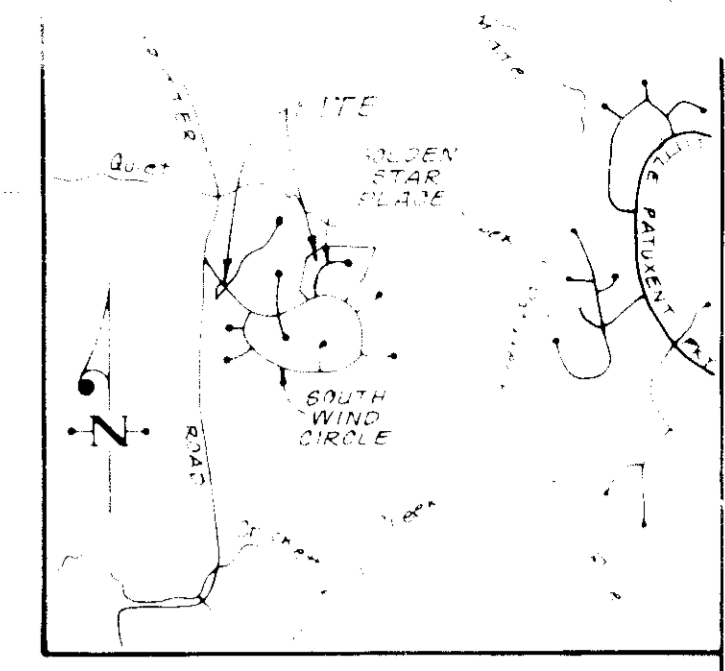


Rev. grd. due to Manhole I-40 being converted to an inlet  
Date 10/20/92

COLUMBIA VILLAGE OF RIVER HILL SECTION I AREA 3 PHASE I PLAT # 999 ZONED NEW TOWN

**LEGEND**  
 Contour Interval 2 Ft  
 Existing Contour 360  
 Proposed Contour 360  
 Spot Elevation 1.975  
 Direction of Drainage  
 Ex Trees to be Saved  
 Tree Protection Fence  
 Walk-out Basement



**GENERAL NOTES**

1. Subject property zoned New Town - SFLD per 8.2.25 Comprehensive Zoning Plan
2. The coordinates shown hereon are based upon Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Monuments Nos. 2437002, 2437003, 2737002 and 2637004
3. All roadways are public and existing
4. Total area included in this submission is 5.5 A.
5. Total number of lots: 27
6. Any damage to county owned rights-of-way shall be corrected at the developer's expense
7. Maximum lot coverage is 30%
8. Reference plans S-30-27, PB Case 263, WP-90-133, P-91-03 and FDP Phase 210, F-91-91, F-91-98 & WF 92-18
9. The Contractor or Developer shall contact the Construction Inspection Survey Division, 24 hrs. in advance of commencement of work at 792-2630
10. The existing topography shown was taken from Koda Construction Plans 7-91-91
11. A 10' Wide Tree Maintenance Easement along all road frontages
12. Improvements shown within the rights-of-way on this SDP are not to be used for construction for construction see approved plans Cont. # 34-3090-D
13. Improvements to property, Single Family Detached
14. All work shall be performed in accordance with Howard County Standards and Specifications and details for construction
15. For driveway entrance details refer to Howard County Design Manual Volume III Std. Details R-6 A3, A5
16. Stormwater Management provided for under F-91-91

**SPECIAL NOTE**

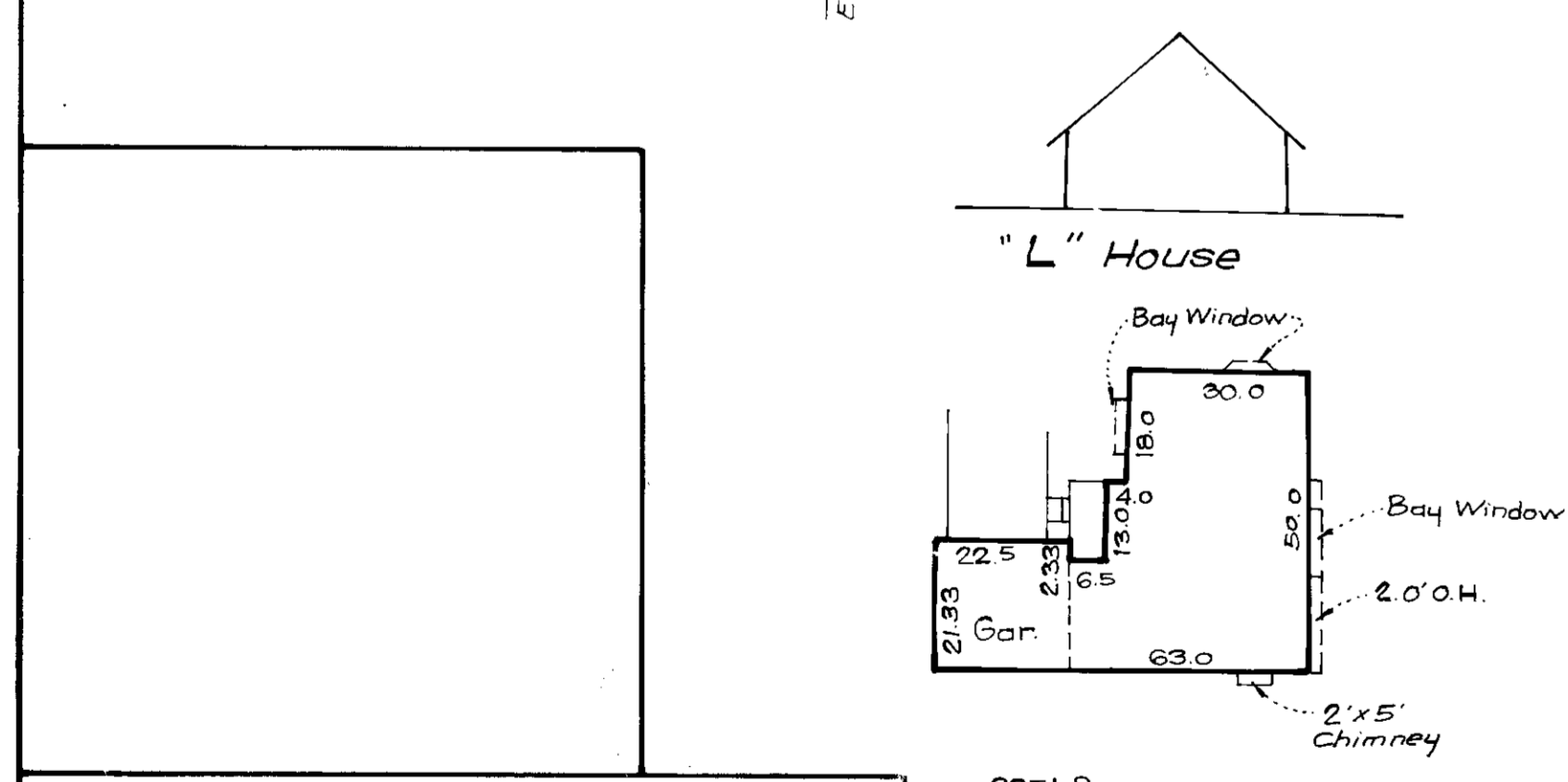
1. Improvements shown within the rights-of-way on this SDP are not to be used for construction. See approved road construction plans F-91-91 and/or approved water and sewer plans Cont. # 34-3090-D
2. No grading or construction is permitted within the 25 foot wetlands buffer or 75 foot stream buffer. The developer/builder may grade lots 37 through 41 with up to a 25 foot encroachment into the required 75 foot streambank buffer per 2010 special ordinance 1991. Removal of trees shall be minimized by landscaping the affected areas.

| ADDRESS CHART |                        |
|---------------|------------------------|
| LOT No        | STREET ADDRESS         |
| 31            | 6905 Golden Star Place |
| 32            | 6909                   |
| 33            | 6913                   |
| 34            | 6917                   |
| 35            | 6921                   |
| 36            | 6925                   |
| 37            | 6929                   |
| 38            | 6933                   |
| 39            | 6937                   |
| 40            | 6941                   |
| 41            | 6945                   |
| 42            | 6949                   |
| 43            | 6953                   |
| 44            | 6957                   |
| 45            | 6961                   |
| 46            | 6965                   |
| 47            | 6969                   |
| 48            | 6973                   |
| 49            | 6977                   |
| 50            | 6981                   |
| 51            | 6985                   |
| 106           | 6400                   |

|  |  |                             |                                      |
|--|--|-----------------------------|--------------------------------------|
| <b>OWNER/DEVELOPER</b><br>HOWARD RESEARCH AND DEVELOPMENT CORP.<br>10275 Little Patuxent Pkwy<br>Columbia, MD, 21044 | <b>SUBDIVISION NAME</b><br>VILLAGE OF RIVER HILL | <b>SECT./AREA</b><br>1/3    | <b>LOTS</b><br>31, 54, 106, 141, 145 |
| <b>PLAT No</b><br>9992   | <b>PLAT No.</b><br>C-3, B                        | <b>ZONE</b><br>NT           | <b>TAX MAP No.</b><br>35             |
| <b>WATER CODE</b><br>104   | <b>SEWER CODE</b><br>610000                      | <b>FILE No.</b><br>91-056 X |                                      |

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

|                           |  |                             |
|---------------------------|--|-----------------------------|
| <b>DESIGNED</b><br>JME    | <b>SITE DEVELOPMENT PLAN</b><br>LOTS 31 THRU 54, 106, 144 & 145                    | <b>SCALE</b><br>1" = 30'    |
| <b>DRAWN</b><br>LAI       | <b>COLUMBIA</b><br>VILLAGE OF RIVER HILL   | <b>DRAWING</b><br>10F5      |
| <b>CHECKED</b><br>JME     | <b>SECTION I AREA 3 PHASE I</b><br>5th ELECTION DISTRICT<br>HOWARD COUNTY MARYLAND | <b>JOB No.</b><br>91-266    |
| <b>DATE</b><br>July, 1991 | <b>FOR COLUMBIA BUILDERS</b><br>PO Box 990<br>Columbia, Maryland 21044             | <b>FILE No.</b><br>91-056 X |



$\frac{2351.8}{0.3} = 7,839.33 \#$  Min Lot Size

**APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS**  
HOWARD COUNTY HEALTH DEPARTMENT  
COUNTY HEALTH OFFICER: [Signature] DATE: 11-28-91

**APPROVED HOWARD COUNTY DEPT. OF PLANNING & ZONING**  
[Signature] DATE: 11/18/91  
[Signature] DATE: 11/13/91

**APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE STORM DRAINAGE SYSTEMS AND PUBLIC ROADS**  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
DIRECTOR: [Signature] DATE: 10/23/91  
[Signature] DATE: 10-23-91

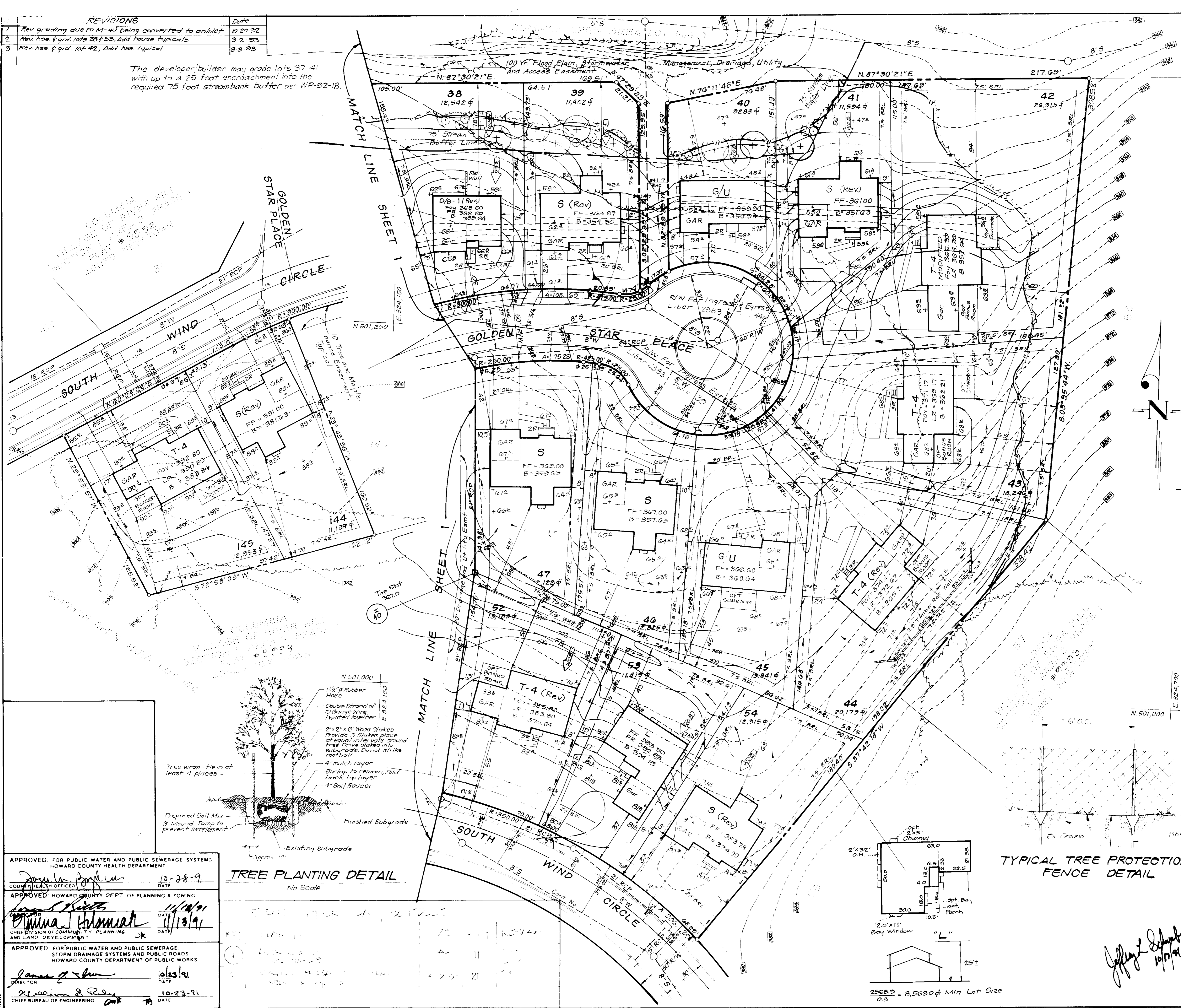
**REVISIONS**

| No | Rev. desc.                            | Date     |
|----|---------------------------------------|----------|
| 3  | Rev. hse. f. g. rd. Lot 48            | 11-10-94 |
| 2  | Rev. hse. f. g. rd., Lots 32 & 36     | 10-2-92  |
| 1  | Rev. hse. f. g. rd., Add hse. typical | 8-10-92  |

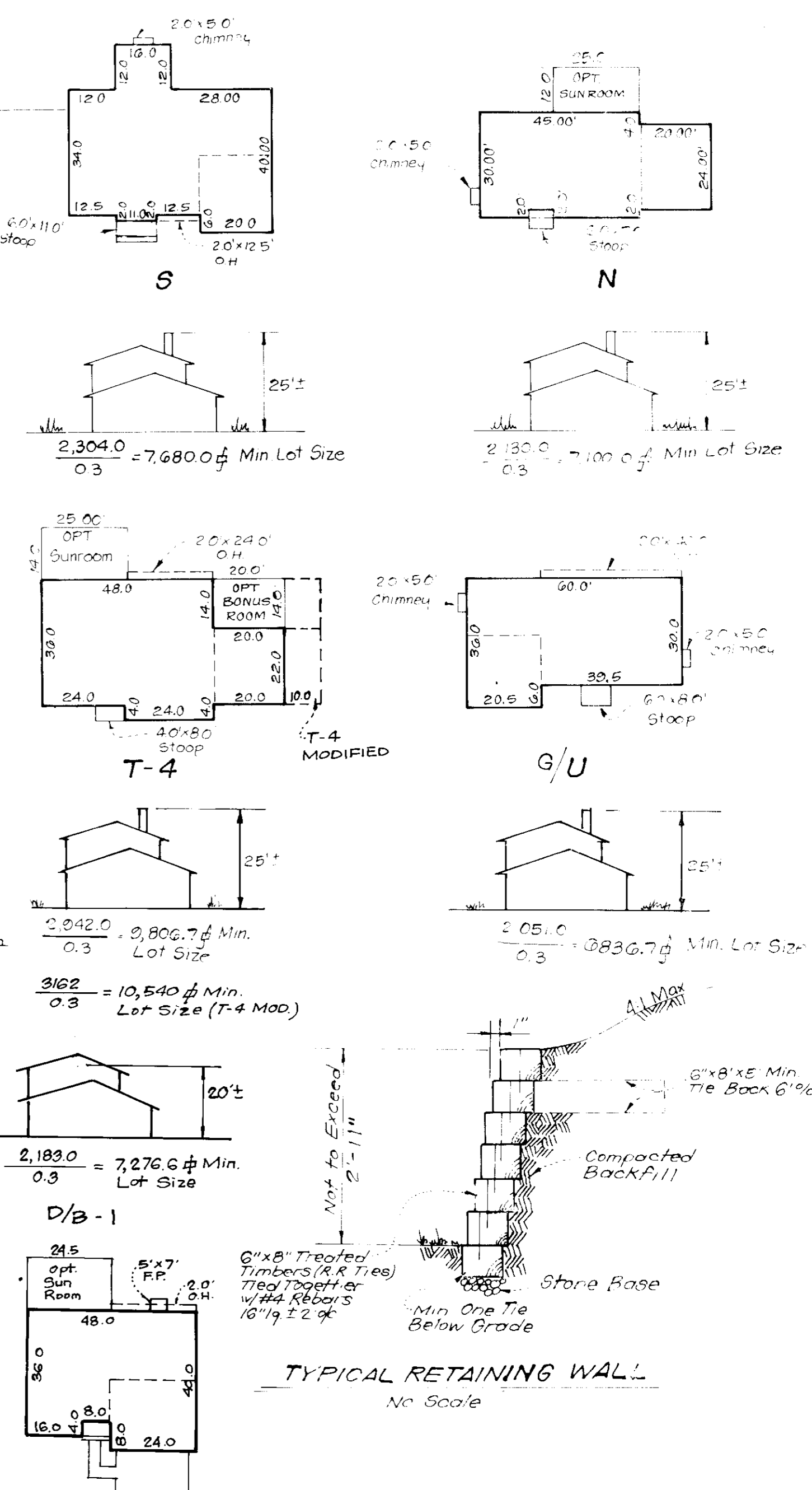
1324

| REVISIONS   | Date     |
|---|----------|
| 1 Rev grading due to M-40 being converted to an inlet | 10-20-92 |
| 2 Rev hse f yrd lots 38-53, Add house typicals        | 3-2-93   |
| 3 Rev hse f yrd lot 42, Add hse typicals              | 8-3-93   |

The developer/builder may grade lots 37-41 with up to a 25 foot encroachment into the required 75 foot streambank buffer per WP-92-18.



TYPICAL HOUSES



TYPICAL RETAINING WALL



| ADDRESS CHART |                        |
|---------------|------------------------|
| LOT No.       | STREET ADDRESS         |
| 38            | 3833 Golden Star Place |
| 39            | 3837 " "               |
| 40            | 6341 " "               |
| 41            | 6342 " "               |
| 42            | 6338 " "               |
| 43            | 6334 " "               |
| 44            | 6330 " "               |
| 45            | 6326 " "               |
| 46            | 6322 " "               |
| 47            | 6318 " "               |
| 52            | 6455 South Wind Circle |
| 53            | 6459 " "               |
| 54            | 6463 " "               |
| 144           | 6444 " "               |
| 145           | 6438 " "               |

|                       |            |              |
|-----------------------|------------|--------------|
| SUBDIVISION NAME      | SECT AREA  | LOTS 144-145 |
| VILLAGE OF RIVER HILL | 1/3        | 31-54, 106   |
| PLAT No.              | ALOC No.   | ZONE         |
| 0002                  | 2,3,8      | NT           |
| TAX MAP No.           | PREC DIST  | CENSTR       |
| 6055                  | 5th        | 6055         |
| WATER CODE            | SEWER CODE |              |
| 104                   | 6000000    |              |

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS:  
HOWARD COUNTY HEALTH DEPARTMENT  
DATE: 10-28-91

APPROVED HOWARD COUNTY DEPT OF PLANNING & ZONING  
DATE: 11/19/91

APPROVED FOR PUBLIC WATER AND PUBLIC SEWERAGE  
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS  
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS  
DATE: 10/23/91

TREE PLANTING DETAIL



TYPICAL TREE PROTECTION FENCE DETAIL



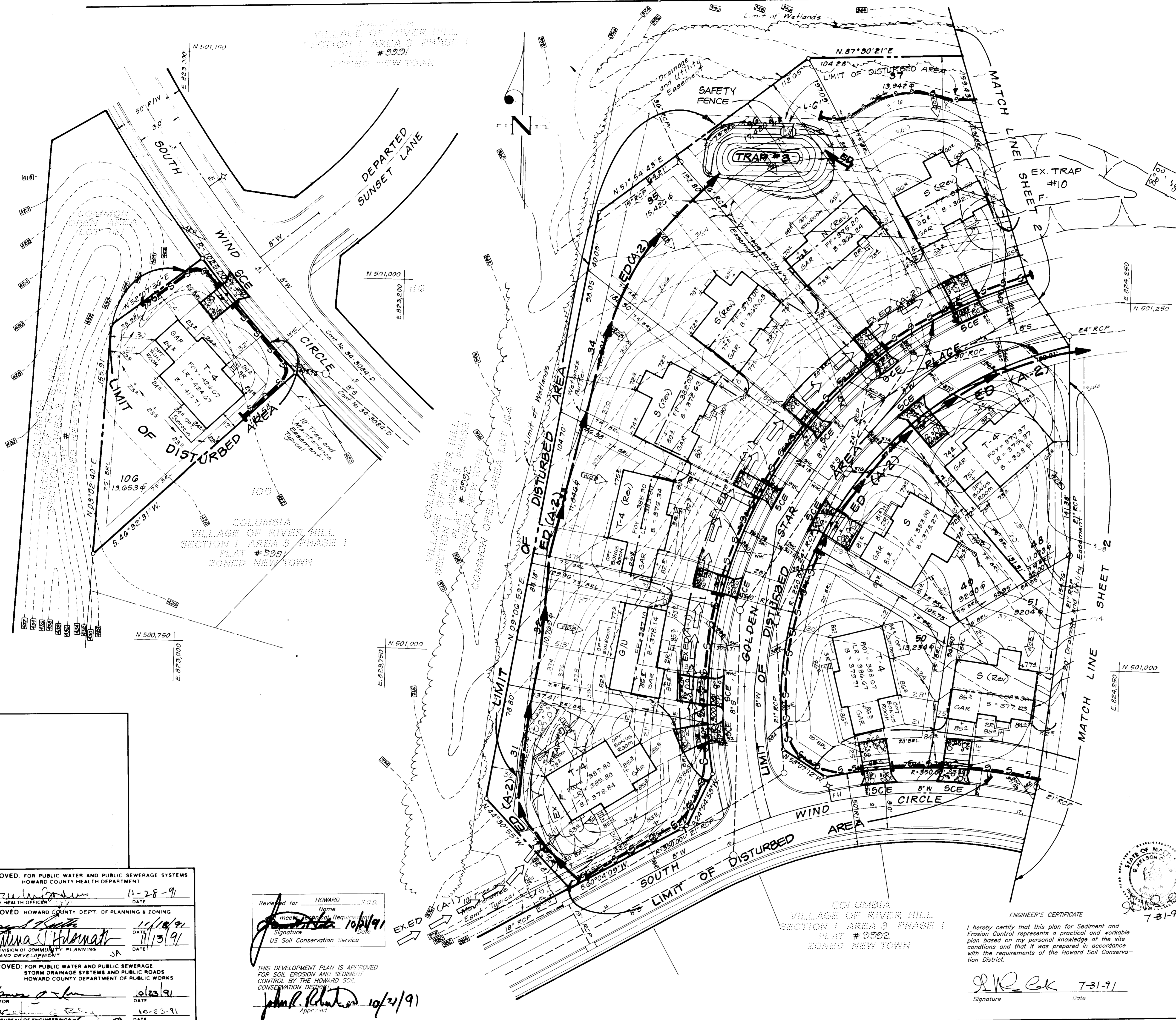
**CLARK • FINEPROCK & SACKETT, INC.**  
ENGINEERS • PLANNERS • SURVEYORS

DESIGNED: JME  
DRAWN: LAI  
CHECKED: JME  
DATE: July, 1991

**SITE DEVELOPMENT PLAN**  
LOTS 31 THRU 54, 106, 144 & 145  
**COLUMBIA**  
VILLAGE OF RIVER HILL, PHASE I  
SECTION 1 AREA 3  
4th ELECTION DISTRICT  
HOWARD COUNTY, MARYLAND

SCALE: 1" = 30'  
DRAWING: 2 OF 2  
JOB NO: 91-056  
FILE NO: 91-056 X

FOR COLUMBIA BUILDERS  
P.O. Box 990  
Columbia, Maryland 21044



**LEGEND**

- Contour Interval 2 Ft.
- Existing Contour
- Proposed Contour
- Spot Elevation
- Direction of Drainage
- Ex Trees to be Saved
- Walk-Out Basement
- Stabilized Construction Entrance
- Earth Dike
- Silt Fence
- Existing Earth Dike
- Proposed Drainage Divide
- Existing Drainage Divide

**VICINITY MAP**  
SCALE 1" = 2000'

**TRAP NO. 3 (S.O.S.T.) ST-V**

|                   |          |
|-------------------|----------|
| Drainage Area     | 1.4 Ac.  |
| Storage Required  | 2520 cf  |
| Storage Provided  | 2600 cf  |
| Weir Crest El     | 356.0    |
| Cleanout El       | 353.0    |
| Bottom El         | 351.0    |
| Depth             | 4'       |
| Bottom Dimensions | 46' x 7' |
| Side Slope        | 2:1      |
| Weir Length       | L=6'     |
| Top Embankment    | 357.0    |

**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 sediment and erosion control and that all responsible personnel 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. I also authorize periodic on-site inspection by the Howard Soil Conservation District or their authorized agents, as are deemed necessary."

*Blaine Crawford* 7/30/91  
signature Date



**ENGINEER'S CERTIFICATE**

I hereby certify that this plan for Sediment and Erosion 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.

*John R. Eck* 7-31-91  
Signature Date

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

*[Signature]* 11-28-91  
DATE

**APPROVED HOWARD COUNTY DEPT. OF PLANNING & ZONING**

*[Signature]* 11/12/91  
DATE

*[Signature]* 11/13/91  
DATE

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

*[Signature]* 10/23/91  
DATE

*[Signature]* 10-23-91  
DATE

Reviewed for HOWARD COUNTY S.O.S.T. Name: *[Signature]* Date: 10/21/91  
Signature Date  
US Soil Conservation Service

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

*[Signature]* 10/21/91  
Signature Date

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

2115 MINNIE L. WAY • COLUMBIA, MD. 21044 • (301) 991-7500 • BALTIMORE • (410) 421-1100 • WASHINGTON, D.C. • (202) 462-1100

**DESIGNED DGT** **SCALE 1" = 30'**

**DRAWN LAI** **3 OF 5**

**CHECKED VLP** **JOB NO. 91-056**

**DGT** **FILE NO. 91-056 SE**

**DATE FOR: COLUMBIA BUILDERS**  
July, 1991 P.O. Box 999  
Columbia, Maryland 21044

SDP-92-17