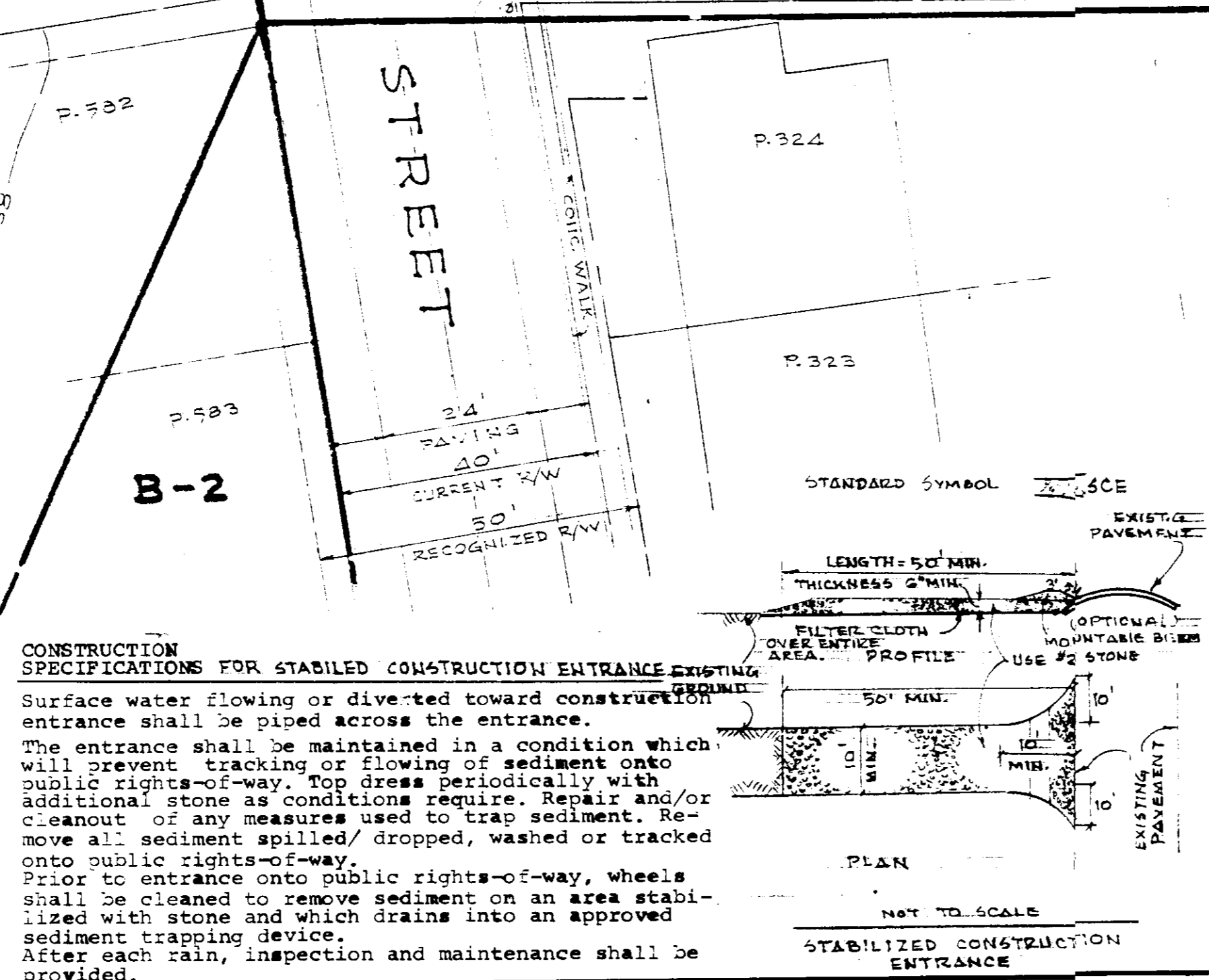
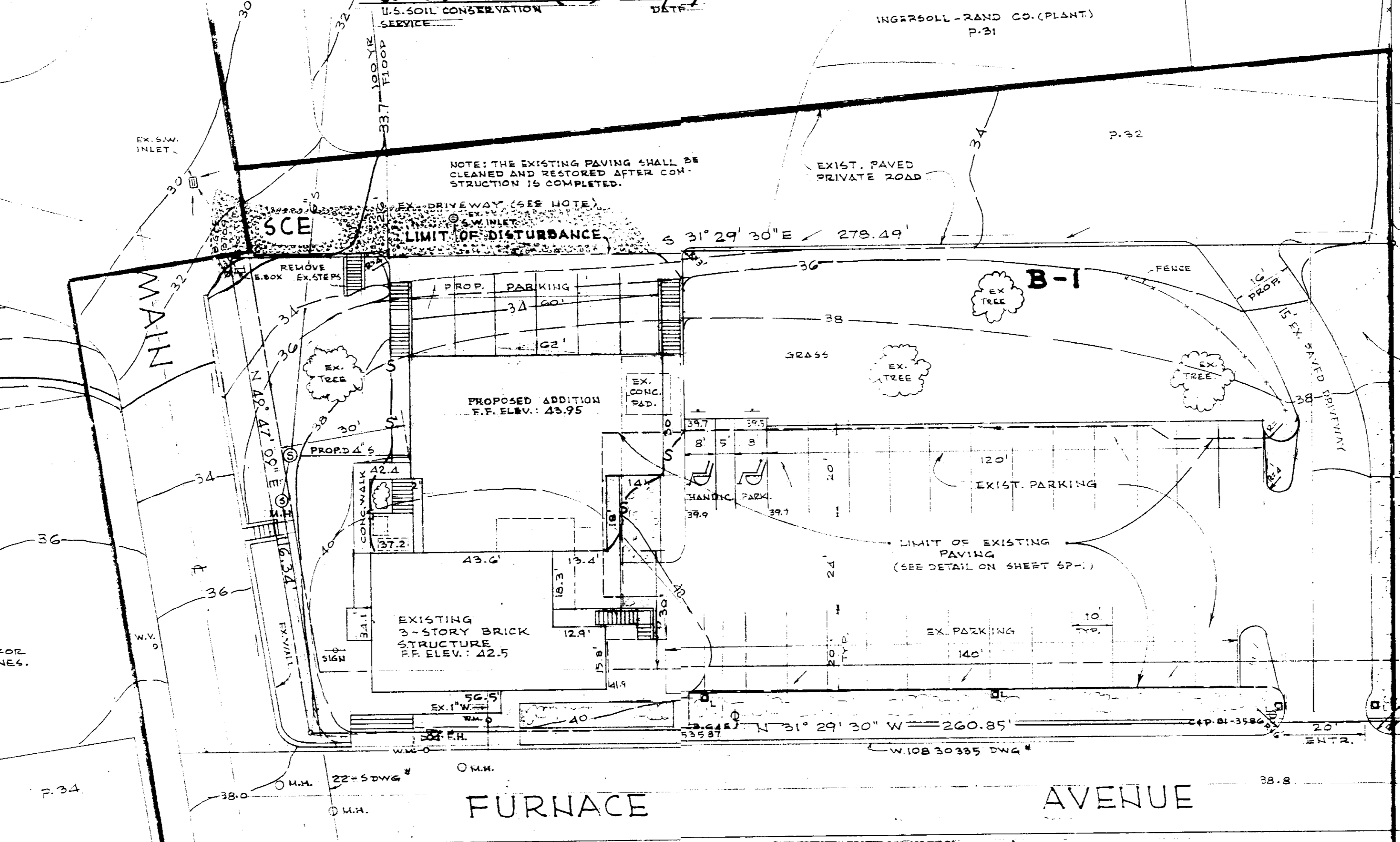
Seeded Preparation: Loosen upper three inches of soil by raking, disking or other acceptable means before seeding.

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

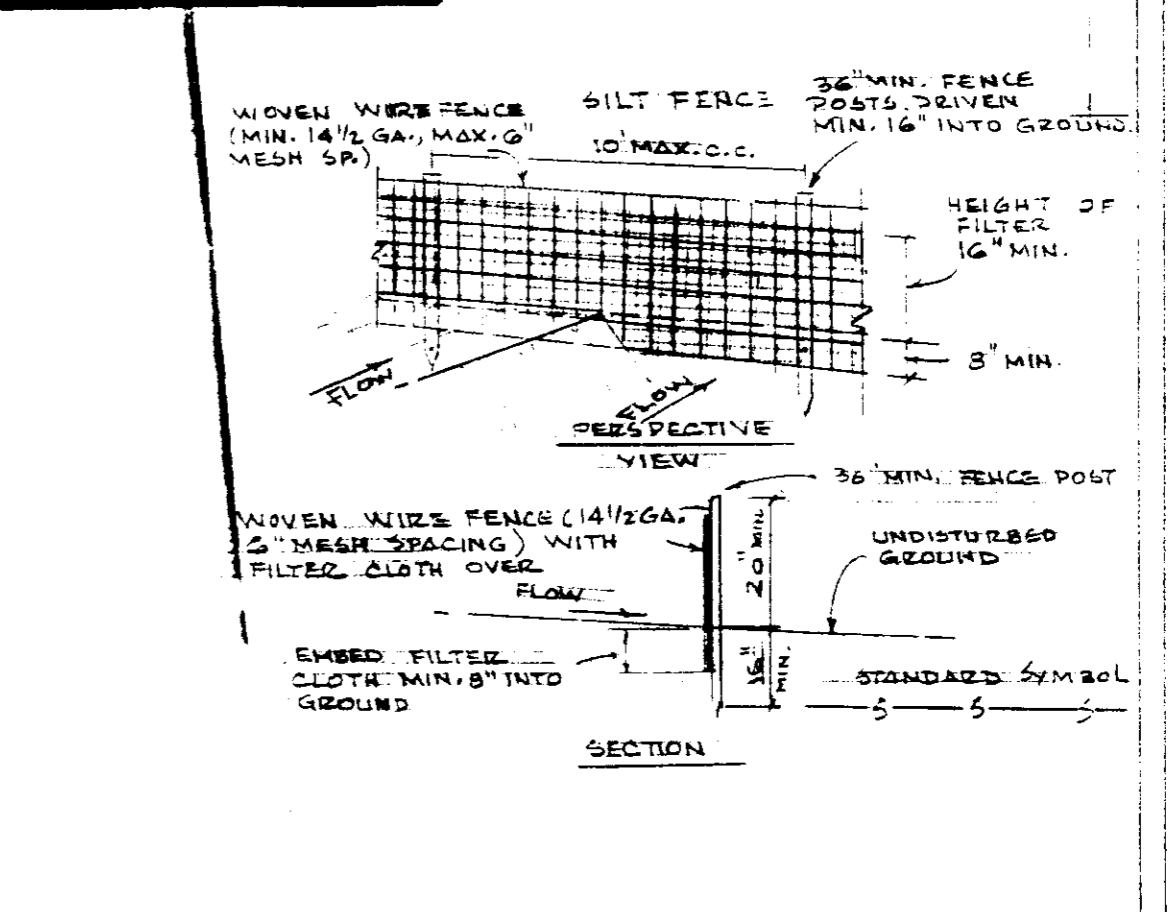
Seeding: For periods March 1 thru April 30 and from August 15 thru November 15, seed with 24 bushel per acre of annual ryegrass (3.2 lbs/1000 sq. ft.). For the period May 1 thru August 14, seed with 3 lbs per acre (.07 lbs/1000 sq. ft.) of weeping lovegrass. For the period November 16 thru February 28, 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 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 seeding. Anchor mulch immediately after application using mulch anchoring tool or 218 gal per acre (5 gal/1000 sq. ft.) of emulsified asphalt on flat areas. On slopes, 3 ft or higher, use 348 gal per acre (9 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.



- SEEDING CONTROL NOTES**
- A minimum of 24 hours notice must be given to the Howard County Office of Inspection and Permits prior to the start of any construction (992-2437)
 - All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 1983 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.
 - Following initial soil disturbance or redistribution, permanent or temporary stabilization shall be completed within a 7 calendar days for all perimeter sediment control structures, dikes, perimeter slopes and all slopes greater than 3:1. 3) 14 days as to all other disturbed or graded areas on the project site.
 - All sediment traps / basins shown must be fenced and warning signs posted around their perimeter in accordance with Vol. 1, Chapter 12, of the Howard County Design Manual, Storm Drainage.
 - 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 seedings (Sec. 51) sod (Sec. 54) temporary seeding (Sec. 50) and mulching (Sec. 52). Temporary stabilization with mulch alone can only be done when recommended seeding dates do not allow for proper germination and establishment of grass.
 - All sediment control structures are to remain in place and are to be maintained in operative condition until permission for their removal has been obtained from the HOWARD COUNTY SEDIMENT CONTROL INSPECTOR.
 - Site Analysis:
Total area of Site : 0.711 Acres
Area Disturbed : 0.713 Acres
Area to be roofed/paved : 0.110 Acres
Area to be vegetatively stabilized : 0.003 Acres
Total excavation/cut : 778 Cu. yds
Total fill : 0 Cu. yds
Offsite waste area loc. n. to be determined.
 - Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.



- Construction Notes for Fabricated Silt Fence**
- Woven wire fence to be fastened securely to fence posts with wire ties or staples.
 - Filter cloth to be fastened securely to woven wire fence with ties spaced every 24" @ top and mid section.
 - When two sections of filter cloth adjoin each other they shall be overlapped by six inches and folded.
 - Maintenance shall be performed as needed and material removed when gullies develop in the silt fence.
- POSTS: Steel either T or U type or Hardwood.
FENCE: Woven wire 14 Ga. 6" max. Mesh opening.
FILTER CLOTH: Filter X or equal.
PRE-FABRICATED UNIT: Geofab or equal.

PARCEL 101	SECTION 10	LOT 101
LIBER/ FOLIO	454/180, 507/189, 622/190, 1422/192	
TAX MAP	1-1-75B	
ELECT. DIST.	0.711 AC. (21,020 SF)	
AREA	0.711 AC. (21,020 SF)	
FILE NO.	WP-88-114	
FILE NO.	88-114	
PROJ. SPGCE.	14,282	PROPOSED: 6,052
NO. OF EMPLOYEES:	3	216 AC. (9,410 SF) 30 %
GREEN AREA		

PARCEL 101	SECTION 10	LOT 101
LIBER/ FOLIO	454/180, 507/189, 622/190, 1422/192	
TAX MAP	1-1-75B	
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PROJ. SPGCE.	14,282	PROPOSED: 6,052
NO. OF EMPLOYEES:	3	216 AC. (9,410 SF) 30 %
GREEN AREA		

EROSION & SEDIMENT CONTROL PLAN

KAUFMAN FURNACE HOME

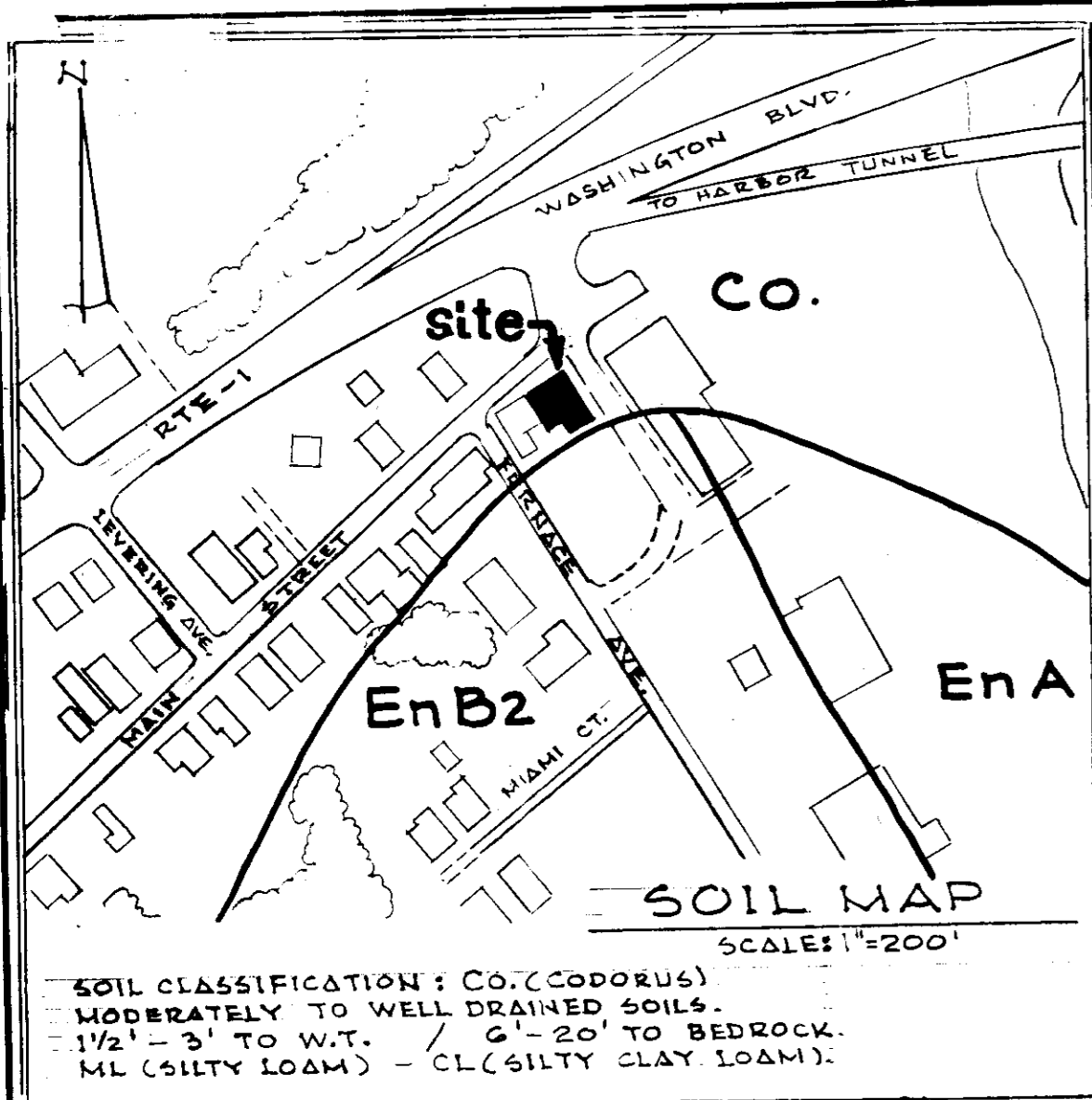
5095 HALL STREET, ELK RIDGE, MD 21227

OWNER: GARY L. KAUFMAN

196 BOZA

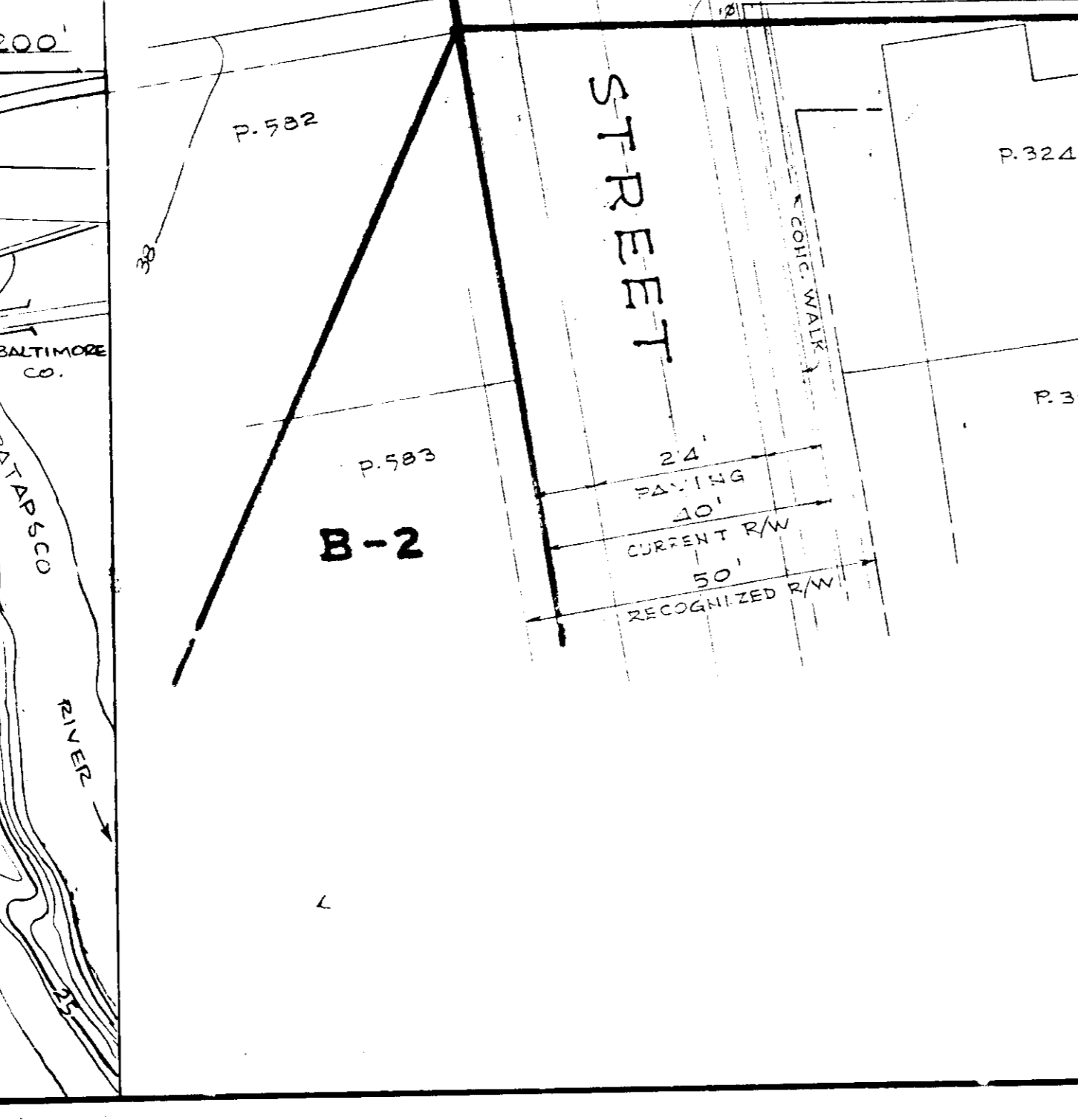
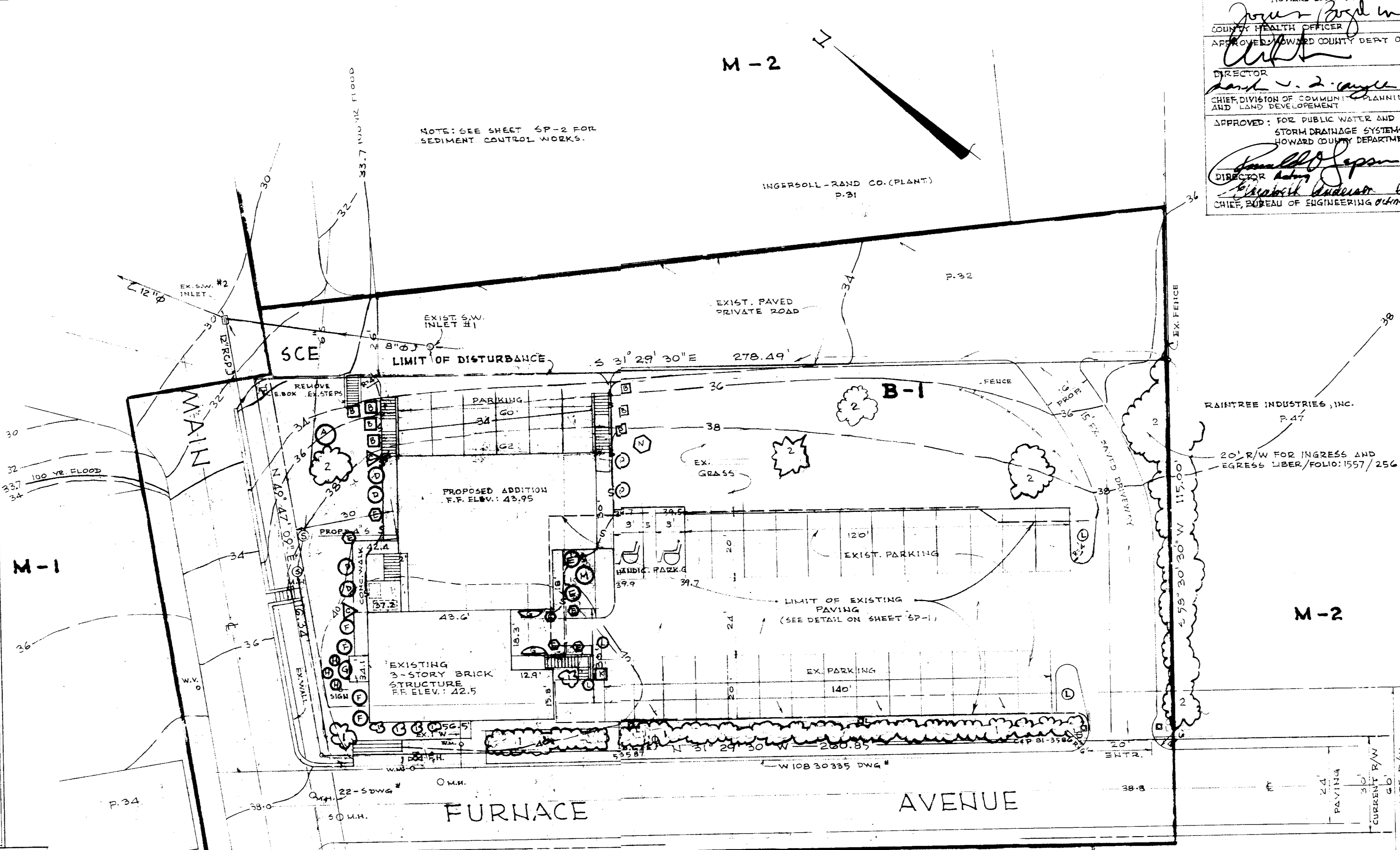
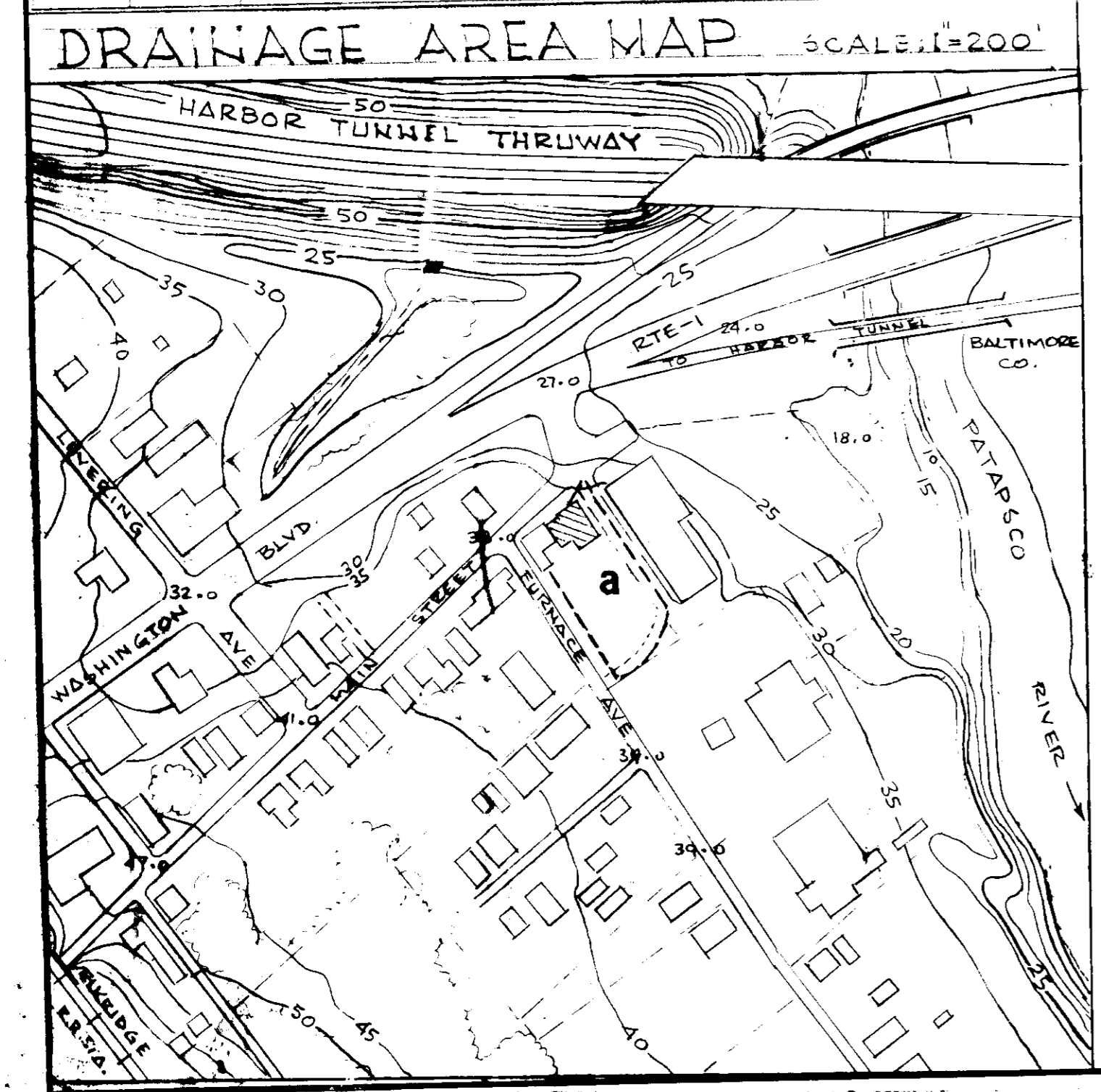
SHEET 2 OF 3

EROSION & SEDIMENT CONTROL PLAN



EXISTING TREE AND PROPOSED LANDSCAPING PLANT SCHEDULE

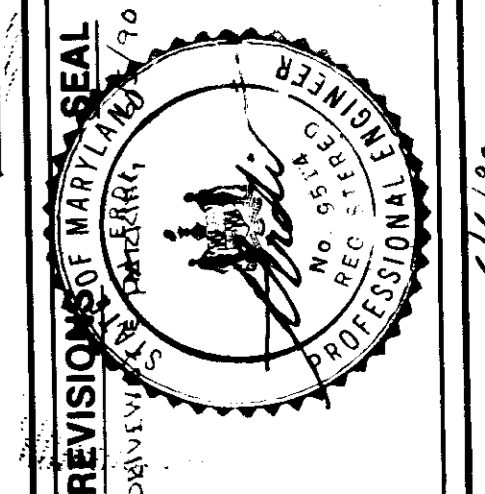
SYMBOL	SIZE	NAME
A	5'	JAPANESE RED MAPLE
B	24"	UPRIGHT YEW
C	30"	CHINESE JUNIPERS
D	18"	SPREADING YEW
E	12"	ENGLISH BOXWOODS
F	18"	LETZ' LOLLIS
G	28"	JAPANESE ANDROMEDA
H	26"	AZELEAS
I	12"	BLUE EGGS
J	17"	RHODO DENDRON
K	24"	BLUE STAR JUNIPERS
L	24"	BLUE HOLLY
M	16"	FLOWERING BRADFORD PEAR TREE
N	16"	RED AZELEAS
1	6"	EXISTING JUNIPERS
2	20"	EXISTING MAJOR TREES



NOTE
TOTAL DISTURBED AREA = 4,932'² < 5,000'²
S.W.M. REQUIREMENTS DO NOT APPLY.

HYDRAULIC DATA				DESIGN - 100 YR. PEAK DISCHARGE											
DRAIN AREA AROUND THE PROPOSED WORK				DEPTH OF DISCHARGE RUN-OFF											
ROOF & PARKG.	GRASS/LANDSC.	WEIGH. CN.	P.I.	PEAK DISCHARGE	MAX RET.	IN.	CFS	STA. EXIST'G INLET #1							
PREDEVELOPMENT	13,900'	11.575'	89	55%	0.18	840	1.24	2.12	5.99	1.63	4.60	8"	65'	105'	52'
POSTDEVELOPMENT	20,080'	5,395'	93	79%	0.13	940	0.75	2.26	6.47	1.94	5.56	12"	4'	11'	
TOTAL DRAIN @ = 25,475'² = 0.58 AC.															
PROP. PARKING AREA = 1,800'															
LANDSCAPED ISLANDS A = 90'² = 5%															

APPROVED: FOR PUBLIC AND PUBLIC SEWERAGE SYSTEMS
HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICER: *[Signature]* DATE: 6-29-90
APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
DIRECTOR: *[Signature]* DATE: 7-2-90
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CHIEF, BUREAU OF ENGINEERING: *[Signature]* DATE: 6/28/90



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STORM WATER MANAGEMENT & SOIL / LANDSCAPING PLANS
KAUFMAN FUNERAL HOME
5095 MAIN STREET, ELK RIDGE, MD 21227
OWNER: GARY L. KAUFMAN
796 8024

SHEET
SP 3 of 3
STORM WATER MGMT. SOIL LANDSCAPING PLANS

565-98-177