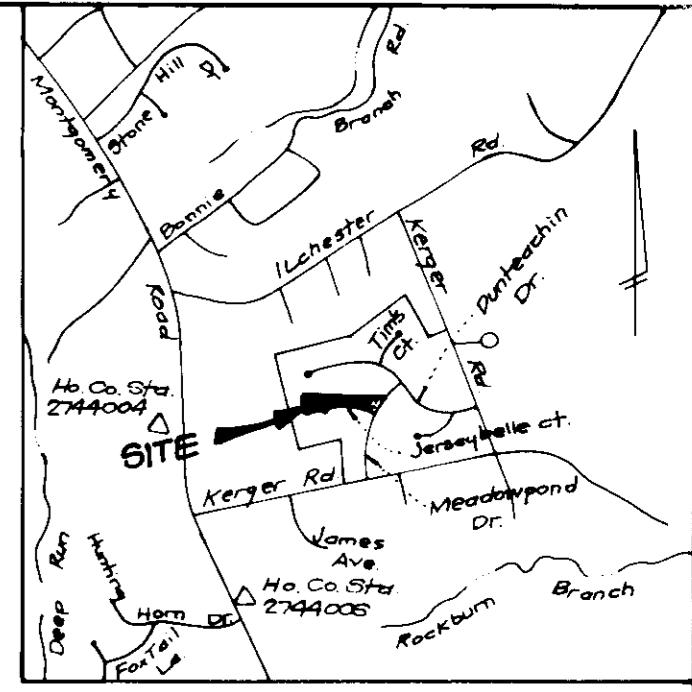


N ^o	REVISIONS	Date
1	Rev. Address for lot 18	2-24-92
2	Rev. hse. f. 9 th lot 20	8-16-94
3	Rev. hse. f. 9 th lot 23, Add hse. typical	5-3-95
4	Rev. hse. f. 9 th lot 18 to reflect As-Built Cond.	6-7-96

LEGEND

- Contour Interval 2 Ft
- Existing Contour
- Proposed Contour
- Spot Elevation
- Direction of Drainage



Ho. Co. Control Station 2744004. Elev. 415.367. 3/4" Rebar. 0.8' below surface 7' W. of Ave. 103 f. 1400' South of Intersection with Lecheater Rd.
 Ho. Co. Control Station 2744006. Elev. 400.537. Conc. Man. 0.4' below surface 8' E. of Route 103 f. 700' S. of Kerper Rd. 18.7' E. off f. Ave. 103.

GENERAL NOTES:

- Subject property is zoned: R-20 per 8-2-85 Comprehensive Zoning Plan.
- The total area included in this submission is: 103,373 sq. ft. or 2.37 Ac.
- The total number of lots included in this submission are: 8
- Improvement to property: Single family detached units.
- The maximum lot coverage permitted is: 30%
- Department of Planning and Zoning reference file numbers are: 9-98-119, F-99-28, F-00-34, F-02-12.
- Utilities shown as existing are taken from approved water and sewer plan Contract # 14-3035-D, approved road construction plans F-90-34, and actual field survey.
- Any damage to county owned rights-of-way shall be corrected at the developer's expense.
- Storm water management is provided per: F-90-34
- All roadways are public and existing.
- The existing topography shown was taken from road construction plans F-90-34, prepared by Dewberry & Davis.
- The coordinates shown herein are based upon the Howard County Geodetic Control which is based upon the Maryland State Plane Coordinate System - Howard County Monument Nos.: 2744004 & 2744006
- The contractor shall notify the Department of Public Works/Bureau of Construction Inspection a (4 to 5) B170 at least five (5) working days prior to the start of work.
- The contractor shall notify "Miss Utility" at 1-800-257-7777 at least 48 hours prior to any excavation work.
- * See Note Below
- For driveway entrance details refer to Ho. Co. Design Manual Volume IV detail R-6.05
- Temporary grading easement to be null and void at such time as the area is stabilized and all sedimentation control devices are removed.
- Temporary grading easement to be null and void at such time as Meadow Pond Drive is extended in a northeasterly manner.
- * 15 The owner/builder shall be advised that all structures located within the fronting building setback shall be in accordance with Section 18 of the zoning Ordinance. Details of the footing, foundation, slope, apron or deck, and/or other project details shall be in accordance with the required front or rear yard building restriction lines.

SPECIAL NOTES:

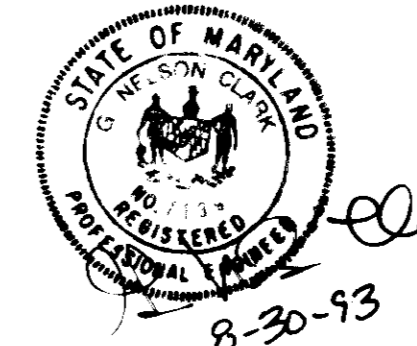
This plan is for house siting and lot grading only. Improvements shown within the rights-of-way on this S.D.P. are not to be used for construction. For construction, see approved Road Construction Plans F-90-34 and/or approved Water and Sewer Plans Contract # 14-3035-D-WS. SMC elevations shown are at the property line.

LOT NO.	STREET ADDRESS
16	5425 Jerseybelle Court
17	5426
18	5422
19	5418
20	5414
21	5410
22	5406
23	5402

SUBDIVISION NAME		SECTION/AREA	LOT No.		
DUNTEACHIN FARM		ONE	16-23		
PLAT NO.	BLOCK NO.	ZONE	TAX MAP NO.	ELEC. DIST.	CONTRACT
9825	21	R-20	31	197	6011.01
WATER CODE		SEWER CODE			
D-03		21550000			

SHEET INDEX

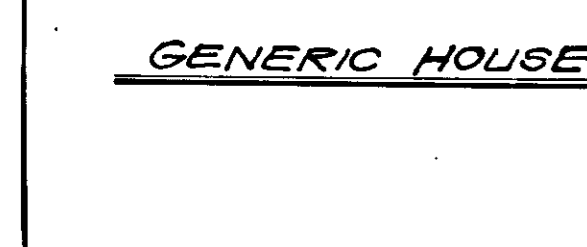
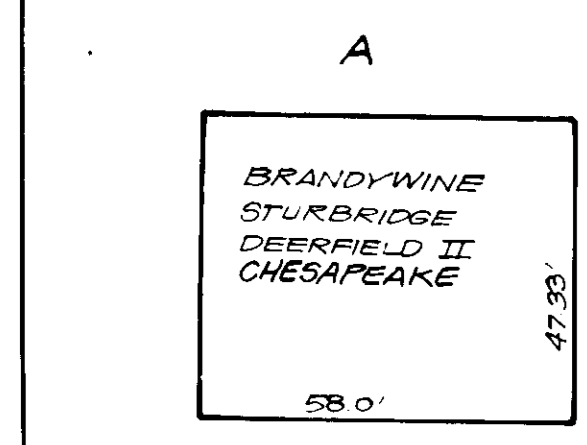
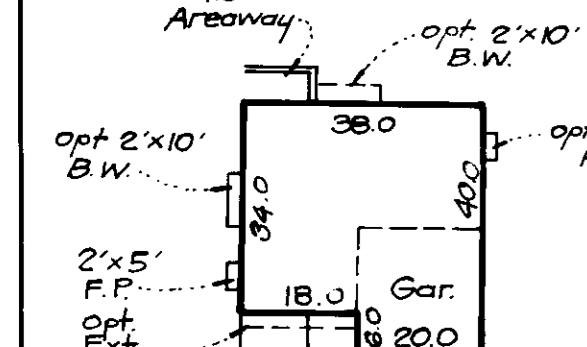
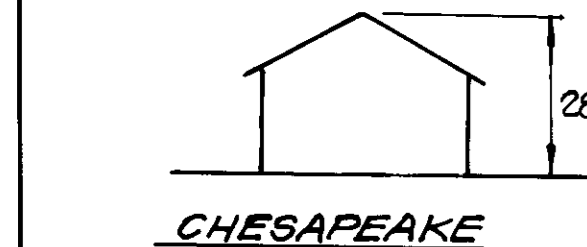
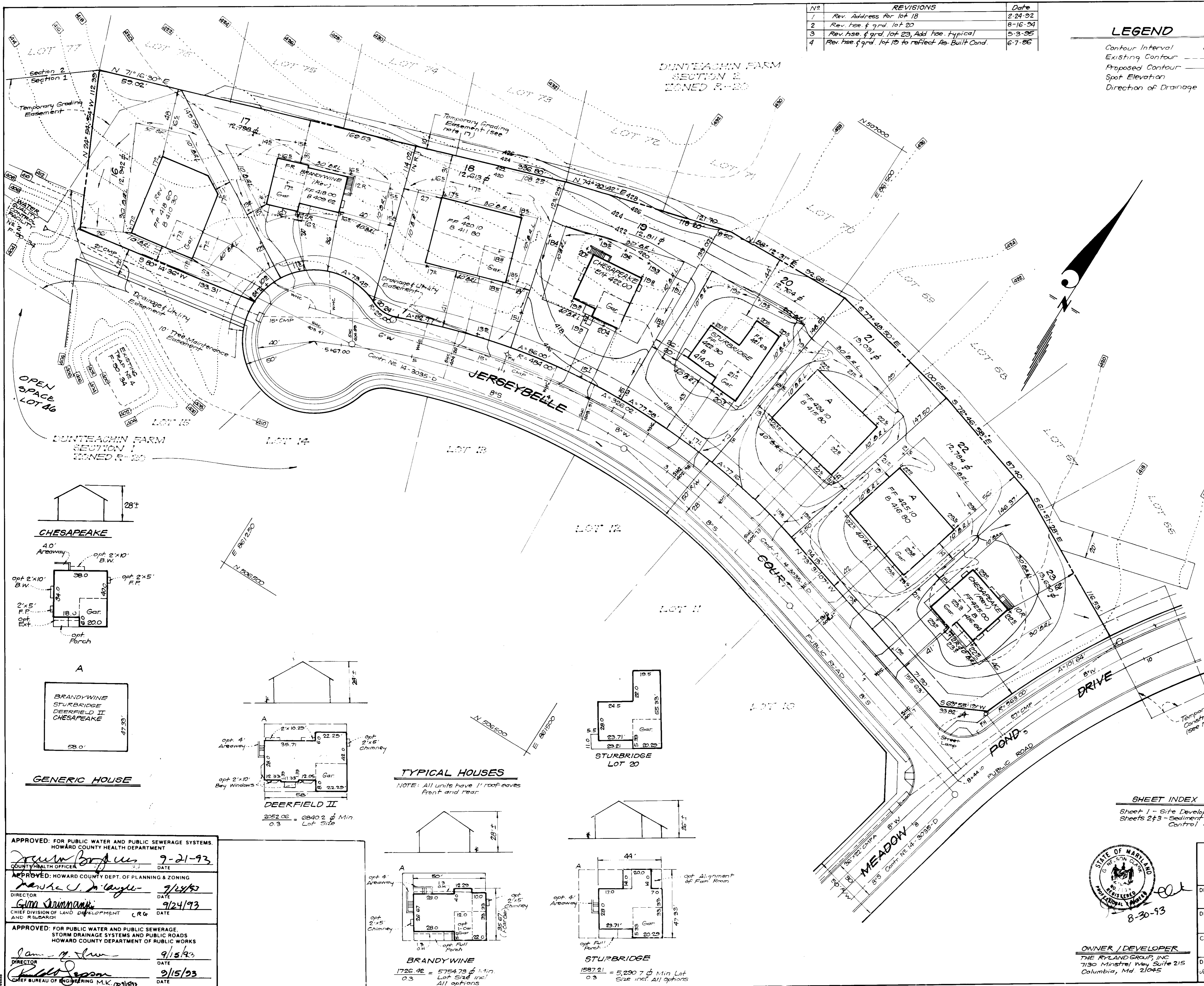
Sheet 1 - Site Development Plan
 Sheets 2-3 - Sediment & Erosion Control Plan



OWNER / DEVELOPER
 THE RYLAND GROUP, INC.
 7130 Minstrel Way, Suite 215
 Columbia, Md. 21045

CLARK • FINEFROCK & SACKETT, INC.
 ENGINEERS • PLANNERS • SURVEYORS
 7135 MINSTREL WAY • COLUMBIA, MD. 21045 • (301) 881-7500 • BALTO. • (301) 621-8100 - WASH.

DESIGNED VLP	SITE DEVELOPMENT PLAN LOTS 16 THRU 23 DUNTEACHIN FARM SECTION 1 1ST ELECTION DISTRICT HOWARD COUNTY, MARYLAND FOR: MOUNT BAY HOMES, INC. 10304 A Baltimore National Pike Ellicott City, Maryland 21043	SCALE 1" = 30'
DRAWN BAL		DRAWING 1 OF 3
CHECKED JME		JOB NO. 93-114
DATE JUNE 1993		FILE NO. 93-114X



APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.
 HOWARD COUNTY HEALTH DEPARTMENT
 COUNTY HEALTH OFFICER: *[Signature]* 9-21-93
 DATE

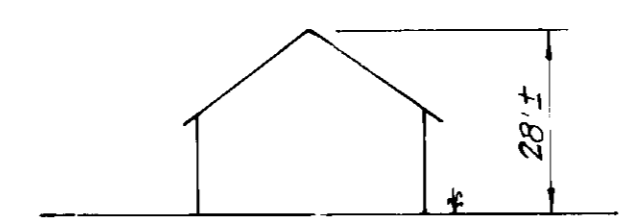
APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
 DIRECTOR: *[Signature]* 9/24/93
 DATE

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE.
 STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
 DIRECTOR: *[Signature]* 9/15/93
 DATE

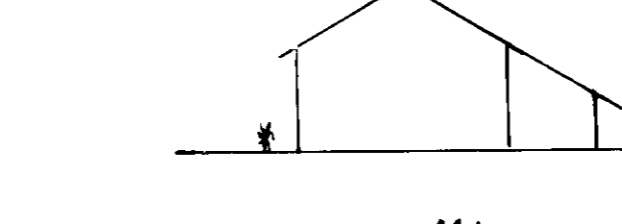
DEERFIELD II
 2052.06 = 6840.2 f. Min Lot Size
 0.3

TYPICAL HOUSES

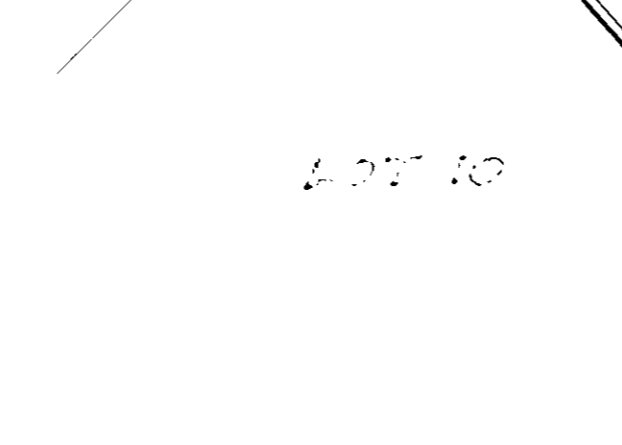
NOTE: All units have 11' roof eaves front and rear.



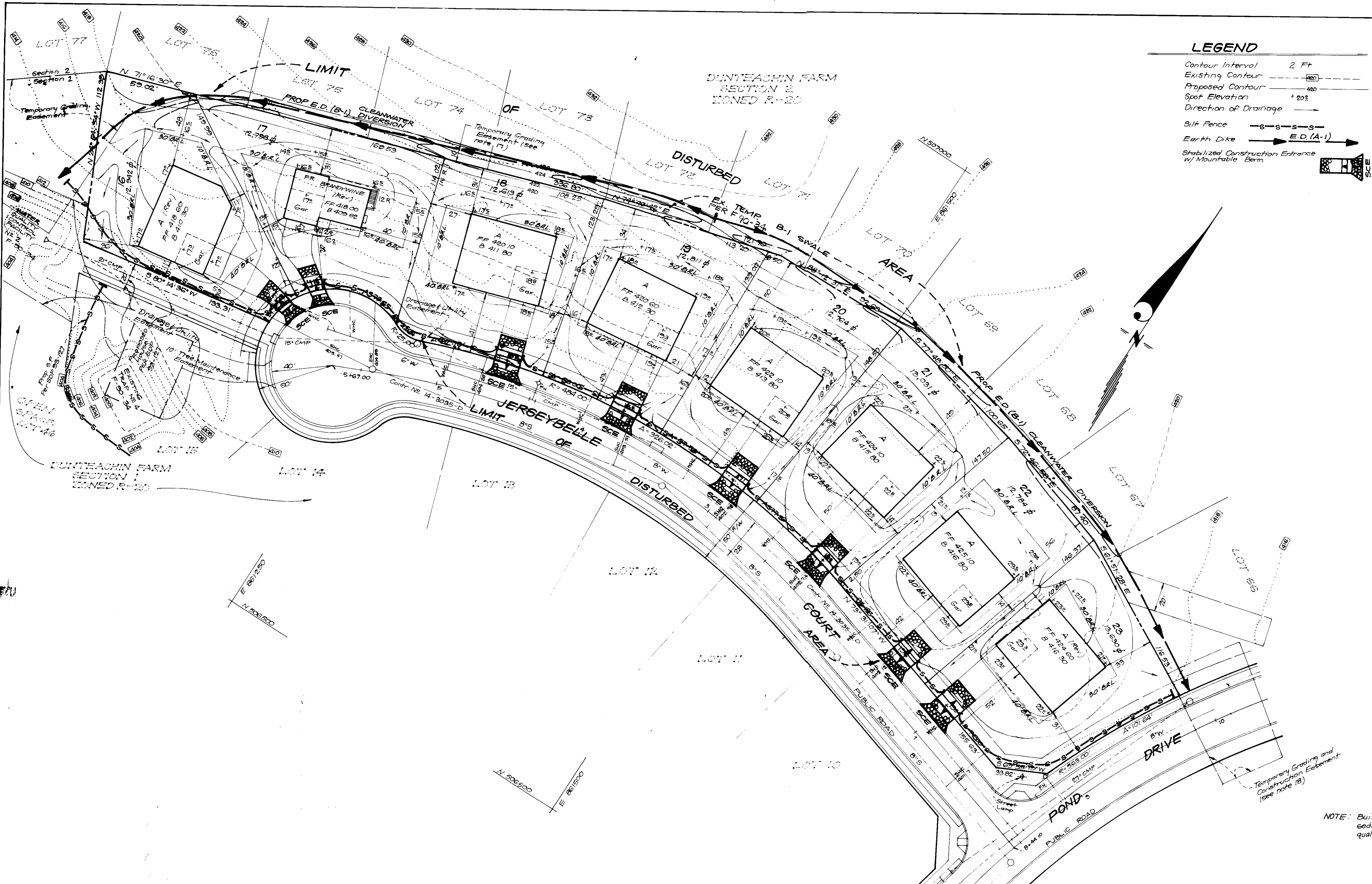
BRANDYWINE
 1726.92 = 5754.79 f. Min Lot Size incl. All options
 0.3



STURBRIDGE
 1587.21 = 5,290.7 f. Min Lot Size incl. All options
 0.3

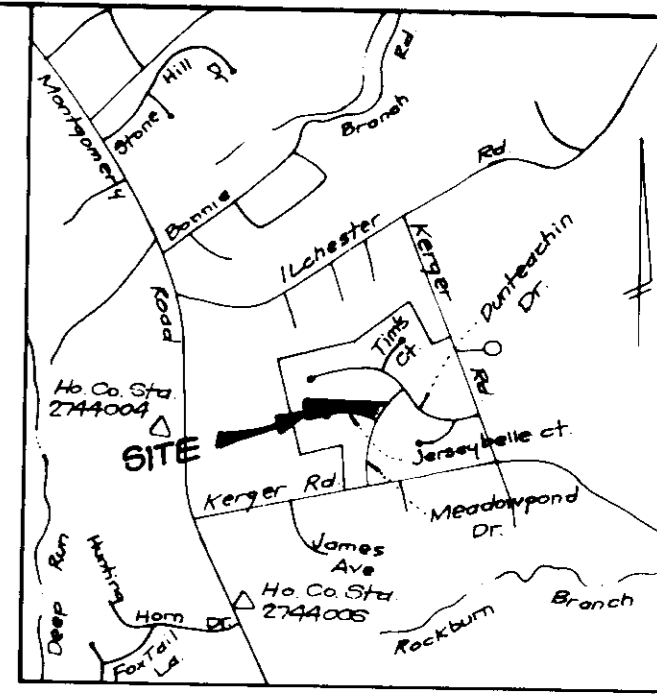


BRANDYWINE
 1726.92 = 5754.79 f. Min Lot Size incl. All options
 0.3



LEGEND

- Contour Interval 2 Ft
- Existing Contour
- Proposed Contour
- Spot Elevation
- Direction of Drainage
- Silt Fence
- Earth Dike
- Stabilized Construction Entrance w/ Mountable Berm



Scale: 1" = 2000
 Ho. Co. Control Station 2704004. Elev. 415.367. 3/4" Rebar 0.8' below surface 7' W. of Rte 103 & 1400' South of Intersection with Ilchester Rd.
 Ho. Co. Control Station 2744006. Elev. 400.537. Conc. Man. 0.4' below surface 8' E. of Route 103 & 700' S. of Kerper Rd. 18' E. off E. Rte. 103.

NOTE: Builder is responsible for cleaning up any sediment leaving site and entering water quality facility.

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS.
 HOWARD COUNTY HEALTH DEPARTMENT
 COUNTY HEALTH OFFICER: *[Signature]* DATE: 7-21-93
APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
 DIRECTOR: *[Signature]* DATE: 7/21/93
 CHIEF DIVISION OF LAND DEVELOPMENT AND RESEARCH: *[Signature]* DATE: 9/24/93
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
 DIRECTOR: *[Signature]* DATE: 9/15/93
 COUNTY BUREAU OF ENGINEERING M.A.C. DATE: 9/15/93

Reviewed for HOWARD S.C.D. Name: *[Signature]* Date: 9/15/93
 and meets Technical Requirements
 Signature: *[Signature]* Date: 9/15/93
 US Soil Conservation Service

THIS DEVELOPMENT PLAN IS APPROVED FOR SOIL EROSION AND SEDIMENT CONTROL BY THE HOWARD SOIL CONSERVATION DISTRICT.
[Signature] Approved

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.
 Signature: *Bill Bonelli* Date: 6-22-93

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.
 Signature: *[Signature]* Date: 6-22-93

OWNER / DEVELOPER
 THE RYLAND GROUP, INC.
 7130 Minstrel Way, Suite 215
 Columbia, Md 21045

CLARK • FINEFROCK & SACKETT, INC. ENGINEERS • PLANNERS • SURVEYORS 7115 MINSTREL WAY • COLUMBIA, MD 21045 • (410) 278-7200 • BALTO • (410) 278-7200 • WA-34		
DESIGNED KIWM	SEDIMENT & EROSION CONTROL PLAN LOTS 16 THRU 23	SCALE 1" = 30'
DRAWN BAL	DUNTEACHIN FARM SECTION 1	DRAWING 2 OF 3
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