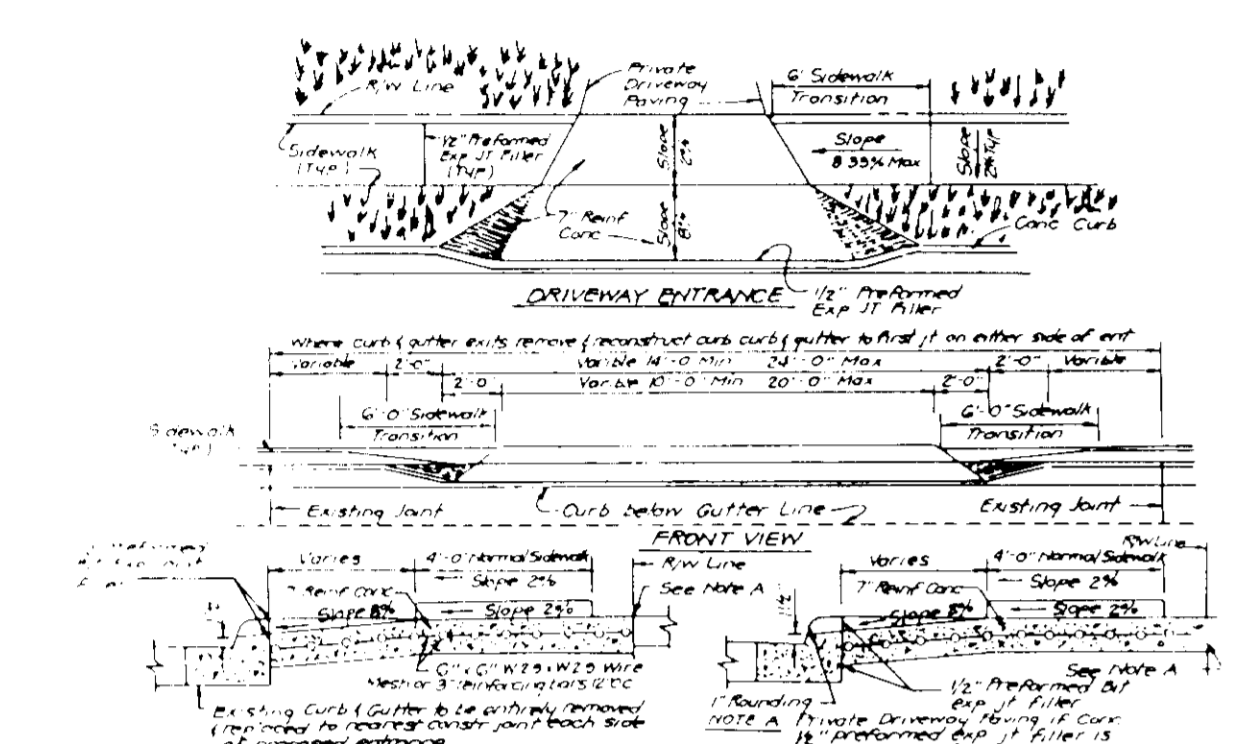


DRIVEWAY ABUTTING CLOSED SECTION WITH MODIFIED COMB CURB & GUTTER & SIDEWALK



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

CLOSED SECTION ROADWAY WITHOUT CONCRETE SIDEWALK

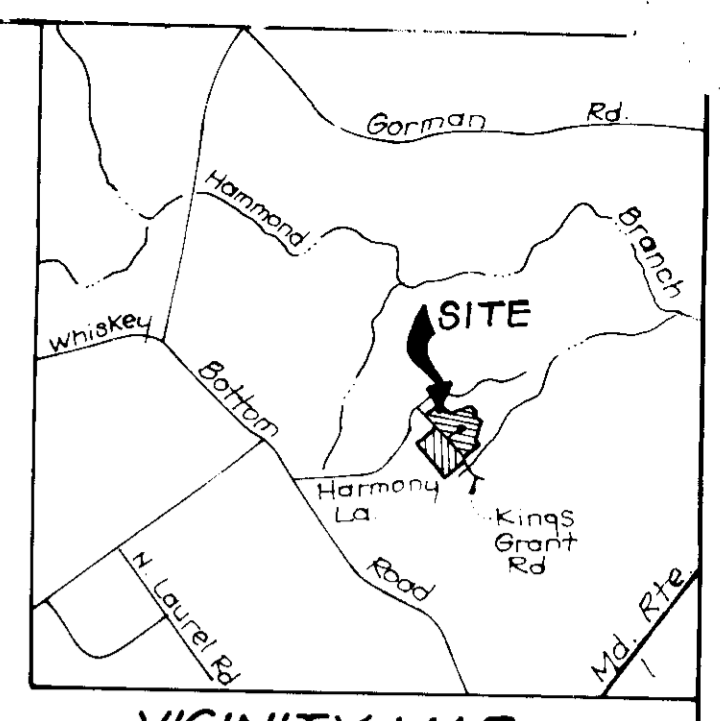
SPECIAL NOTES

1. ALL road construction, storm drainage facilities and public water and sewer are shown for reference only. Use approved and shown for all phases of construction.
2. There is a 10' tree maintenance easement along all road frontages.

GENERAL NOTES

1. Subject property zoned R30 as per 8-2-85 Comprehensive Zoning Plan, dated 8-2-85.
2. The coordinates shown hereon are based on the Maryland State Grid System and derived from the following Howard County Control Stations 1841004 and 1941001.
3. All roadways are public and existing.
4. Total area included in this submission: 105,073.74 sq ft or 2.4121 Ac.
5. Total number of lots: 13.
6. Any damage to county owned right-of-ways shall be corrected at the Developer's expense.
7. Maximum lot coverage: 5.40%.
8. Reference plans: S-88-35, P-88-83 and F-88-103.
9. The Contractor or Developer shall contact the Construction Inspector Survey Division, 24 hours in advance of commencement of work at 792-3630.
10. The existing topography shown was taken from road construction plans prepared by Tracy, Shulte and Associates, Inc., F-89-103.
11. Improvements to property: Single Family Density Units.
12. Stormwater Management provided under Kings Woods 1/2 F-87-207.
13. For flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and the road right-of-way line only and not onto the flag or pipestem lot driveway.

The wetland buffer indicated on this SDP does not affect the initial construction of a residential unit on a lot. It does prohibit subsequent clearing, grading or construction in the buffer area. Maintenance of residences, landscaping and utilities is permitted (F-89-103).

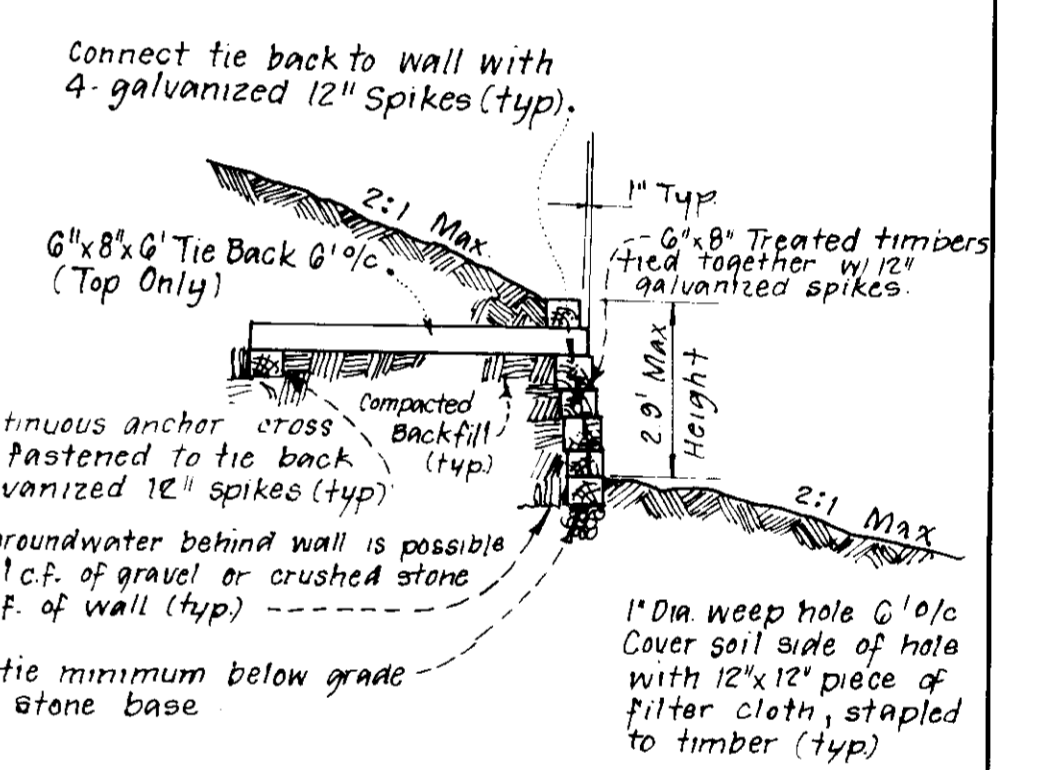


VICINITY MAP Scale 1" = 200'

LEGEND

- Contour Interval: 2 FT
- Existing Contour: ---
- Proposed Contour: - - -
- Spot Elevation: +10%
- Direction of Drainage: --->
- Walk out Basement: [Symbol]

- Note:
1. Timbers shall be either:
 - a) creosote treated railroad ties
 - b) CCA treated landscaping timbers (40/6/c) retention.
 2. Hardware shall be hot dipped galvanized.
 3. Weepholes with or without gravel drain are minimum measure for groundwater. For any substantial amount of groundwater, a drain system should be designed and utilized.
 4. Design shall be verified for site specific soil condition by a professional Geotechnical Engineer.



RETAINING WALL DETAIL

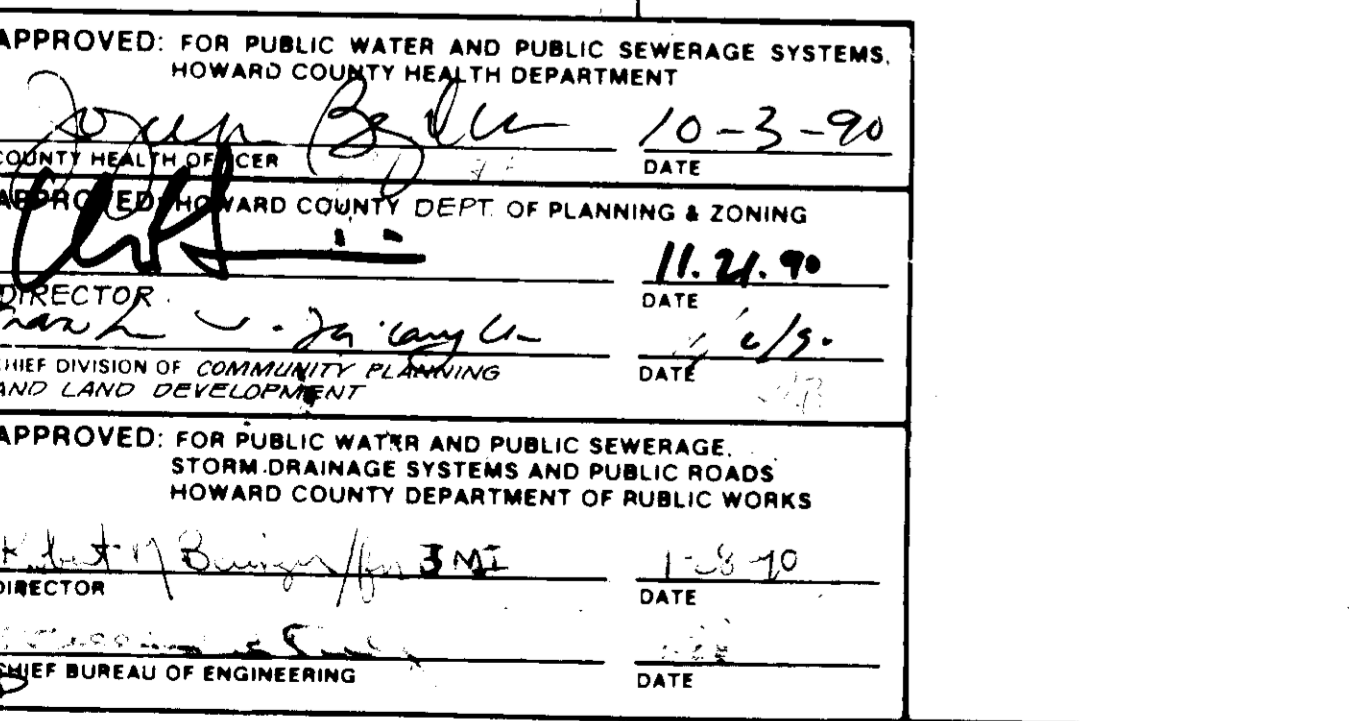
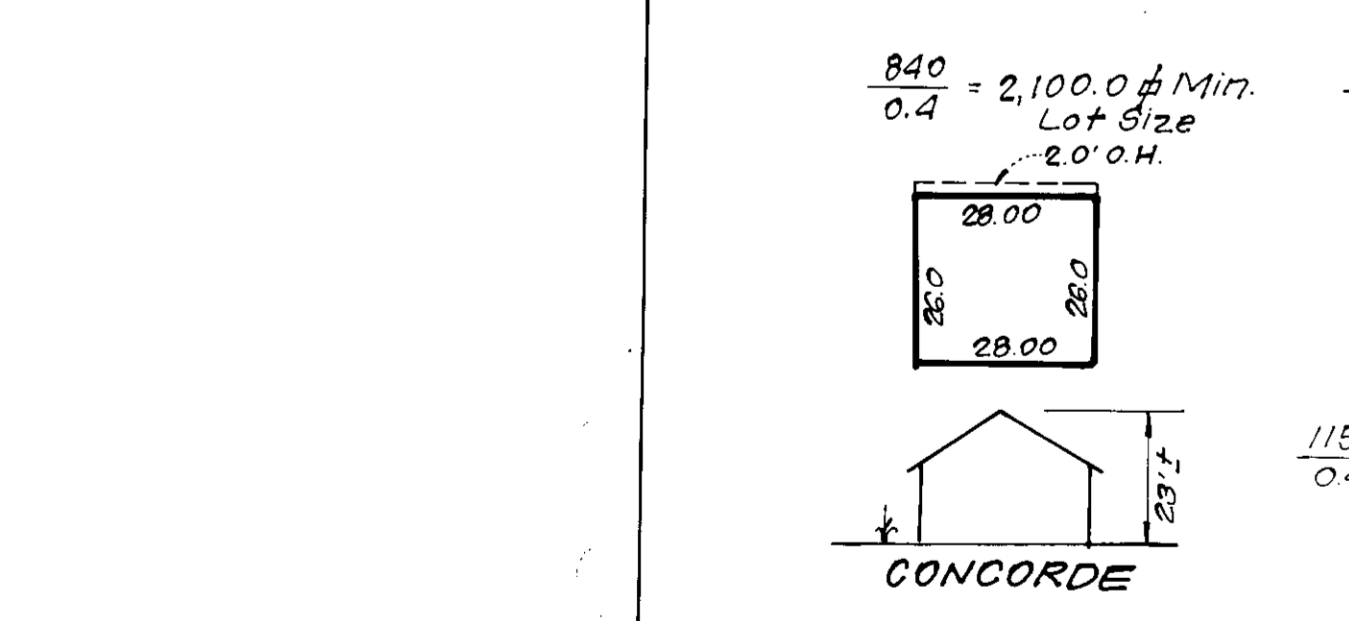
LOT #	ADDRESS	CHART
42	9334	STREET ADDRESS
43	9300	KINGS GRANT ROAD
44	9304	KNIGHTS COURT
45	9308	
46	9312	
47	9316	
48	9320	
49	9324	
50	9328	
51	9332	
52	9336	
53	9340	
54	9344	

OWNER/DEVELOPER: Security Development Corp. P.O. Box 417 Ellicott City, MD. 21043	Subdivision Name KINGS WOODS	Section Area 1/2	Lot# 42-54
Plat No 9183, 9184	Block No 15	Zone R3C	Tax Map No 47
Water Code C 03	Sewer Code 7270000		

CLARK • FINEFROCK & SACKETT, INC.
ENGINEERS • PLANNERS • SURVEYORS
7135 MINISTREL WAY • COLUMBIA, MD 21045 • (410) 381-7511 • BAL TEL • (410) 381-7511

DESIGNED VHL	SITE DEVELOPMENT PLAN LOTS 42 thru 54 KINGS WOODS SECTION 1 AREA 2 6TH ELECTION DISTRICT HOWARD COUNTY MARYLAND FOR: THE RYLAND GROUP, INC. 7130 Ministrel Way, Suite 215 Columbia, Maryland 21045	SCALE 1" = 30'
DRAWN BAL		DRAWING 1 OF 3
CHECKED JME		JOB NO 89-100
DATE July 1990		FILE NO 89-100 X

No	REVISIONS	Date
4	Rev. hse. & grd. lot 53, Add hse. typical	6-2-92
3	Rev. hse. and grade, lot 43	1-3-92
2	Rev. hse. and grade lot 54	8-18-91
1	Rev. hse. and grade lot 52	6-20-91



APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT
COUNTY HEALTH OFFICER: *[Signature]* 10-3-90
DATE

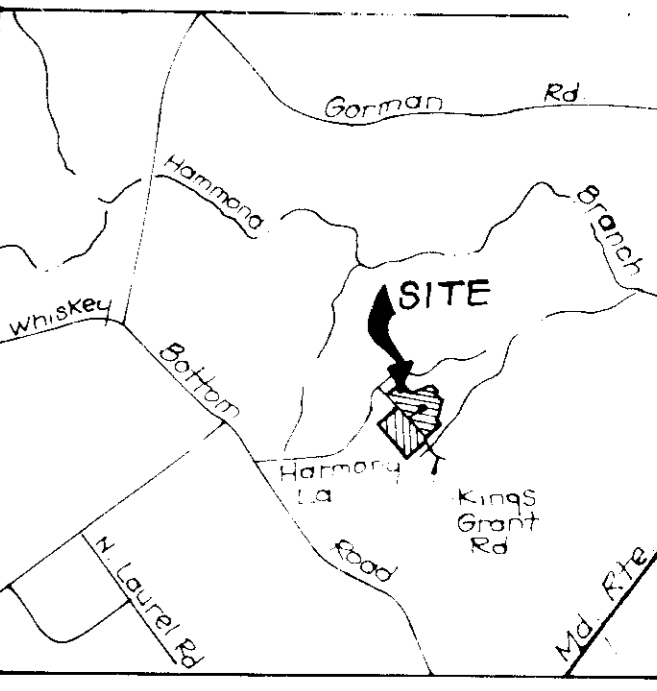
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING
DIRECTOR: *[Signature]* 11-21-90
DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR: *[Signature]* 1-9-90
DATE

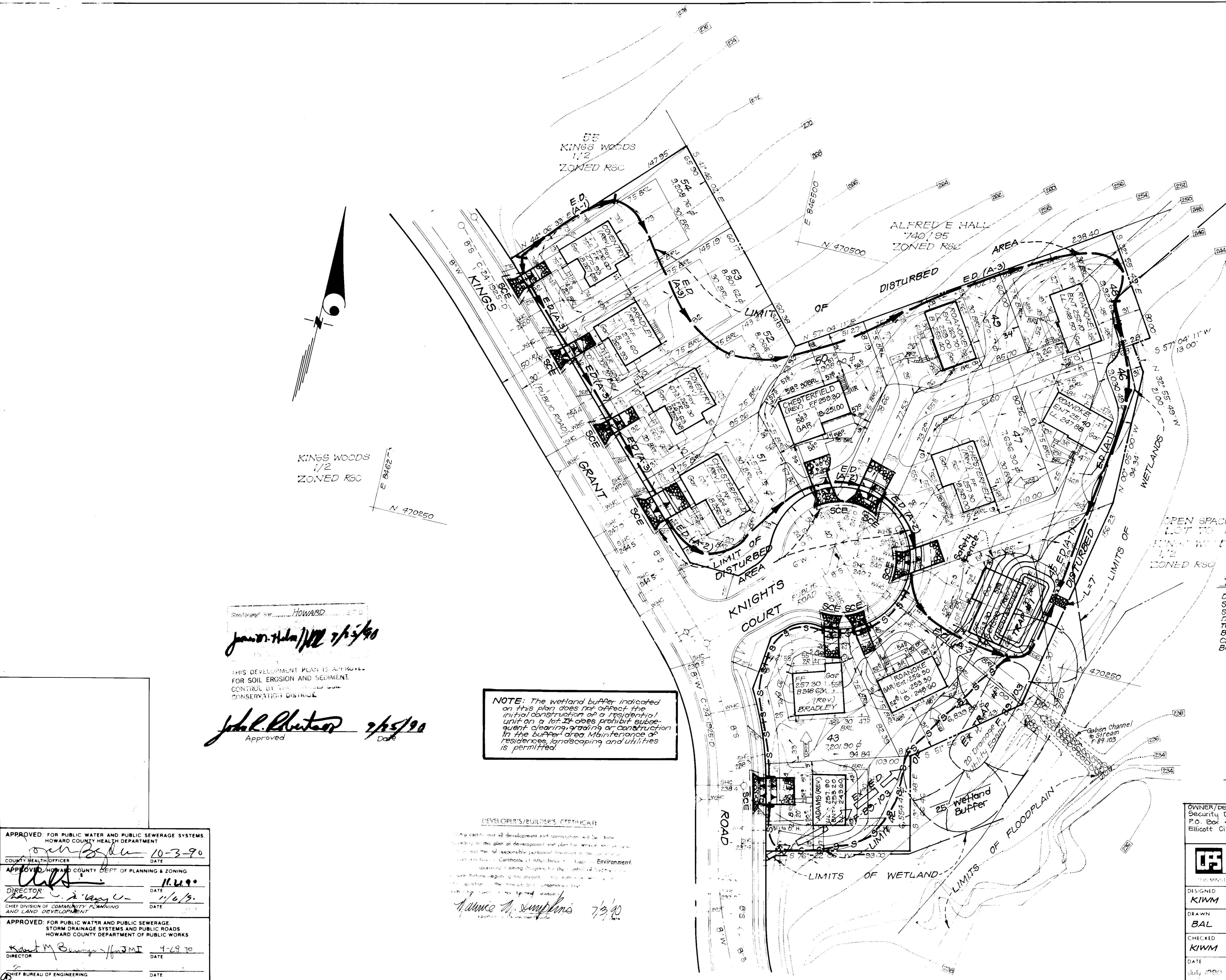
CHIEF BUREAU OF ENGINEERING

CHIEF BUREAU OF ENGINEERING

CHIEF BUREAU OF ENGINEERING

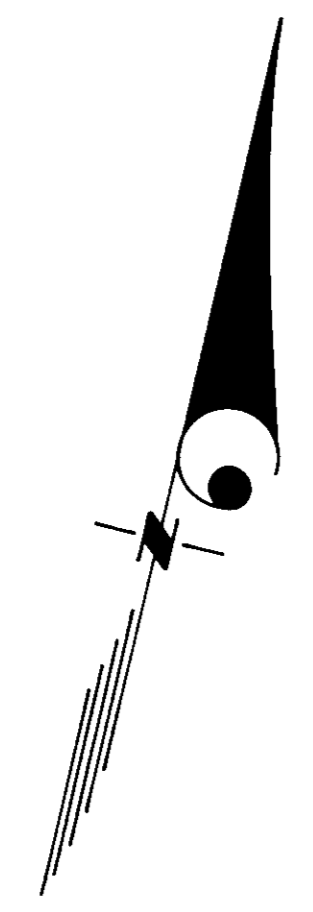


VICINITY MAP
Scale 1" = 200'



LEGEND

- Contour Interval 2 FT
- Existing Contour (dashed line)
- Proposed Contour (solid line)
- Spot Elevation (number)
- Direction of Drainage (arrow)
- Walk out Basement (dashed line)
- Earth Dike (E.D. (A-1) with arrow)
- Silt Fence (S-S-S)
- Stabilized Construction Entrance (arrow with SCE)



Howard
James H. Adams 7/3/90

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

John L. Robertson 7/25/90
Approved Date

NOTE: The wetland buffer indicated on this plan does not affect the initial construction of a residential unit on a lot. It does prohibit subsequent clearing, grading or construction in the buffer area. Maintenance of residences, landscaping and utilities is permitted.

DEVELOPER'S/BUILDER'S CERTIFICATE

I, the undersigned, certify that all development and construction will be done in accordance with the plan of development and approval...
Maurice A. Sumpkins 7/3/90

TRAP No. 1 SOST ST V

Drainage Area 1.8 Ac.
Storage Required 3420 cf
Storage Provided 3300 cf
Depth 3'
Top of Stone Weir 243.0
Bottom Elev. 239.0
Clean out Elev. 240.5
Bottom Elev. 16' x 44'
L=7'
2:1 Side Slopes

7-3-90
G. Nelson

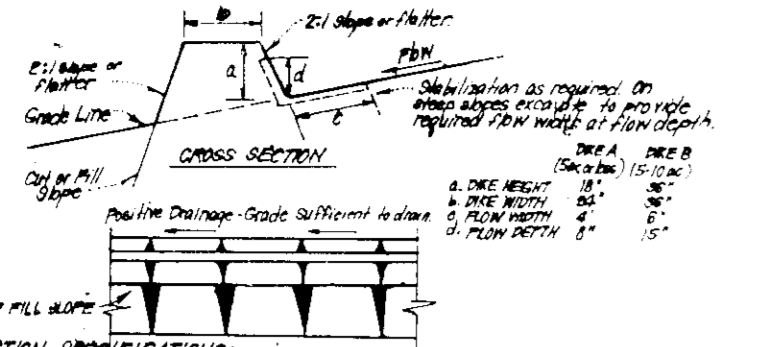
APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS HOWARD COUNTY HEALTH DEPARTMENT	10-3-90
COUNTY HEALTH OFFICER	DATE
APPROVED HOWARD COUNTY DEPT. OF PLANNING & ZONING	11.4.90
DIRECTOR	DATE
CHIEF DIVISION OF COMMUNITY PLANNING AND LAND DEVELOPMENT	11/6/90
APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS	1-29-90
DIRECTOR	DATE
CHIEF BUREAU OF ENGINEERING	DATE

OWNER/DEVELOPER:
Security Developer Corp.
P.O. Box 417
Ellicott City, MD. 21043

CLARK • FINEFROCK & SACKETT, INC.
ENGINEERS • PLANNERS • SURVEYORS

DESIGNED KIWM	SEDIMENT & EROSION CONTROL PLAN LOTS 42 thru 54 KINGS WOODS SECTION 1 AREA 2 6TH ELECTION DISTRICT HOWARD COUNTY MARYLAND	SCALE 1" = 30'
DRAWN BAL		DRAWING 2 OF 3
CHECKED KIWM		JOB NO. 89-100
DATE July 1990	FOR: THE RYLAND GROUP, INC. 7300 Minniford Way, Suite 215 Columbia, Maryland 21046	FILE NO. 89-100-36

SDP 91-04

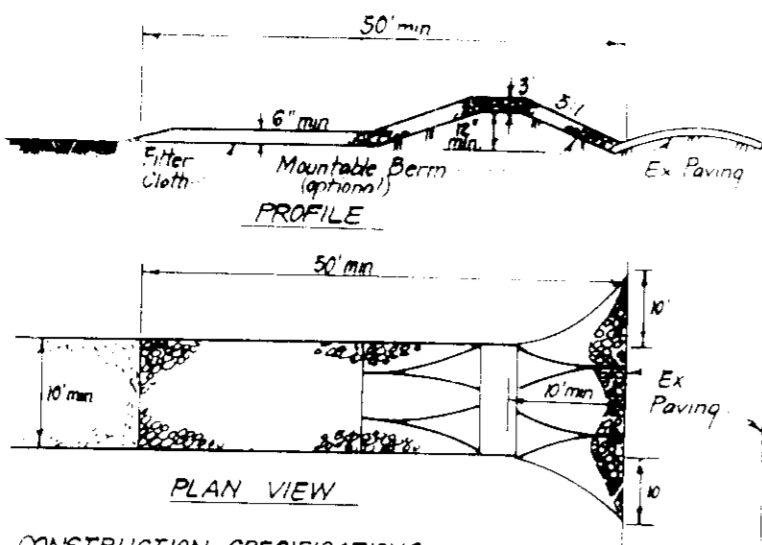


CONSTRUCTION SPECIFICATIONS:

- Stone size: Use 2" stone or rounded or crushed concrete equivalent.
- Length: As required, but not less than 50 feet. Except on a single residential lot where a 30 foot maximum length would apply.
- Thickness: Not less than six (6) inches.
- Width: Ten (10) feet minimum, but not less than the full width at points where slopes or curves occur.
- 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.
- Surface Water: All surface water flowing or diverted toward construction entrances shall be stopped across the entrance. If topography is such that a mound will be required, it shall be constructed of compacted earth or stone. A mound shall be at least 12 inches high and 12 inches wide at the top. A 2" stone shall be placed on top of the mound. A 2" stone shall be placed on top of the mound. A 2" stone shall be placed on top of the mound.
- Approved equivalent can be substituted for any of the above materials.
- Periodic inspection and needed maintenance shall be provided after each rain.

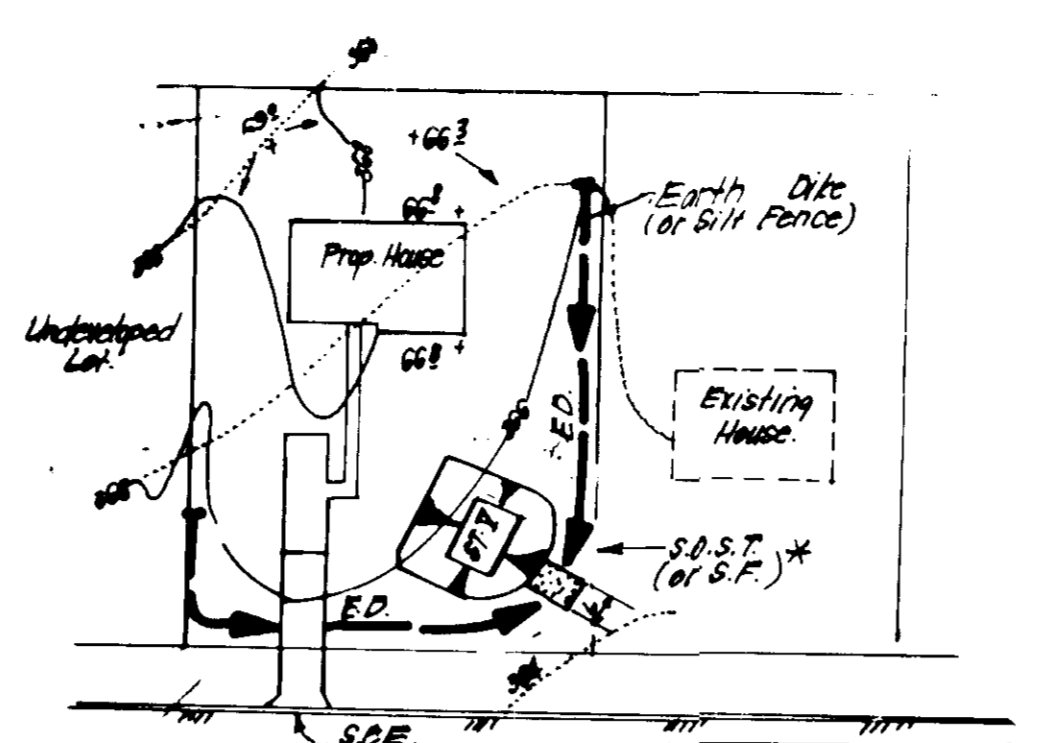
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- Approved equivalent can be substituted for any of the above materials.
- Periodic inspection and needed maintenance shall be provided after each rain.



*** 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.**

CONSTRUCTION SPECIFICATIONS:

- Area under embankment shall be cleared, grubbed and stripped of any vegetation and root mat. The area shall be compacted.
- The filter cloth shall be placed over the entire area prior to placing of stone. Filter will not be required on a single family residence lot.
- Surface Water: All surface water flowing or diverted toward construction entrances shall be stopped across the entrance. If topography is such that a mound will be required, it shall be constructed of compacted earth or stone. A mound shall be at least 12 inches high and 12 inches wide at the top. A 2" stone shall be placed on top of the mound. A 2" stone shall be placed on top of the mound.
- Approved equivalent can be substituted for any of the above materials.
- Periodic inspection and needed maintenance shall be provided after each rain.

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, 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 (1.7 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 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 348 gallons per acre (8 gal/1000 sq ft) for anchoring.

Inspection: - Inspect all seeded areas and make needed repairs, replacements 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, 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 2 1/2 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 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 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.

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

7) Site Analysis:

Total Area of Site	2.41 Acres
Area Disturbed	2.2 Acres
Area to be roofed or paved	0.70 Acres
Area to be vegetatively stabilized	1.5 Acres
Total Cut	1682 Cu. yds
Total Fill	3917 Cu. yds
Offsite waste/borrow area location	undetermined

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

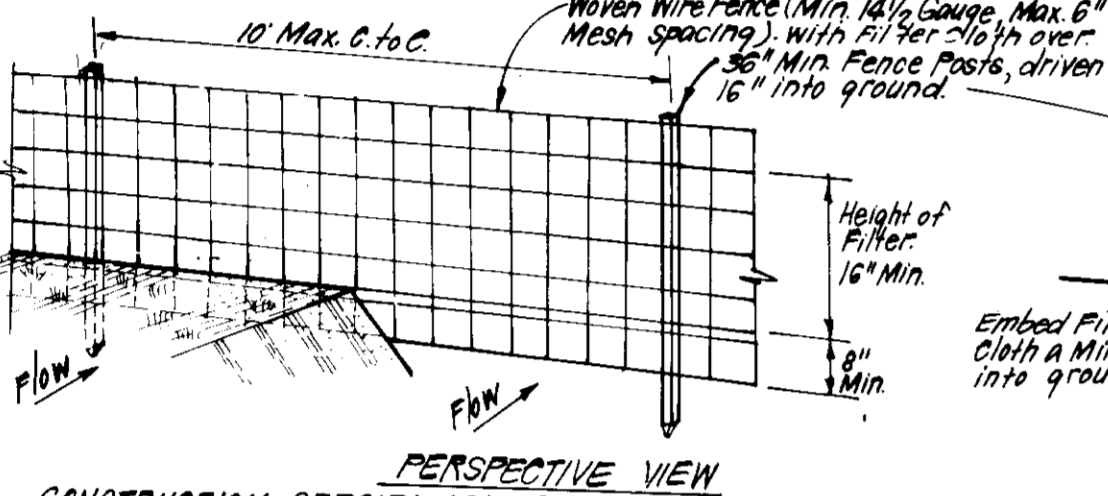
9) Additional sediment control must be provided, if deemed necessary by the Howard County DPW sediment control inspector.

10) On all sites with disturbed areas in excess of 2 acres, 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-Built" basis, at random, Single Lot Sediment Control as shown below shall be implemented.

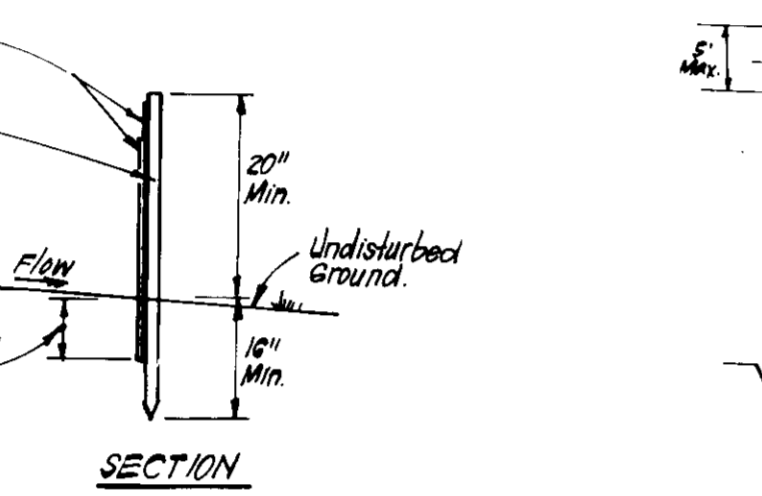
12) All pipes to be blocked at the end of each day (see detail below).

13) The total amount of straw bale dikes/silt fence equals 450 L.F.



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 fence posts with wire 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 bulges develop in silt fence.



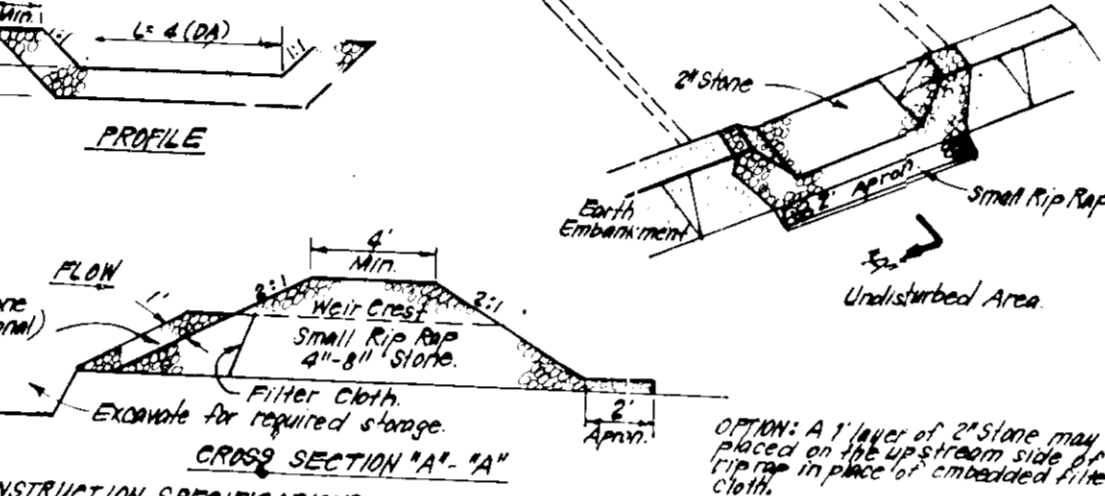
POSTS: Steel, either T or U Type or 2" Hardwood

FENCE: Woven Wire, 14 1/2 Gauge

MAX. MESH OPENING: 6"

FILTER CLOTH: Filter Cloth, Miraflex 100X, Slablinks, T140N or Approved equal

PREFABRICATED UNIT: Geo-Fab, Envirofence, or Approved equal



CONSTRUCTION SPECIFICATIONS:

1. Area under embankment shall be cleared, grubbed and stripped of any vegetation and root mat. The area shall be compacted.
2. The filter cloth shall be placed over the entire area prior to placing of stone. Filter will not be required on a single family residence lot.
3. Surface Water: All surface water flowing or diverted toward construction entrances shall be stopped across the entrance. If topography is such that a mound will be required, it shall be constructed of compacted earth or stone. A mound shall be at least 12 inches high and 12 inches wide at the top. A 2" stone shall be placed on top of the mound. A 2" stone shall be placed on top of the mound.
4. Approved equivalent can be substituted for any of the above materials.
5. Periodic inspection and needed maintenance shall be provided after each rain.

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

[Signature] 10-3-90

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING

[Signature] 11-22-90

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

[Signature] 9-28-90

Reviewed for HOWARD COUNTY S.C.D. and meet Technical Requirements

[Signature] 9/23/90

U.S. Soil Conservation Service

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

[Signature] 9/25/90

DEVELOPER'S CERTIFICATION

I hereby certify that the information provided in this plan is true and correct to the best of my knowledge and belief.

[Signature] 7/3/90

CONSTRUCTION SEQUENCE:	No. of Days
A. Obtain Grading Permit and Install Sediment and Erosion Control Devices and Stabilize	7
* B. Excavate for foundations and Rough Grade & temporarily stabilize.	14
C. Construct Structures, Sidewalks and Driveways.	60
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.	7

* Delay construction of house on lot 45 until trap No. 1 is removed.

ENGINEER'S CERTIFICATE

I hereby certify that the information provided in this plan is true and correct to the best of my knowledge and belief.

[Signature] 7-3-90

OWNER/DEVELOPER: Security Development Corp. P.O. Box 417, Ellicott City, MD. 21043

CLARK • FINEFROCK & SACKETT, INC. ENGINEERS • PLANNERS • SURVEYORS

7135 MINSTREL WAY • COLUMBIA MD 21045 • (410) 381-7200 • BALTO • (301) 677-7000

DESIGNED	KIWM	SCALE	3 of 3
DRAWN	BAL	JOB NO.	89-100
CHECKED	KIWM	FILE NO.	89-100
DATE	July 1990		

FOR: THE RYLAND GROUP, INC. 7130 Minstrel Way Suite 215 Columbia Maryland 21045

S.D.P. 91-04