

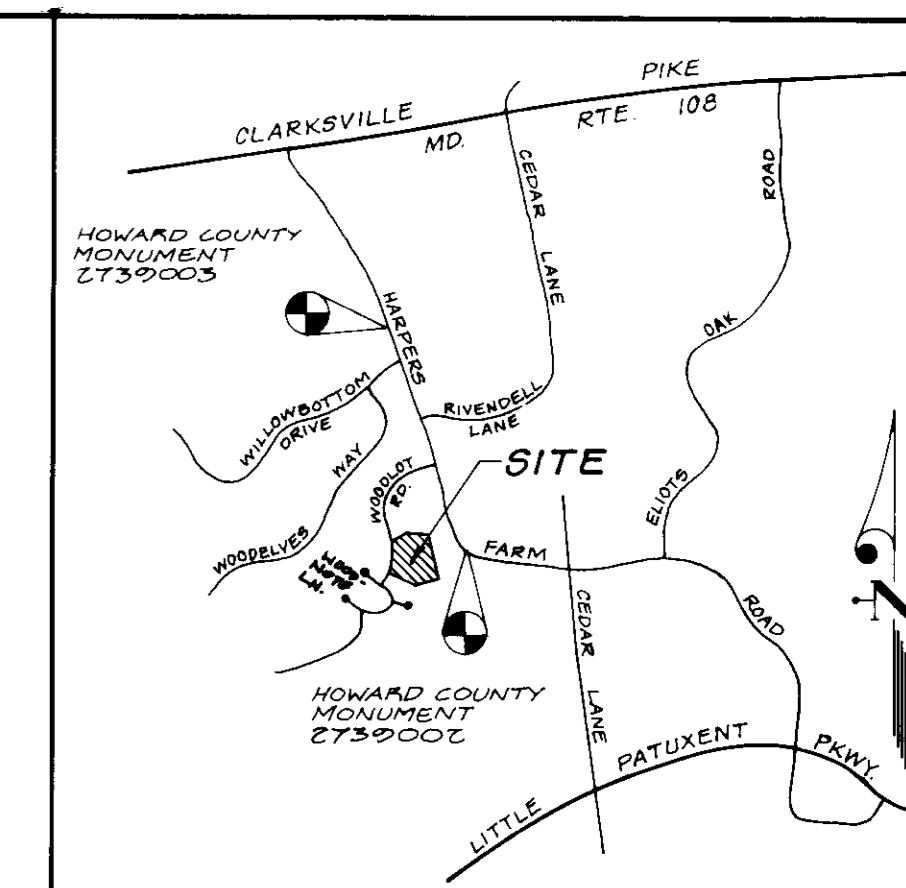
STREET ADDRESS CHART	
LOT NO.	ADDRESS
9	5301 High Wheels Ct.
10	5303
11	5305
12	5307
13	5309
14	5311
15	5313
16	5315
17	5317
18	5319
19	5321
20	5323
21	5325
22	5327
23	5329
24	5331
25	5333
26	5335
27	5337
28	5339
29	5341
30	5343
31	5345
32	5347
33	5349
34	5351
35	5353
36	5357
37	5359
38	5361
39	5363
40	5365 High Wheels Ct.

LOT AREA CHART	
LOT NO.	AREA (SF)
9	2,400
10	1,600
11	1,600
12	1,600
13	2,400
14	2,400
15	1,600
16	1,600
17	2,400
18	2,400
19	1,600
20	1,600
21	1,600
22	1,600
23	2,400
24	2,400
25	1,600
26	1,600
27	1,600
28	2,400
29	2,400
30	1,600
31	1,600
32	1,600
33	1,600
34	2,400
35	2,400
36	1,600
37	1,600
38	1,600
39	1,600
40	2,400

SEWER HOUSE CONNECTION TABLE		
LOT NO.	INV. @ PL.	MIN. CELL
9	429.6	432.7
10	430.6	433.7
11	431.4	434.5
12	432.4	435.5
13	433.0	436.1
14	434.6	437.7
15	435.2	438.3
16	435.8	438.9
17	436.5	439.6
18	436.8	439.9
19	437.6	440.7
20	438.2	441.3
21	439.1	442.2
22	439.8	442.9
23	440.3	443.4
24	435.5	439.6
25	435.4	438.5
26	435.0	438.1
27	434.8	437.9
28	434.7	437.8
29	434.7	437.8
30	433.9	437.0
31	433.4	436.5
32	432.9	436.0
33	432.4	435.5
34	431.5	434.6
35	431.1	434.2
36	429.1	432.2
37	428.5	431.6
38	426.8	429.9
39	426.1	429.2
40	424.5	427.6

SITE ANALYSIS

- Subject property is zoned: R-5C per Comprehensive Zoning Plan on Oct 18, 1973
- Unit type proposed: Single family attached
- Number of units allowed: 32
- Number of units provided: 32
- Number of parking spaces required: 64 (2 per unit)
- Number of parking spaces provided: 82 (Total)
 - Driveways and Garages: 34
 - Court: 48
- Area tabulation:
 - Total area of the parcel: 5.409 Acres or 235,616 SF
 - Total lot area: 1.339 Acres or 57,811 SF
 - Open space & private parking: 4.019 Acres or 28% (Total)
 - Public road area: 0.0 Acres or 0%
- Building coverage permitted: 60%
- Building coverage proposed: 35% (0.49 Ac.)
- Recreation Open Space Required: 6400 SF
- Recreation Open Space Provided: as per F-23-125



VICINITY MAP

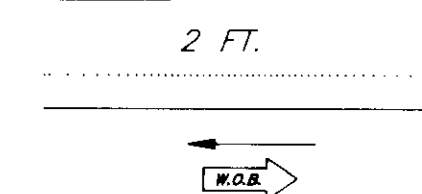
SCALE: 1"=2000'

GENERAL NOTES:

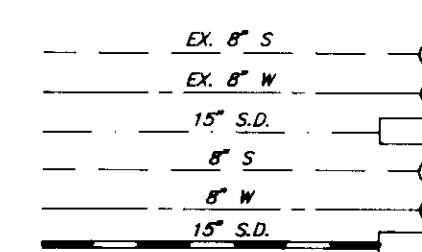
- The existing topography shown was taken from approved road construction plans F-93-125 prepared by Reimer, Muegge and Associates, Inc., dated 5-5-93
- Department of Planning & Zoning reference file numbers are: SP-93-13, WP-93-65, F-93-125
- The coordinates shown hereon are based upon NAD 27 Maryland Coordinate System as projected by Howard County Geodetic Control Stations 273902 and 273903.
- The contractor shall notify the Department of Public Works/Construction Inspection Division at (410) 313-1880 at least (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.
- Utilities shown as existing are taken from approved Water and Sewer plans, Contract #34-3273-D, approved Road Construction plans F-93-125.
- Storm water management for this development will be Extended Detention. Water quality is provided by Extended Detention.
- WP-93-66 approved March 5, 1993, to waive Section 16.115 (b)(5) to permit lots to derive frontage along a private drive.
- No clearing, grading or construction is permitted within wetlands and stream buffers.
- Vehicle ingress & egress into public rights-of-way is restricted except at locations approved by Howard County Department of Planning and Zoning.
- Public water and sewer is to be utilized.
- Any damage to county owned rights-of-way to be corrected at the developer's expense.
- The area included in this submission is located on Tax Map No. 29, Parcel 365.
- Floodplains shown taken from previously approved plans by Reimer, Muegge & Assoc., Inc. F-93-125
- Wetland evaluation prepared by Geotechnology Associates, Inc. on May 5, 1992.
- Information concerning underground utilities was obtained from available records, but the contractor must determine the exact location of utilities by digging test pits, by hand, at all crossings prior to construction.
- The Contractor or developer agrees to work with the Department of Inspections, Licenses and Permits to resolve any problem with roof water discharge.
- Installation of traffic control devices shall be in accordance with the latest edition of the "Manual of Uniform Traffic Control".
- Bench marks taken from Road Construction Plans F-93-125 prepared by Reimer, Muegge and Associates, Inc.
- Environmental analysis was submitted with previously approved Preliminary Plan Equivalent Sketch Plan SP-93-13.
- Limit of Submission includes Lots 9 thru 40.
- Garages cannot be made into living space because the minimum parking required includes garage parking.
- For Driveway Entrance Details, refer to Howard County Design Manual Volume IV Standard Detail R-5.03.
- All construction shall be in accordance with the latest standards and specifications of Howard County and MSHA Stds. and Specs. if applicable.
- All plan dimensions are to face of curb unless otherwise noted.
- This plan is in conformance with the Site Plan approved by ZB 233M. This plan and all subsequent subdivision and site development plans for this project must be in compliance with the agreement entered into by The Citizens for Preserving the Harper's Choice Woodlands and Woodlot Enterprises, Inc. dated Sept. 29, 1992. The provisions of the agreement (identified as exhibit C of ZB 233M) will be enforced by the Department of Planning and Zoning.
- Construction of Storm Drainage and Paving to be coordinated with F-93-125

LEGEND

CONTOUR INTERVAL 2 FT.
EXISTING CONTOUR
PROPOSED CONTOUR
DIRECTION OF DRAINAGE
WALK OUT BASEMENT



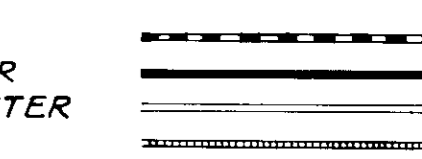
EXISTING SEWER MAIN
EXISTING WATER MAIN
EXISTING STORM DRAIN
PROPOSED SEWER MAIN
PROPOSED WATER MAIN
PROPOSED STORM DRAIN



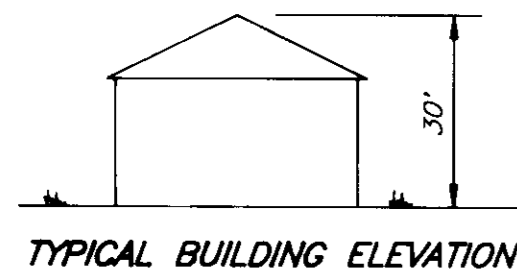
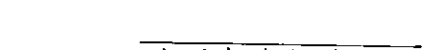
EXISTING TREES TO REMAIN



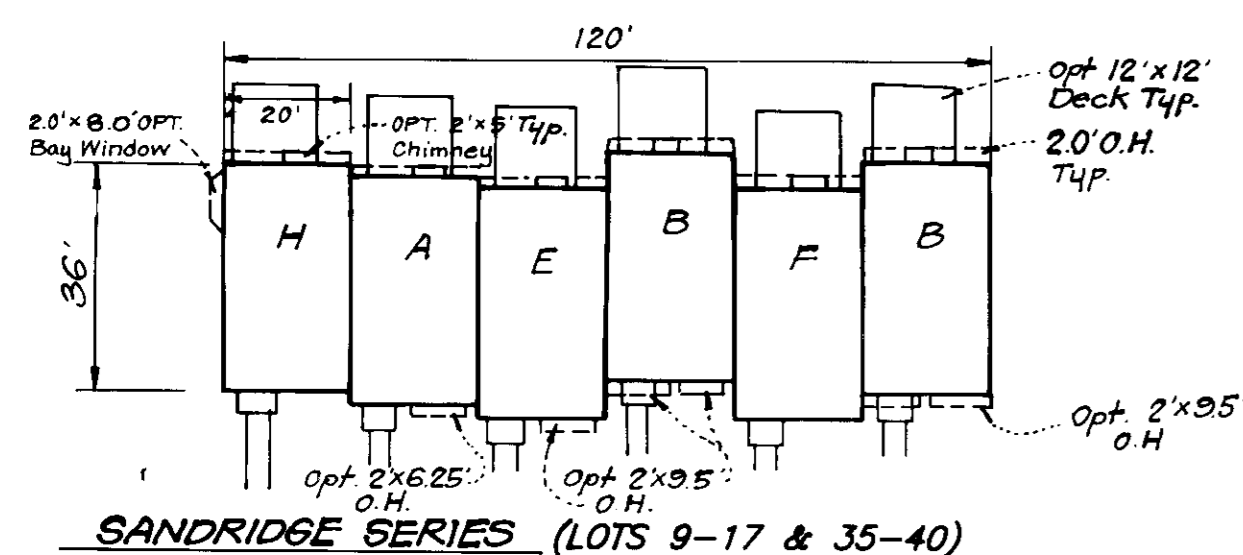
STD. 6" CURB & GUTTER
REVERSE 6" CURB & GUTTER
REVERSE MOD. CURB & GUTTER
FIRE LANE



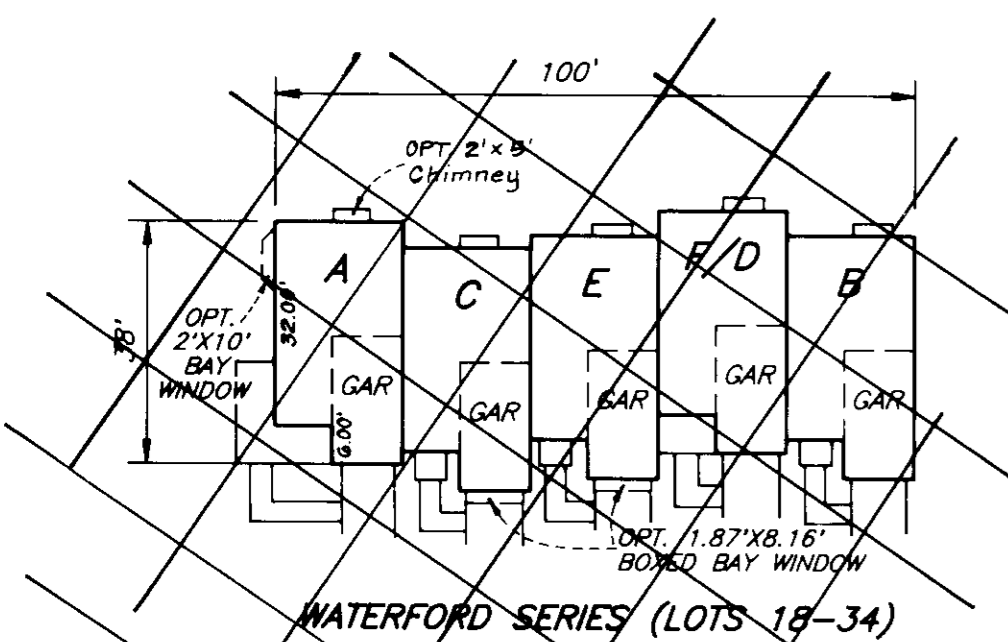
Proposed Sidewalk



TYPICAL BUILDING ELEVATION



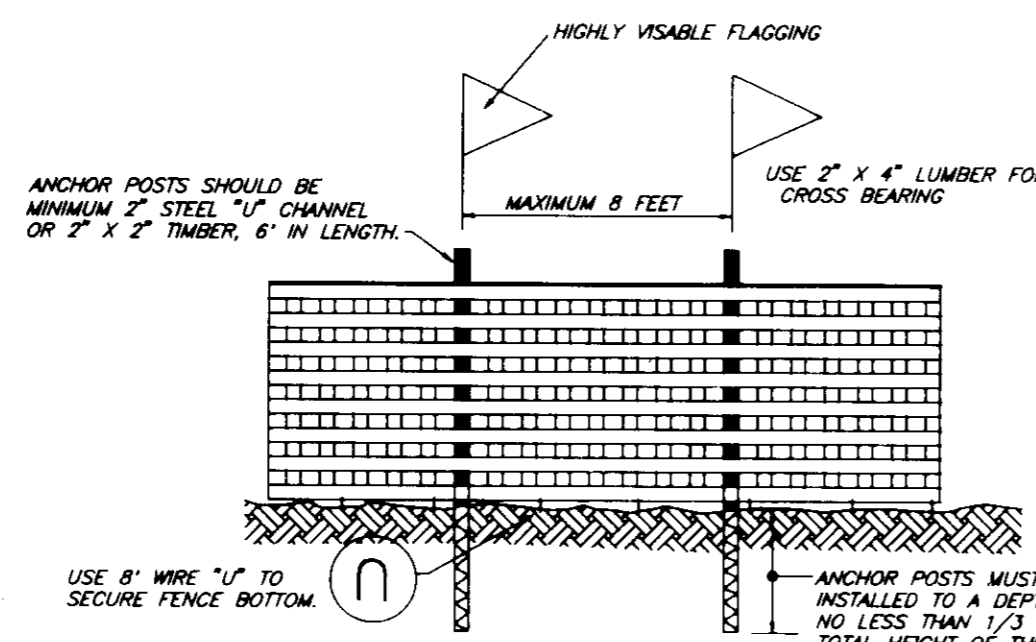
SANDRIDGE SERIES (LOTS 9-17 & 35-40)



WATERFORD SERIES (LOTS 18-34)

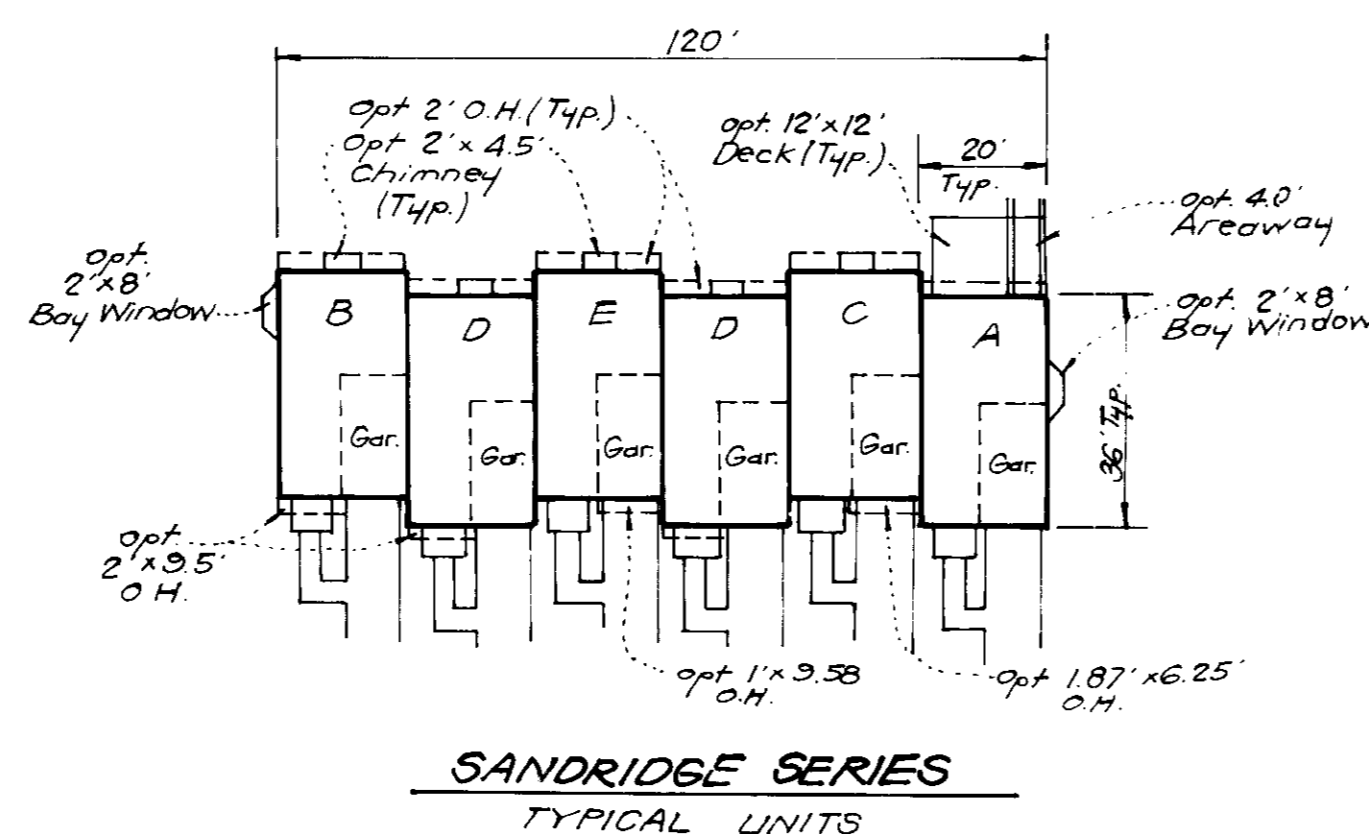
TYPICAL UNITS

SCALE: 1" = 30'



- NOTES:
- Forest protection device only.
 - Retention area will be set as part of the review process.
 - Boundaries of retention area should be staked and flagged prior to installing device.
 - Root damage should be avoided.
 - Protection signage may also be used.
 - Device should be maintained throughout construction.

BLAZE ORANGE PLASTIC MESH TYPICAL TREE PROTECTION FENCE DETAIL
NO SCALE



SANDRIDGE SERIES TYPICAL UNITS

SHEET INDEX	
DESCRIPTION	SHEET NO.
SITE DEVELOPMENT CONFORM SHEET	1
SITE DEVELOPMENT PLAN	2
STORM DRAINAGE PROFILES AND PAVING DETAILS	3
SEDIMENT AND EROSION CONTROLS & DRAINAGE AREA MAP	4
SEDIMENT AND EROSION DETAILS	5
LANDSCAPE PLAN	6

OWNER / DEVELOPER:
WOODLOT ENTERPRISES, INC.
c/o THOMAS SCHWANEK
5026 DORSEY HALL DRIVE, SUITE 204
COLUMBIA, MARYLAND 21042

SUBMISSION NAME	WOODLOT	SECTION AREA	SECTION	DATE
DATE	11/20/93	DATE	11/20/93	DATE
DATE	11/20/93	DATE	11/20/93	DATE



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

DESIGNED: MJP
DRAWN: BAL
LAI
CHECKED: JLS

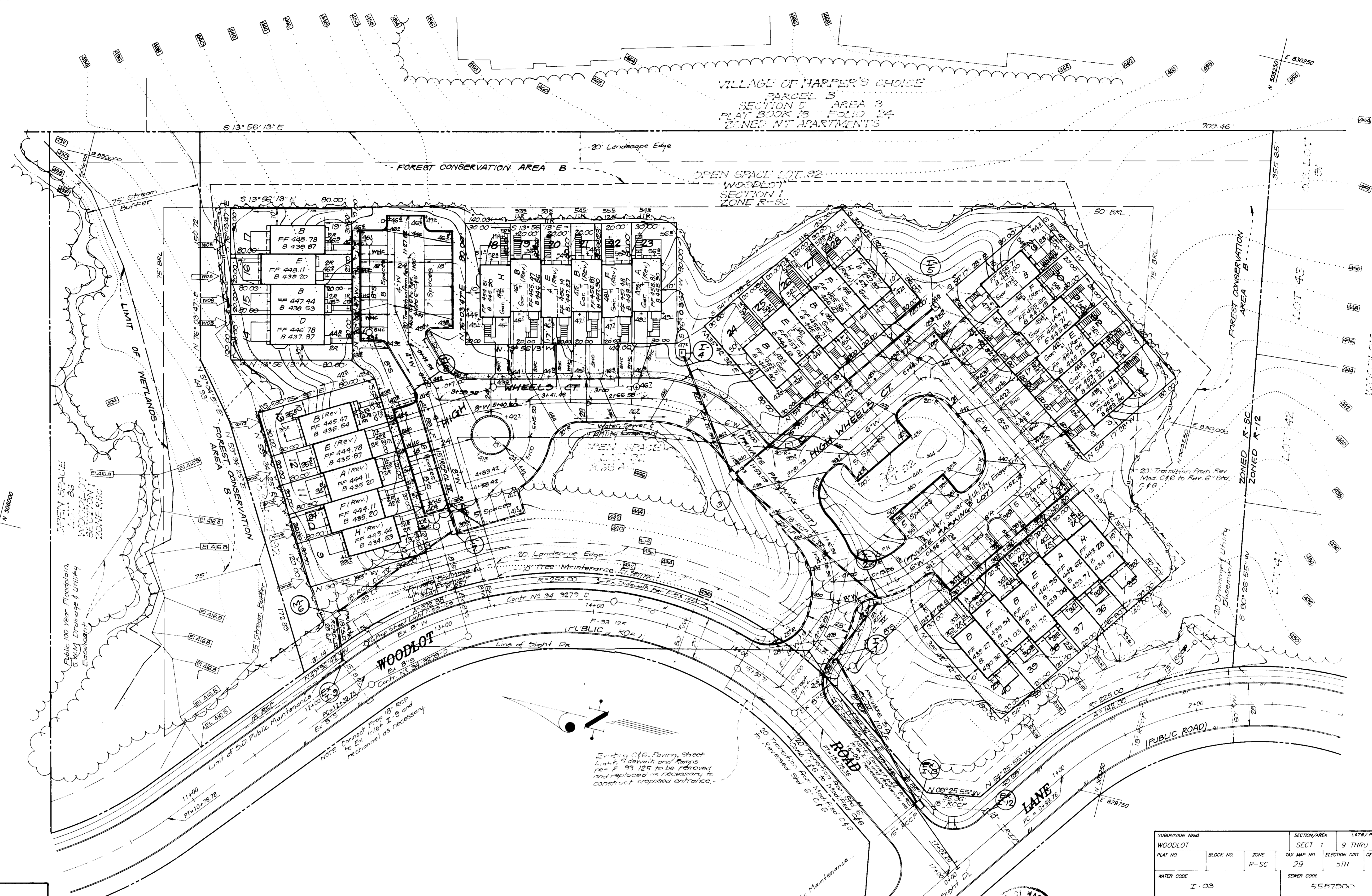
DATE: 12/22/93

SCALE: As Shown
DRAWING: 1 of 6
JOB NO: 93-187
FILE NO: 93-187-X

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
DIRECTOR: [Signature] DATE: 6/15/94
CHIEF DIVISION OF LAND DEVELOPMENT AND RESEARCH: [Signature] DATE: 6/15/94

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
DIRECTOR: [Signature] DATE: 4/19/94
CHIEF BUREAU OF ENGINEERING M.K.: [Signature] DATE: 4/16/94

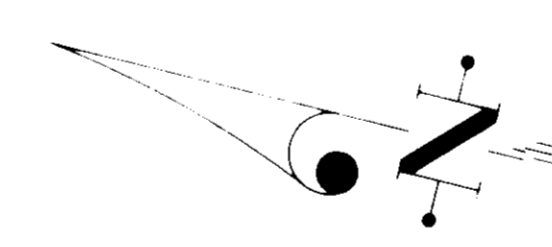
NO.	REVISION	DATE
2	Rev. Gateway Series T.H. to Sandridge Series T.H.	12-30-94
1	Rev. Waterford T.H. to Sandridge T.H.	8-1-94



VILLAGE OF HARPER'S CHOICE
 PARCEL B
 SECTION 5 AREA 3
 PLAT BOOK 19 FOLIO 24
 ZONED MF APARTMENTS

OPEN SPACE LOT 32
 WOODLOT
 SECTION 1
 ZONE R-SC

N 80000
 E 820750



Existing C&G, Faving, Street
 Light, Sidewalk and Ramps
 Not to be removed
 and replaced as necessary to
 construct proposed entrance.

SUBDIVISION NAME WOODLOT		SECTION/AREA SECT. 1	LOTS/PARCEL 9 THRU 40
PLAT NO.	BLOCK NO.	ZONE R-SC	TAX MAP NO. 29
WATER CODE I-03		ELECTION DIST. 5TH	CENSUS TRACT 5587900

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
 Director: *James Smith* DATE: 6/15/94
 Chief: *Anna Stumm* DATE: 6/15/94
 CHIEF DIVISION OF LAND DEVELOPMENT AND RESEARCH

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE,
 STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
 Director: *James R. Gorman* DATE: 4/19/94
 Chief: *Charles E. Gorman* DATE: 4/16/94
 CHIEF BUREAU OF ENGINEERING M.K.

PC Sta	PT Sta	Radius	Length	Δ	Chord
PC Sta 0+13.98 to PT 0+56.93	58.00	37.00	36° 33' 38"	83° 26' 22"	35.98
PC Sta 0+36.23 to PT 1+16.34	53.00	80.65	73° 40' 24"	N 25° 32' 54" E 74.31	
PC Sta 1+32.93 to PT 2+48.58	85.00	79.65	49° 38' 48"	N 10° 53' 10" E 71.37	
PC Sta 4+83.42 to PT 5+15.50	25.00	32.08	73° 30' 38"	S 67° 10' 54" E 25.92	

No	REVISIONS	Date
2	Rev. hse types lots 9-17, 35-40 and letter designation for lots 18-34	12-30-94
1	Rev. hse types lots 18-34 Add optional Decks lots 8-17 and 35-40	8-1-94



OWNER / DEVELOPER
 WOODLOT ENTERPRISES, INC.
 c/o THOMAS SCRIVENER
 5026 Dorsey Hall Dr Ste 204
 Columbia, Maryland 21042

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

215 MINSTREL WAY • COLUMBIA, MD 21045 • TEL: 410-730-8400 • FAX: 410-730-8401

DESIGNED: MJP
 DRAWN: BAL
 CHECKED: JME

SITE DEVELOPMENT PLAN
 LOTS 9 THRU 40 and O.S. LOT 92
WOODLOT
 SECTION 1
 5TH ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

FOR: THE RYLAND GROUP, INC.
 7130 MINSTREL WAY, SUITE 215
 COLUMBIA, MARYLAND 21045

SCALE: 1" = 30'
 DRAWING: 2 OF 6
 JOB NO: 93-157
 FILE NO: 93-187X

DATE: 12-22-93

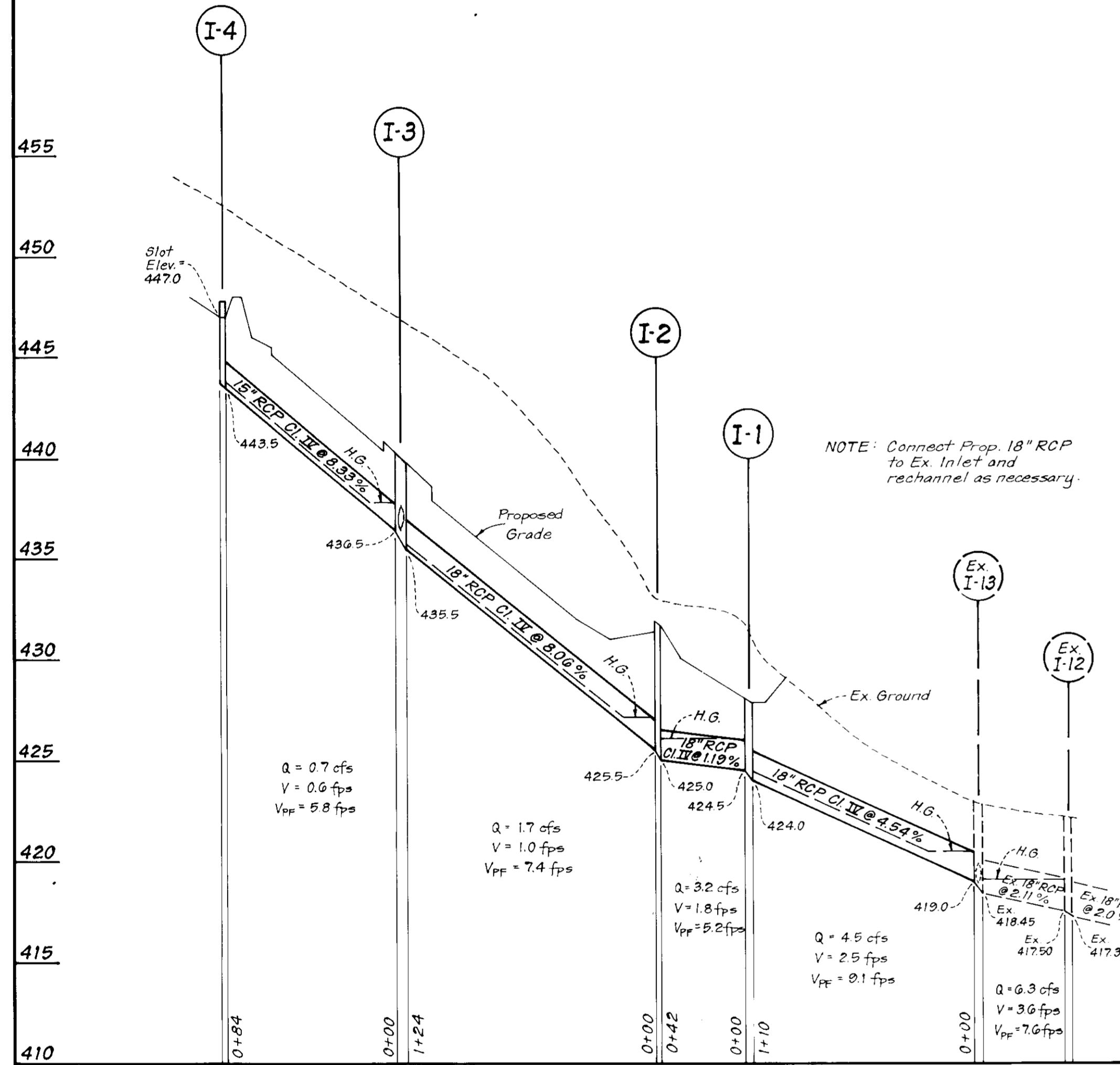
STRUCTURE SCHEDULE Δ

No.	TYPE	INV. IN	INV. OUT	TOP ELEVATION		REMARKS	LOCATION
				UPPER	LOWER		
# I-1	A-5 Inlet w/ Deflectors	424.5	424.0	428.06	427.82	Ho. Co. Std. S.D. 4.01 W=2'-6"	See Plan
# I-2	A-5 Inlet w/ Deflectors	425.5	425.0	432.2	431.6	Ho. Co. Std. S.D. 4.01 W=2'-6"	
# I-3	A-5 Inlet w/ Deflectors	436.5	436.0	440.3	439.7	Ho. Co. Std. S.D. 4.01 W=2'-6"	
* I-4	D-Inlet	—	443.5	447.83	447.83	Ho. Co. Std. S.D. 4.11 2'-6" sq	
* I-5	D-Inlet	—	441.0	445.73	445.73	Ho. Co. Std. S.D. 4.11 2'-6" sq	
M-6	Shallow Precast MH	425.0	424.0	430.0	430.0	Ho. Co. Std. G. 5.12 48" sq	
I-7	A-10 Inlet	436.0	435.5	440.2	440.0	Ho. Co. Std. S.D. 4.02 W=2'-6"	
# I-8	A-5 Inlet w/ Deflectors	—	438.5	442.6	442.42	Ho. Co. Std. S.D. 4.01 W=2'-6"	

Δ All inverts to be fully developed
 # See Ho. Co. Std. S.D. 4.83 for Inlet Deflectors
 * Provide Slots in all sides

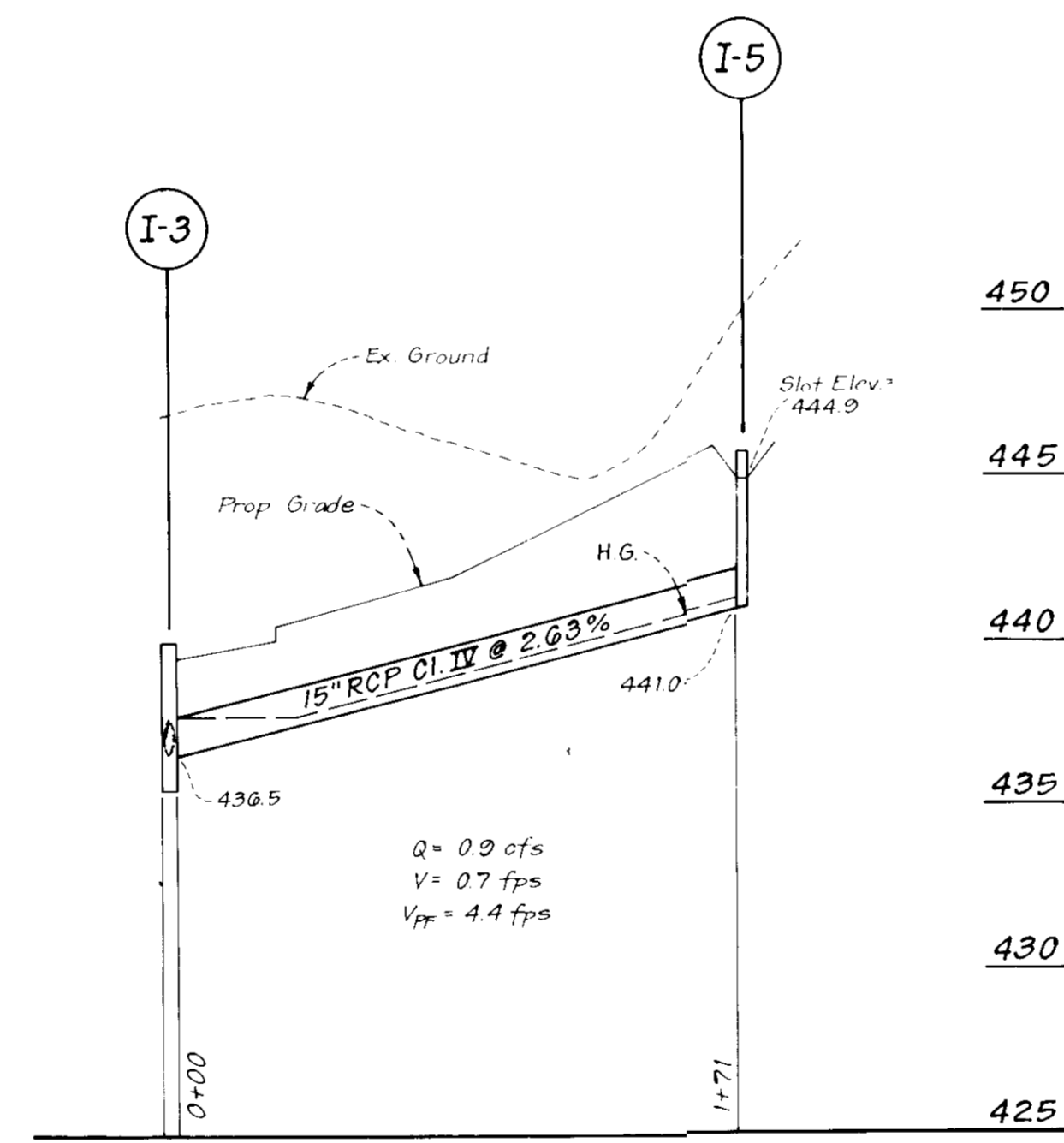
PIPE SCHEDULE

SIZE	TYPE	LENGTH
15"	RCP CL IV	343 LF
18"	RCP CL IV	397 LF



PROFILES

HORIZ. 1" = 50'
 VERT. 1" = 5'

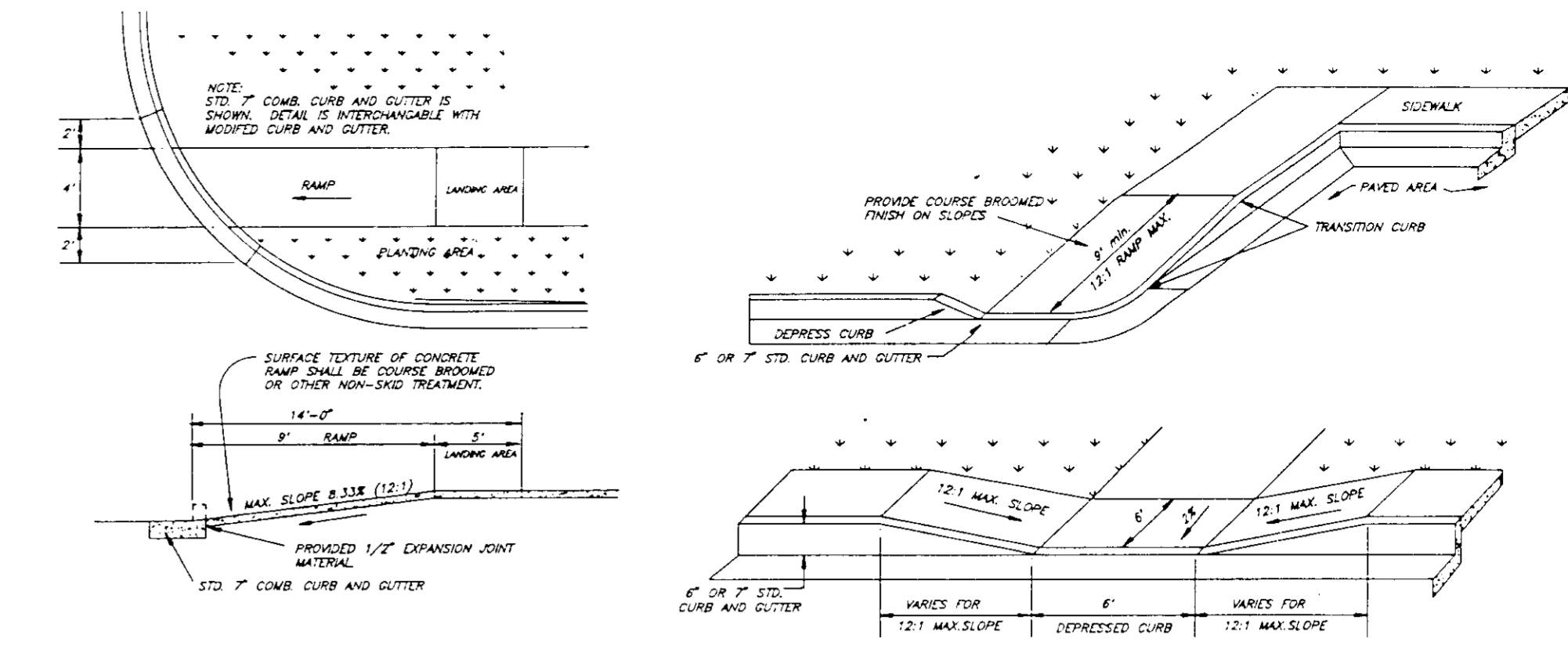
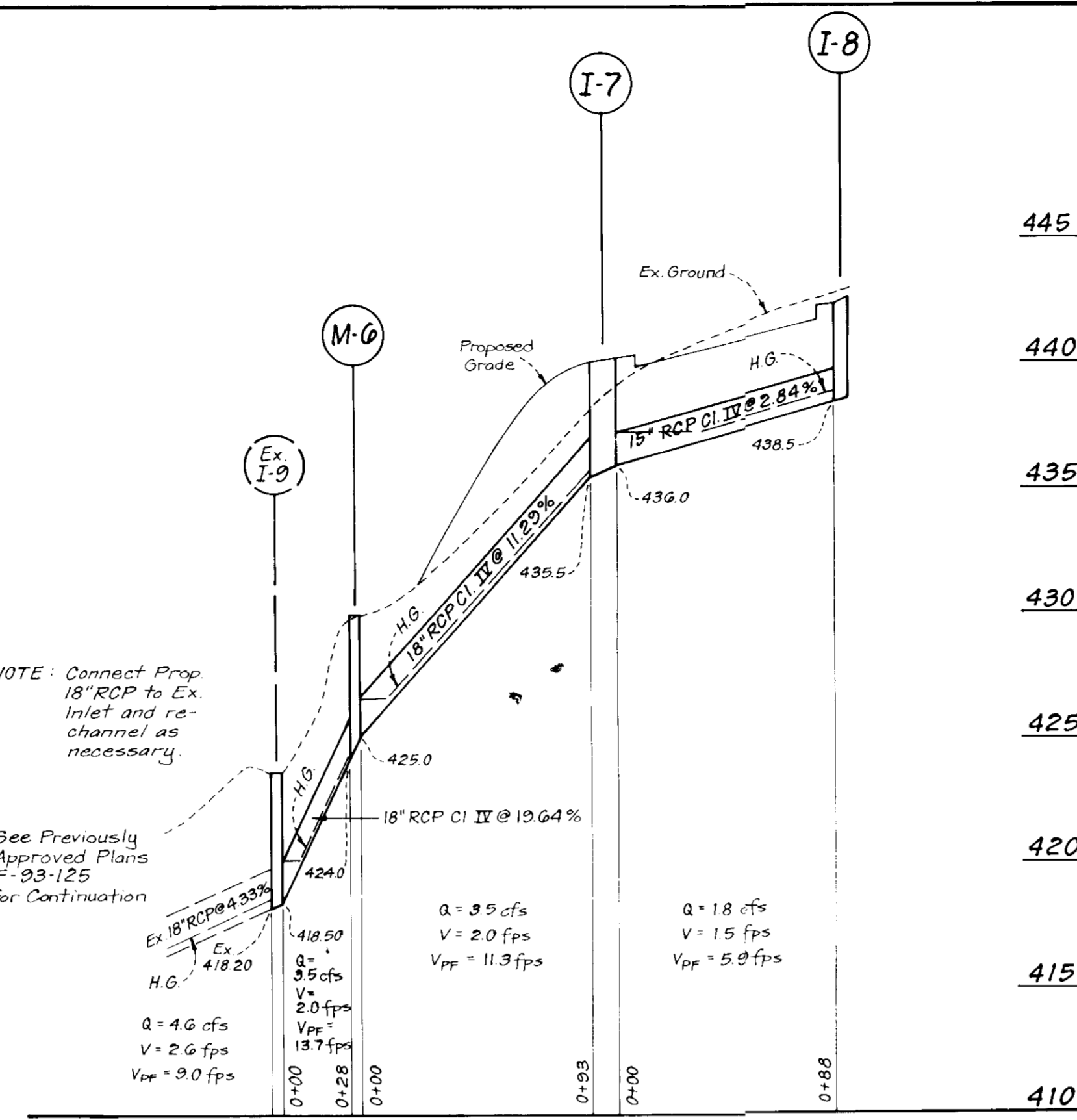


NOTE: Connect Prop 18" RCP to Ex Inlet and re-channel as necessary

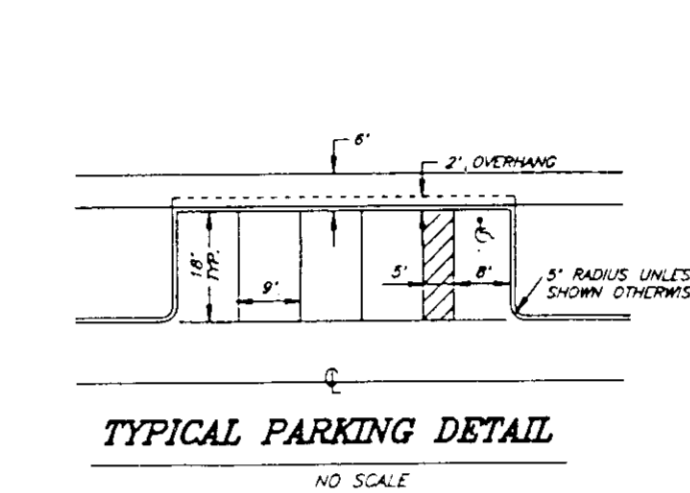
See Previously Approved Plans F-93-125 for Continuation

NOTE: Connect Prop 18" RCP to Ex Inlet and re-channel as necessary.

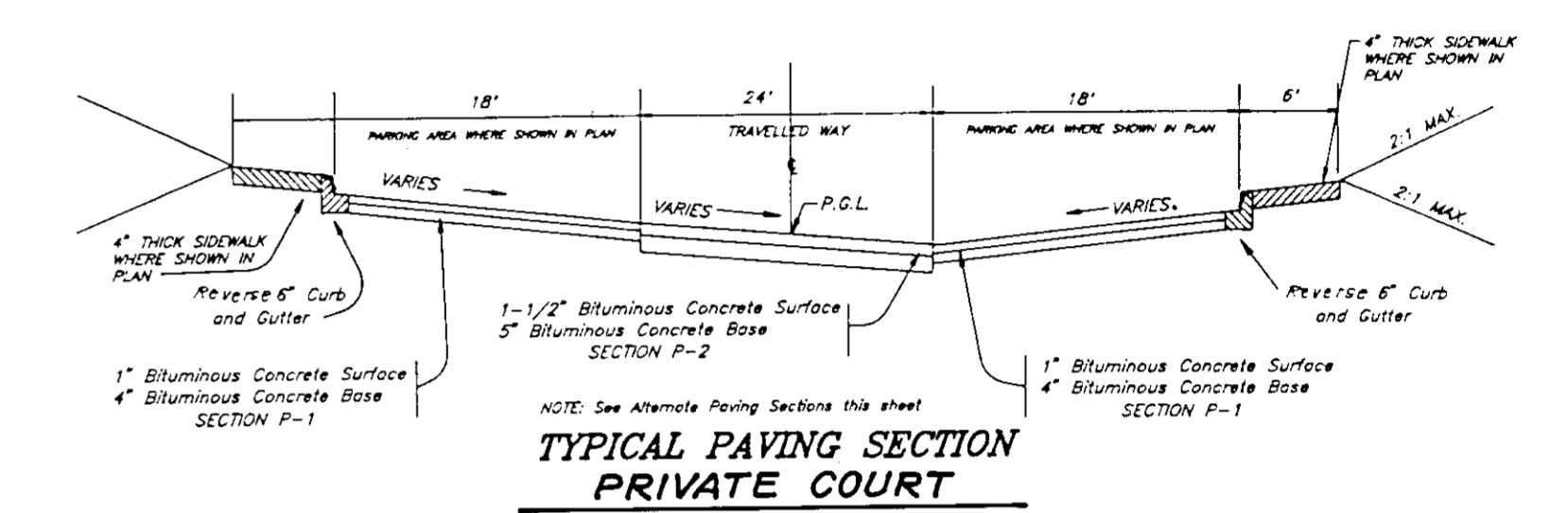
See Previously Approved Plans F-93-125 for Continuation



HANDICAP RAMP DETAILS
NO SCALE



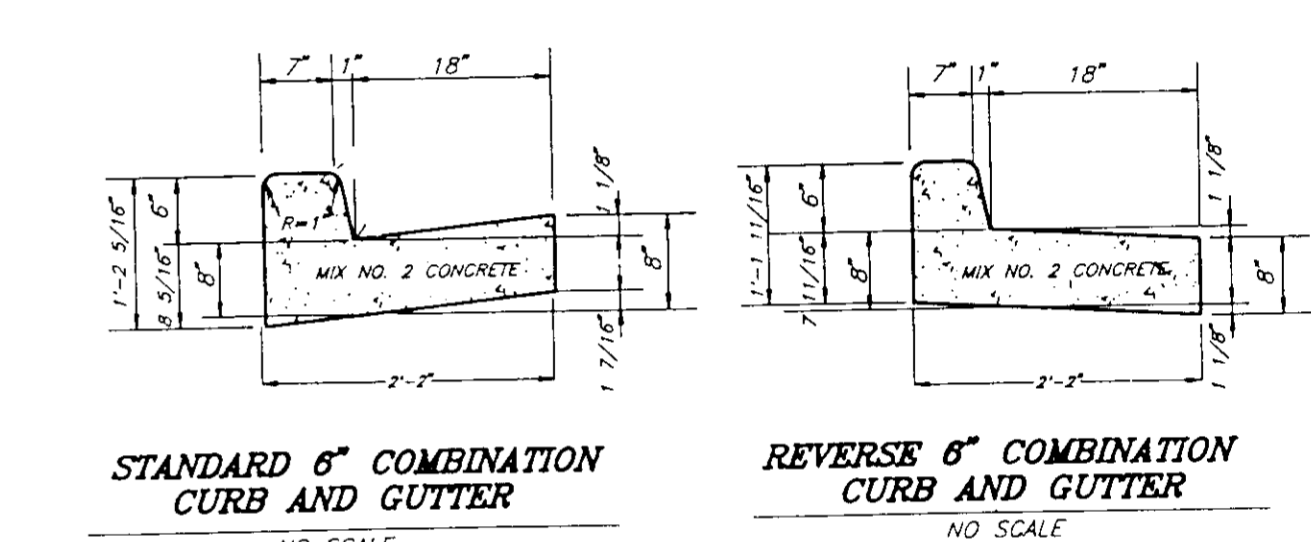
TYPICAL PARKING DETAIL
NO SCALE



TYPICAL PAVING SECTION PRIVATE COURT
NO SCALE

1-1/2" Bituminous Concrete Base	1-1/2"
2-1/2" Bituminous Concrete Base	2-1/2"
Prime	1"
5" Crusher Run Base Course or 4" Dense Gravel Stabilized Aggregate Base Course	4" OR 5"

ALTERNATE PAVING SECTION FOR TRAVELLED WAY
NO SCALE (SECTION P-2)

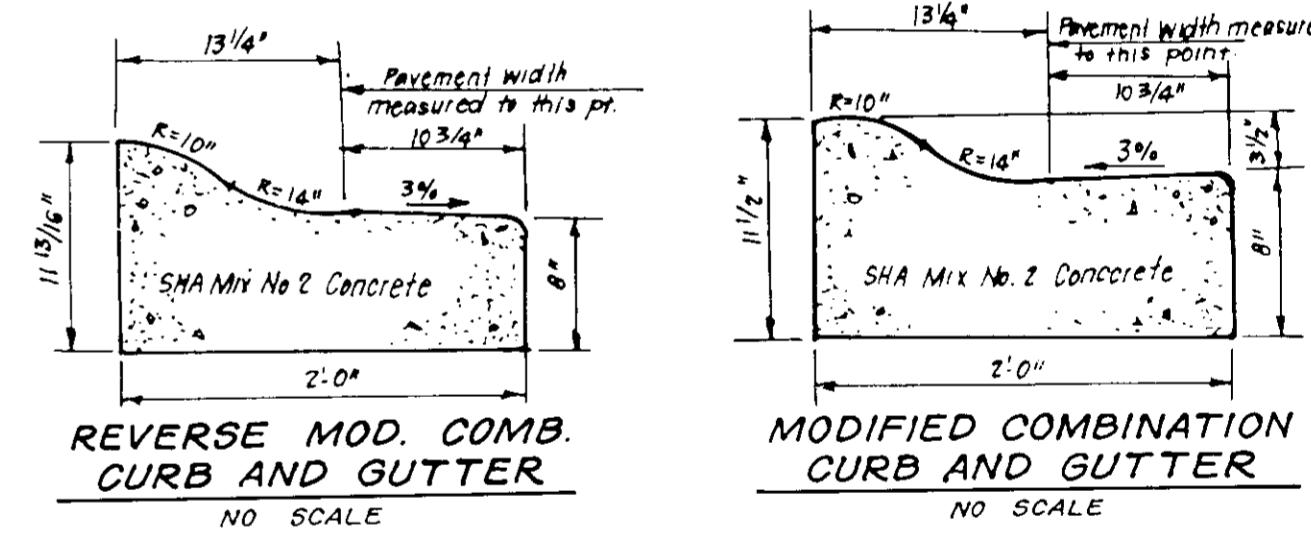


STANDARD 6" COMBINATION CURB AND GUTTER
NO SCALE

REVERSE 6" COMBINATION CURB AND GUTTER
NO SCALE

1" Bituminous Concrete Base	1"
2" Bituminous Concrete Base	2"
Prime	1"
5" Crusher Run Base Course or 4" Dense Gravel Stabilized Aggregate Base Course	4" OR 5"

ALTERNATE PAVING SECTION FOR PARKING AREAS
NO SCALE (SECTION P-1)



REVERSE MOD. COMB. CURB AND GUTTER
NO SCALE

MODIFIED COMBINATION CURB AND GUTTER
NO SCALE

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

COUNTY HEALTH OFFICER _____ DATE _____

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING

DIRECTOR _____ DATE 6/15/94

CHIEF DIVISION OF LAND DEVELOPMENT AND RESEARCH

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

DIRECTOR _____ DATE 4/9/94

CHIEF BUREAU OF ENGINEERING, M.K. _____ DATE 4/6/94



OWNER / DEVELOPER
 WOODLOT ENTERPRISES, INC.
 5% THOMAS SCRIVENER
 5026 DORSEY HALL DR. STE 204
 COLUMBIA, MARYLAND 21042

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

DESIGNED: JLS
 DRAWN: LAI
 CHECKED: JLS
 DATE: 10-22-93

STORM DRAIN PROFILES AND PAVING DETAILS
 LOTS 9 THRU 40
WOODLOT
 SECTION 1

5TH ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

FOR: THE RYLAND GROUP, INC.
 2135 MINSTREL WAY, SUITE 215
 COLUMBIA, MARYLAND 21045

SCALE: As Shown
 DRAWING: 3 of 6
 JOB NO: 93-187
 FILE NO: 93-187

DEVELOPER'S/BUILDER'S CERTIFICATE

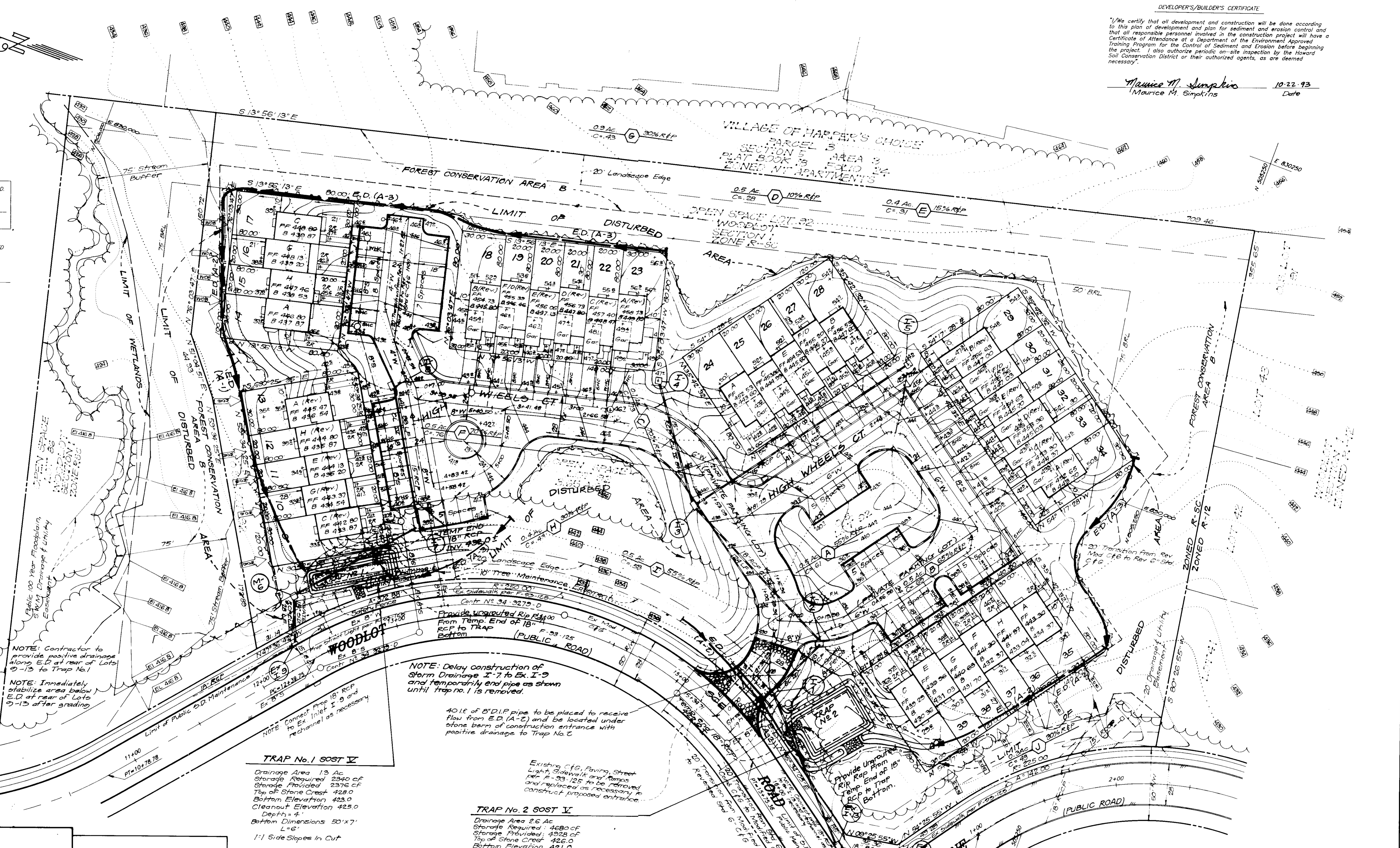
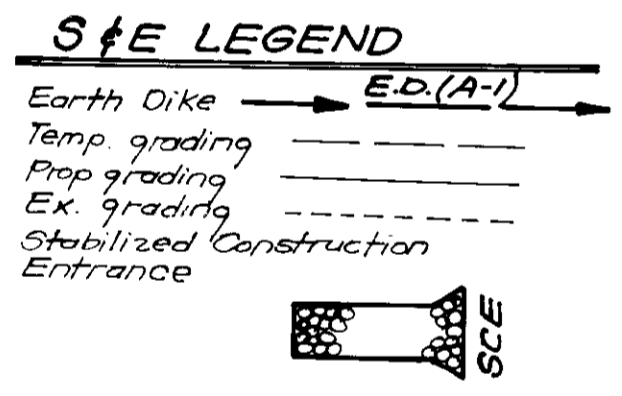
"We certify that all development and construction will be done according to this plan of development and plan for sediment and erosion control and that all responsible personnel involved in the construction project will have a Certificate of Attendance at a Department of the Environment Approved Training 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."

Maurice M. Simpkins 10-22-93
Maurice M. Simpkins Date

Reviewed for HOWARD S.C.D. Name and meets Technical Requirements Signature Date US Soil Conservation Service

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

Approved



NOTE: Contractor to provide positive drainage along E.D. at rear of Lots 9-13 to Trap No. 1
NOTE: Immediately stabilize area below E.D. at rear of Lots 9-13 after grading

NOTE: Delay construction of Storm Drainage I-7 to Ex. I-9 and temporarily end pipe as shown until trap no. 1 is removed.

40 LF of 8" D.I.P. pipe to be placed to receive flow from E.D. (A-2) and be located under stone berm of construction entrance with positive drainage to Trap No. C

TRAP No. 1 SOST IV
Drainage Area 1.3 Ac
Storage Required 2940 CF
Storage Provided 2376 CF
Top of Stone Crest 428.0
Bottom Elevation 423.0
Cleanout Elevation 425.0
Depth = 4'
Bottom Dimensions 50'x7'
L=6'
1:1 Side Slopes In Cut

NOTE: See Sheet C of 6 for Curb and Gutter types

TRAP No. 2 SOST IV
Drainage Area 2.6 Ac
Storage Required 4680 CF
Storage Provided 4928 CF
Top of Stone Crest 426.0
Bottom Elevation 421.0
Cleanout Elevation 423.0
Depth = 4'
Bottom Dim. 38'x24'
1:1 Side Slopes In Cut

NOTE: Delay construction of Storm drainage I-1 to Ex. I-13 and temporary end pipe as shown until trap no. 2 is removed.

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.

G. Nelson Clark 10-23-93 Date



APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
Director 4/15/94
Date 6/15/94

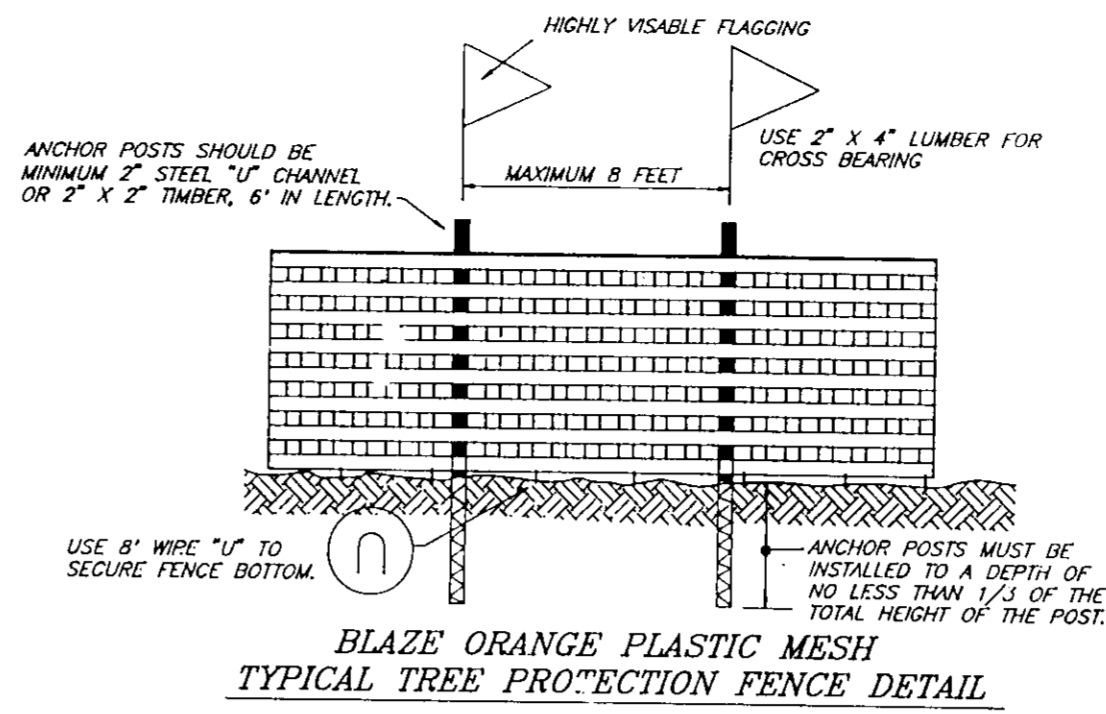
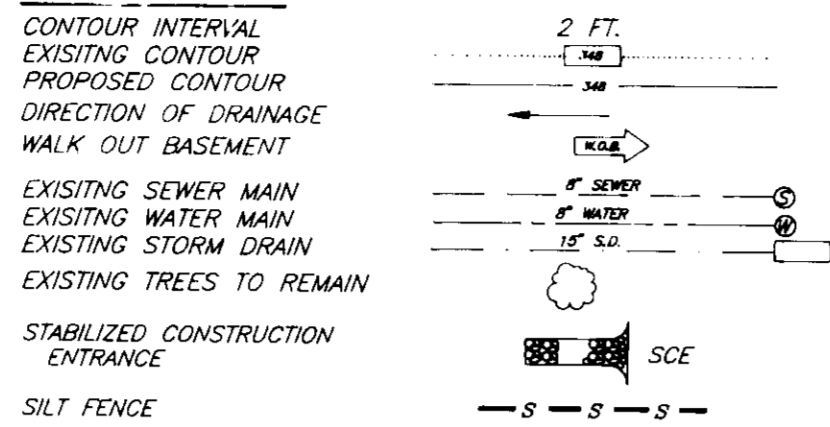
APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE
STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
Director 4/9/94
Date 4/16/94

CLARK • FINEFROCK & SACKETT, INC.
ENGINEERS • PLANNERS • SURVEYORS
7135 MINSTREL WAY • COLUMBIA MD 21045 • (301) 81-7500 BALTO • (410) 41-1800 WASH
DESIGNED JLS SCALE 1" = 30'
DRAWN BAL DRAWING 4 OF 6
CHECKED JLS JOB NO 93-187
DATE 12-22-93 FILE NO 93-187SE
OWNER / DEVELOPER
WOODLOT ENTERPRISES, INC.
% THOMAS SCRIVENER
5026 Dorsey Hall Dr Ste 204
Columbia, Maryland 21042
FOR: THE RYLAND GROUP, INC.
7130 MINSTREL WAY SUITE 215
COLUMBIA, MARYLAND 21045

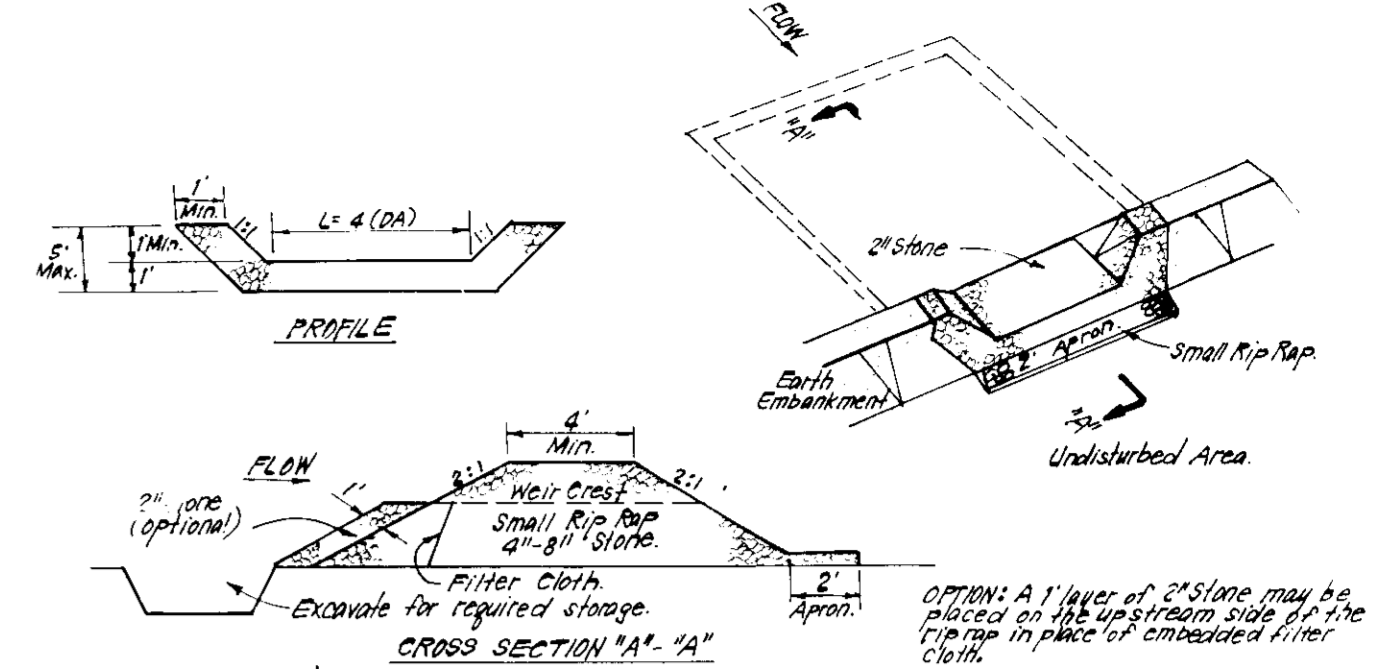
SEDIMENT AND EROSION CONTROL NOTES

- 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. (918-485).
- 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 SPECS. 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, b) 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 perimeters 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 grasses.
- 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.

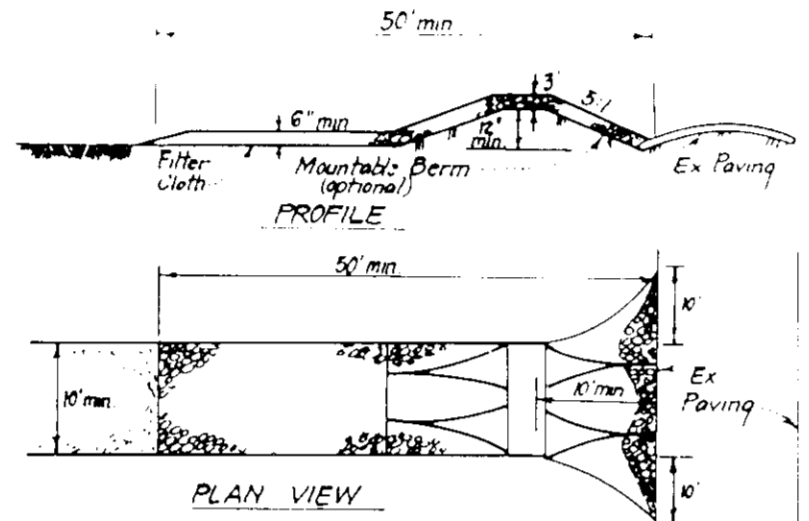
LEGEND



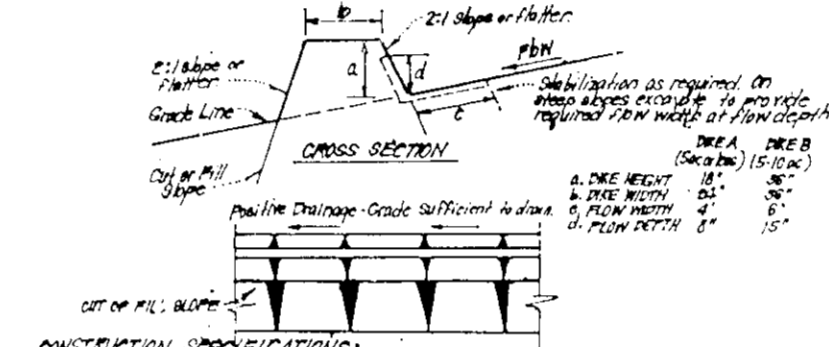
- NOTES:
- Forest protection device only.
 - Retention area will be set as part of the review process.
 - Boundaries of retention area should be staked and flagged prior to installing device.
 - Root damage should be avoided.
 - Protection signage may also be used.
 - Device should be maintained throughout construction.



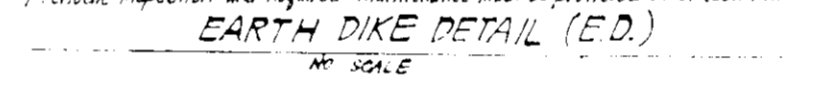
- CONSTRUCTION SPECIFICATIONS:
- Any utility encumbrance shall be cleared, grubbed and stripped of any vegetation and root mat. The trap area shall be cleared.
 - The fill material for the embankment shall be free of rocks and other woody vegetation as well as other stones, rocks, organic material or other objectionable material. The embankment shall be compacted by traversing with equipment while it is being constructed.
 - All cut and fill slopes shall be 2:1 or steeper.
 - The stone used in the outlet shall be small rip rap 1" thickness of 2" aggregate placed on the up-slope side on the small rip rap or crushed filter cloth in the rip rap.
 - Outlet shall be inspected and traps installed to the required dimensions when the sediment has accumulated to 1/2 the design depth of the trap.
 - The structure shall be inspected after each rain and repairs made as needed.
 - Construction operations shall be carried out in such a manner that erosion and water pollution is minimized.
 - The structure shall be removed and the area stabilized when the drainage area has been properly stabilized.



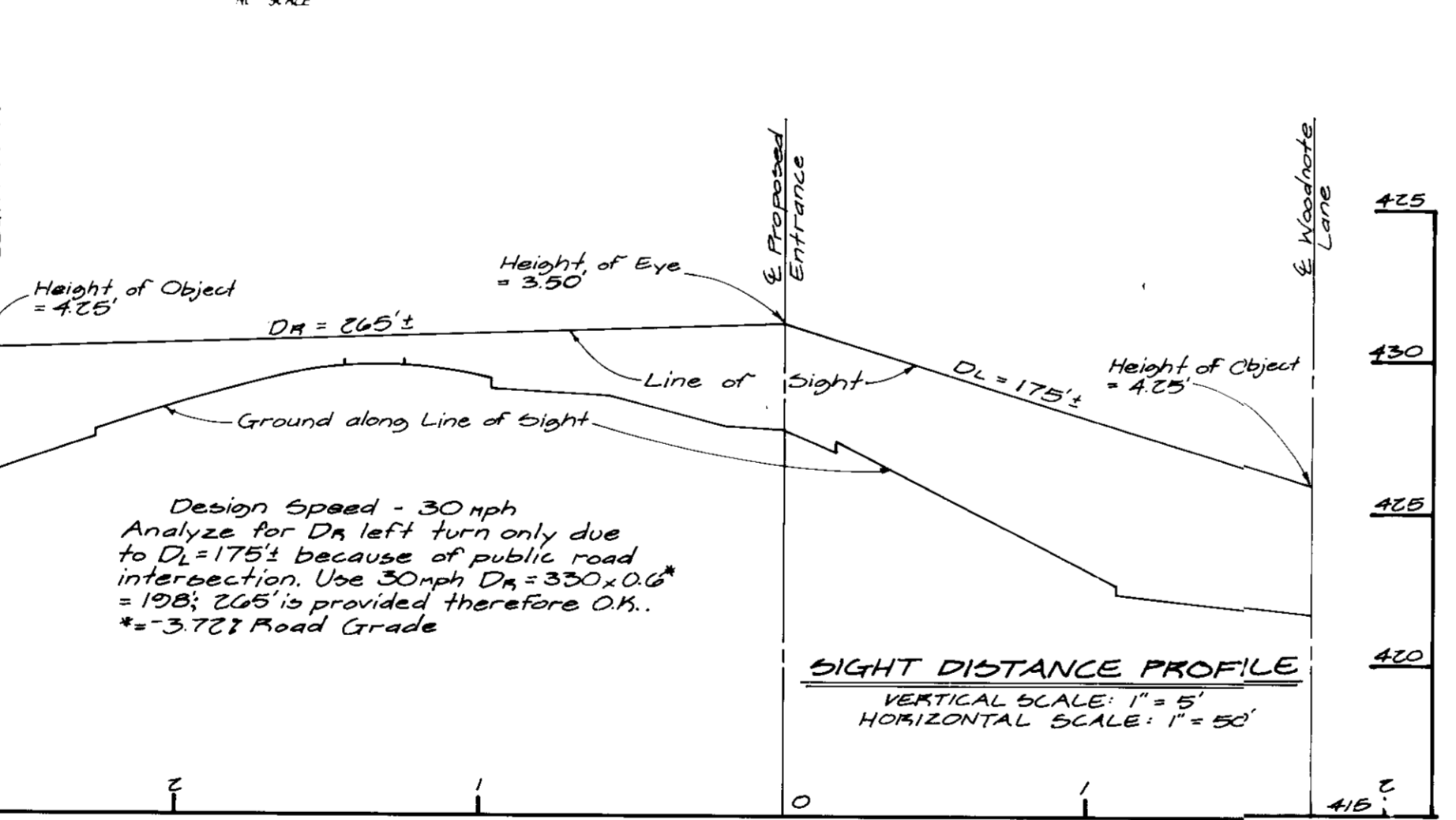
- CONSTRUCTION SPECIFICATIONS:
- Stone size - Use 2" stone, or reclaimed or recycled concrete equivalent.
 - Length - As required, but not less than 50 feet (except on a single residence lot where a 30 foot minimum length would apply).
 - Thickness - Not less than six (6) inches.
 - Width - Ten (10) feet minimum, but not less than the full width at points where ingress or egress occurs.
 - Filter Cloth - Will be placed over the entire area prior to placing of stone. Filter will not be required on single family residence lot.
 - Surface Water - All surface water flowing or diverted toward construction entrances shall be piped across the entrance. If piping is impractical, a mounted side berm with 5:1 slopes will be permitted.
 - Maintenance - The entrance shall be maintained in a condition which will prevent tracking or flowing of sediment onto public rights-of-way. This may require periodic top dressing with additional stone as conditions demand and repair and/or cleanup of any measures used to trap sediment. All sediment spilled, dragged, washed or tracked onto public rights-of-way must be removed immediately.
 - Washing - Wheels shall be cleaned to remove sediment prior to entrance onto public rights-of-way. When washing is required, it shall be done on an area stabilized with stone and which drains into an approved sediment trapping device.
 - Periodic inspection and needed maintenance shall be provided after each rain.



- CONSTRUCTION SPECIFICATIONS:
- All dikes shall be constructed by earthmoving equipment.
 - Dikes shall have positive drainage on an outlet.
 - The mesh may be wider and soil slopes may be steeper if desired, to provide check by definition traps.
 - Water retention shall be adjusted as needed to utilize a stabilized soil mat.
 - Check dikes shall have an outlet that functions with a minimum of erosion. Dikes shall be arranged in a sequential trapping device such as a sediment trap or sediment basin where they are the site of a dike in the drainage area above the dike to be stabilized.
 - Stabilization shall be fully completed with standard specifications for soil and stone which are used in the area of the dike.



STABILIZED CONSTRUCTION ENTRANCE (SCE)



SEQUENCE OF CONSTRUCTION

1. Obtain Grading Permit	7 Days
2. Install Sediment & Erosion control measures	14 Days
3. Clear and Rough Grade Site	30 Days
4. Construct Water and Sewer	60 Days
5. Construct storm drainage except I-7 thru Ex I-9 and I-1 thru Ex I-13 as noted and temporarily divert water into traps	30 Days
6. Fine grade and construct paving	90 Days
7. Construct Houses	180 Days
8. Fine grade and stabilize disturbed areas on site in accordance with Standards and Specifications	30 Days
9. Upon approval of the sediment control inspector, remove sediment and erosion control measures and construct remaining storm drainage and stabilize	30 Days

APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
 Director: [Signature] 6/15/94
 Date: 6/15/94
 Chief Division of Land Development and Research

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE, STORM DRAINAGE SYSTEMS AND PUBLIC ROADS
 HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS
 Director: [Signature] 6/16/94
 Date: 6/16/94
 Chief Bureau of Engineering M.K.

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

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

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."

Maurice M. Simpkins 10-22-93
 Maurice M. Simpkins 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.

G. Nelson Clark 10-22-93
 G. Nelson Clark Date



OWNER / DEVELOPER
 WOODLOT ENTERPRISES, INC.
 96 THOMAS SCRIVENER
 5026 Dorsey Hall Dr. Ste. 204
 Columbia, Maryland 21042

CLARK • FINEFROCK & SACKETT, INC.
 ENGINEERS • PLANNERS • SURVEYORS
 7135 MINSTREL WAY • COLUMBIA, MD 21045 • (301) 381-7500 - BALTO • (301) 621-8100 - WASH

DESIGNED JLS	SEDIMENT & EROSION CONTROL PLAN LOTS 9 THRU 40 AND 0.5 LOT 92 WOODLOT SECTION 1 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND FOR: THE RYLAND GROUP, INC. 7130 MINSTREL WAY, SUITE 215 COLUMBIA, MARYLAND 21045	SCALE 1" = 30'
DRAWN BAL		DRAWING 5 OF 6
CHECKED JLS		JOB NO 93-187
DATE 12-22-93		FILE NO 93-187SE

SCHEDULE A
PERIMETER LANDSCAPE EDGE

Category	Adjacent to Roadways	Adjacent to Perimeter Properties
Landscaping Type	C	A
Linear Feet of Roadway Frontage/Perimeter	380 LF	1260 LF
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)	60 LF	1260 LF of Forest Conservation Area
Credit for Wall, Fence or Berm (Yes, No, Linear Feet) (Describe below if needed)		
Number of Plants Required Shade Trees Evergreen Trees Shrubs	8 sh 16 ev	
Number of Plants Provided Shade Trees Evergreen Trees Other Trees (2:1 substitution) Shrubs (10:1 substitution) (Describe plant substitution credits below if needed)	8 sh 16 ev	

Comments: LANDSCAPE BUFFER TYPE C (ADJACENT TO ROADWAYS) IS REQUIRED FOR THE SIDE OF LOTS 2, 2A, AND 40 AND THE REAR OF LOTS 26-40.

SCHEDULE A
PERIMETER LANDSCAPE EDGE

Category	Adjacent to Roadways	Adjacent to Perimeter Properties
Landscaping Type	E	
Linear Feet of Roadway Frontage/Perimeter	45 LF	
Credit for Existing Vegetation (Yes, No, Linear Feet) (Describe below if needed)		
Credit for Wall, Fence or Berm (Yes, No, Linear Feet) (Describe below if needed)		
Number of Plants Required Shade Trees Evergreen Trees Shrubs	1 sh 10 shr	
Number of Plants Provided Shade Trees Evergreen Trees Other Trees (2:1 substitution) Shrubs (10:1 substitution) (Describe plant substitution credits below if needed)	1 sh 10 shr	

Comments: LANDSCAPE BUFFER TYPE E IS REQUIRED FOR THE 5 PARKING SPACES OF HIGH WHEELS COURT (STATIONS 4+56.42 TO 4+83.42.)

SCHEDULE B
PARKING LOT INTERNAL LANDSCAPING

Number of Parking Spaces	4B
Number of Trees Required	5
Number of Trees Provided Shade Trees Other Trees (2:1 substitution)	5 sh

SCHEDULE C
RESIDENTIAL DEVELOPMENT INTERNAL LANDSCAPING

Number of Dwelling Units	32
Number of Trees Required (1:DU SFA; 1:3 DU APTS)	32
Number of Trees Provided Shade Trees Other Trees (2:1 substitution)	32 sh

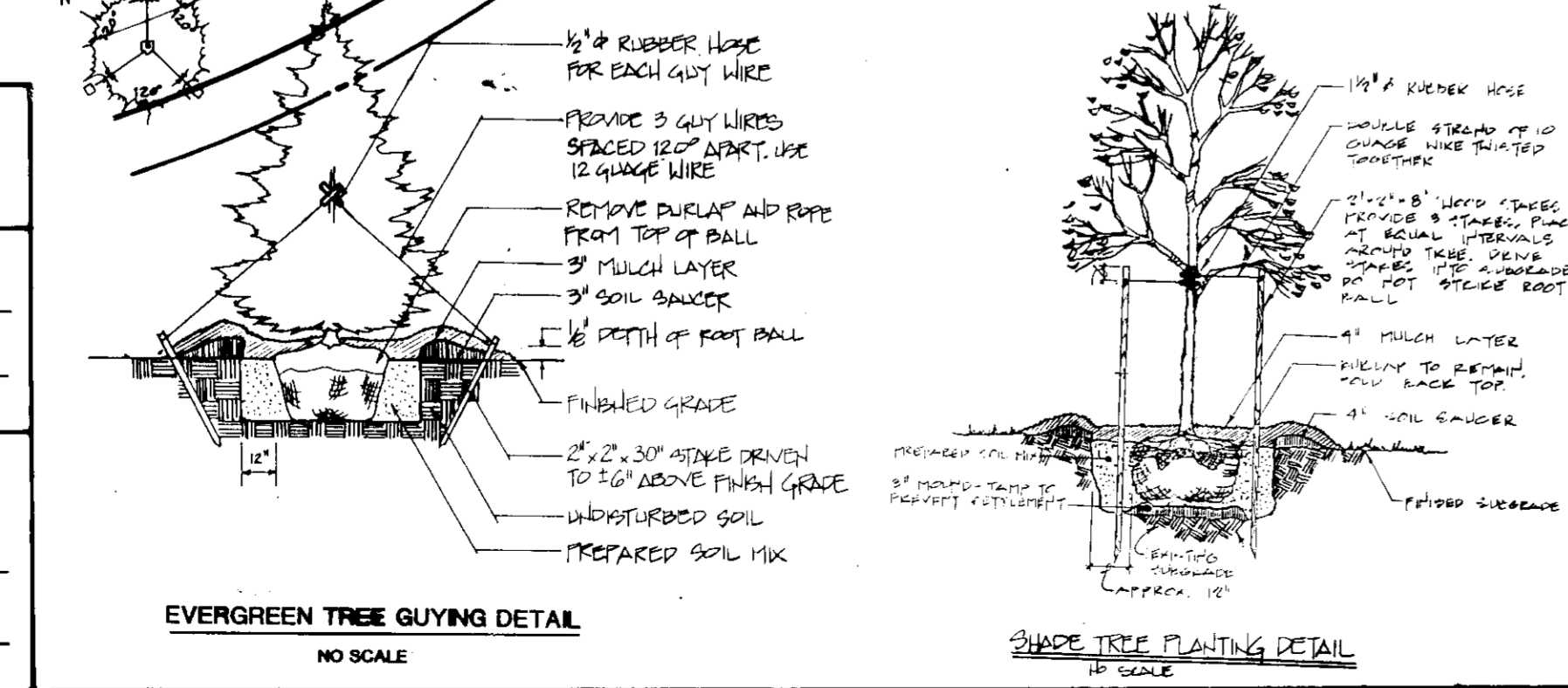
APPROVED: HOWARD COUNTY DEPT. OF PLANNING & ZONING
DATE: 6/15/94
DATE: 4/15/94
DATE: 4/19/94
DATE: 4/6/94



PLANT SCHEDULE

KEY	QTY	PLANT SPECIES	SIZE	REMARKS
⊕	28	ACER RUBRUM "OCTOBER GLORY" October Glory Red Maple	3 1/2-3" CAL 12-14' HT	B & B
⊕	18	GLEDITSIA TRI. INM. "SHADEMASTER" Shademaster Honeylocust	3 1/2-3" CAL 12-14' HT	B & B
⊕	14	QUERCUS RUBRA Red Oak	3 1/2-3" CAL 12-14' HT	B & B
⊕	10	CORNUS STOLONIFERA Red Twig Dogwood	2 1/2-3" HT	B & B
⊕	8	MAGNOLIA SOULANGIANA Saucer Magnolia	6-8" HT	B & B
⊕	12	PRUNUS SERRULATA "KWANZAN" Kwanzan Cherry	2 1/2-3" CAL 8-10' HT	B & B
⊕	36	PINUS STROBUS White Pine	6-8" HT	B & B
⊕	16	TSUGA CANADENSIS Canadian Hemlock	6-8" HT	B & B

STREET TREES BY THE DEVELOPER PER P-93-125



THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.12A OF THE HOWARD COUNTY CODE AND LANDSCAPE MANUAL AND EXHIBITS 4 & 11 OF ZONING BOARD CASE 25933M. FINANCIAL TREES FOR THE REQUIRED 62 LANDSCAPE TREES IN THE AMOUNT OF \$6200.00 IS PART OF THE BUILDERS GRADING PERMIT APPLICATION.

SUBDIVISION NAME	SECTION/AREA	LOTS/PARCEL
WOODLOT	SECT. 1	9 THRU 40
PLAT NO.	BLOCK NO.	ZONE
	29	R-SC
TAX MAP NO.	ELECTION DIST.	DENSITY TRACT
	29	5TH
WATER CODE	SEWER CODE	
I 03	5587900	

CLARK • FINEFROCK & SACKETT, INC.
ENGINEERS • PLANNERS • SURVEYORS
7135 MINSTREL WAY • COLUMBIA, MD 21045 • (301) 381-7500 • BALTO • (301) 621-8100 • WASH

DESIGNED: MJP
DRAWN: MJP
CHECKED: LHT
DATE: 12-22-93

LANDSCAPE PLANTING PLAN
LOTS 9 THRU 40 AND 0.5 LOT 32
WOODLOT
SECTION 1
5TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 30'
DRAWING: 6 OF 6
JOB NO: 08-187
FILE NO: 93-187

FOR: THE RYLAND GROUP, INC.
7130 MINSTREL WAY, SUITE 215
COLUMBIA, MARYLAND 21045