

PERMANENT SEEDING NOTES

Apply to graded or cleared area 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 on the following schedules.

- 1) Preferred - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 sf) and 600 lbs per acre 10-10-10 fertilizer (14 lbs/1000 sf) 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 sf).
- 2) Acceptable - Apply 2 tons per acre dolomitic limestone (92 lbs/1000 sf) and 1000 lbs per acre 10-10-10 fertilizer (23 lbs/1000 sf) before seeding. Harrow or disc into upper three inches of soil.

Seeding: For the periods March 1 through April 30 and August 1 through October 15, seed with 60 lbs per acre (1.4 lbs/1000 sf) of Kentucky 31 Tall Fescue. For the period May 1 through July 31, seed with 60 lbs Kentucky 31 Tall Fescue per acre and 2 lbs per acre (0.05 lbs/1000 sf) of Weeping Lovegrass. During the period of October 16 through 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 sf) 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 sf) of emulsified asphalt on flat areas. On slopes 8 feet or higher, use 348 gallons per acre (8 gal/1000 sf) for anchoring.

Maintenance: Inspect all seeded areas and make needed repairs, replacements and reseedings.

TEMPORARY SEEDING NOTES

Apply to graded or cleared areas likely to be redisturbed 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 sf).

Seeding: For periods March 1 through April 30 and from August 15 through November 15, seed with 2-1/2 bushels per acre of annual rye (3.2 lbs/1000 sf). For the period May 1 through August 14, seed with 3 lbs per acre of Weeping Lovegrass (0.07 lbs/1000 sf). For the period November 16 through 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 sf) 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 sf) of emulsified asphalt on flat areas. On slopes 8 feet or higher, use 348 gallons per acre (8 gal/1000 sf) for anchoring.

Refer to the 1994 Maryland Standards and Specifications for Soil Erosion and Sediment Control for rate and methods not covered.

SEDIMENT CONTROL NOTES

1. A minimum of 48 hours notice must be given to the Howard County Office of Inspections and Permits prior to the start of any construction. (313-1855)
2. All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 1994 Maryland Standards and Specifications for Soil Erosion and Sediment Control.
3. Following initial soil disturbances or redisturbances, permanent or temporary stabilization shall be completed within: a) 72 hours for all perimeter sediment control structures, dikes, perimeter slopes and all slopes greater than 3:1, b) 5 calendar days as to all other disturbed or graded areas on the project site.
4. All disturbed areas must be stabilized within the time period specified above in accordance with the 1994 Maryland Standards and Specifications for Soil Erosion and Sediment Control for Permanent Seedings (Sec. G-III) Sod (Sec. G-IV), Temporary Seeding (Sec. G-II) and Mulching (Sec. G-I). Temporary stabilization with mulch alone can only be done when recommended seeding dates do not allow for proper germination and establishment of grasses.
5. 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.
6. **Site Analysis:**
Total Area of Site: 5.57 Ac.
Area to be Disturbed: 5.57 Ac.±
Area to be roofed or paved: 1.88 Ac.±
Area to be vegetatively stabilized: 3.69 Ac.±
Total Cut: 8700 c.y.±
Total Fill: 8700 c.y.±
Offsite Waste/Borrow Area: All excess material shall be transported to a suitable spoil site with appropriate sediment control measures as required.
7. Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
8. Additional sediment controls must be provided, if deemed necessary by the Howard County DLP Sediment Control Inspector.
9. Quantities and estimates shown are for sediment control purposes only. Contractor shall prepare his/her own quantity estimates to his/her satisfaction.

SEDIMENT CONTROL SEQUENCE

1. Obtain all permit approvals and licenses from the appropriate agencies.
2. Notify Howard County Construction Inspection Division (313-1880) at least five (5) working days prior to starting work.
3. Verify all sediment control erosion measures and devices proposed under F-96-139 have been installed. All sediment control devices are to be inspected after each rainfall. Repair sediment control devices as required.
4. Excavate for foundations, rough grade and temporarily stabilize.
5. Construct structures, sidewalks and driveways.
6. Final grade and stabilize in accordance with Sids. and Specs.
7. Upon approval of the Howard County Sediment Control Inspector, remove sediment control devices and stabilize.

BUILDER/CONTRACT PURCHASER

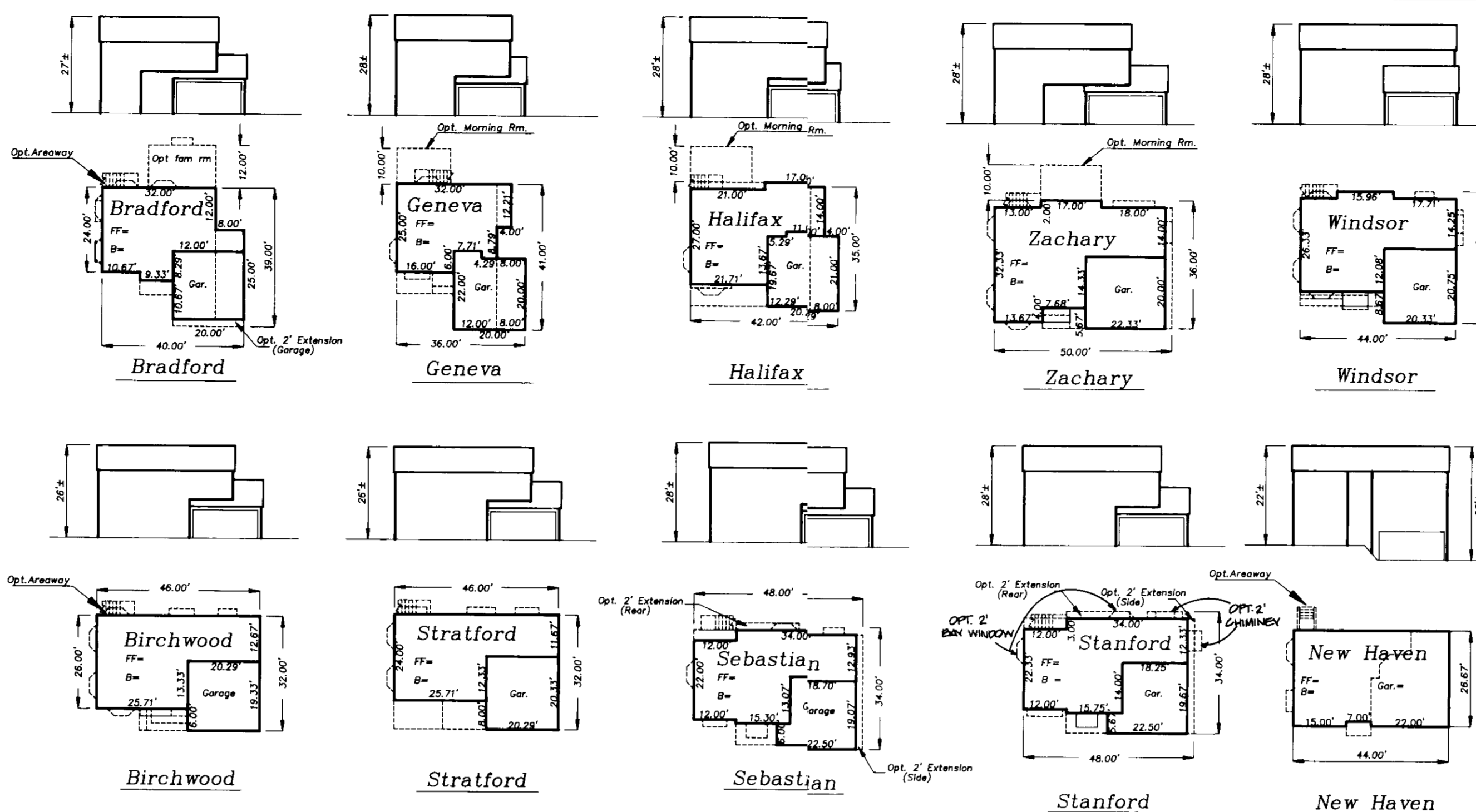
RYAN HOMES INC.
OWINGS MILLS COMMERCE CENTER
11480 CROWNDRIVE DRIVE, SUITE 128
OWINGS MILLS, MD 21117
(410) 654-0501
ATTN: MR. MICHAEL SHEARER

OWNER/DEVELOPER

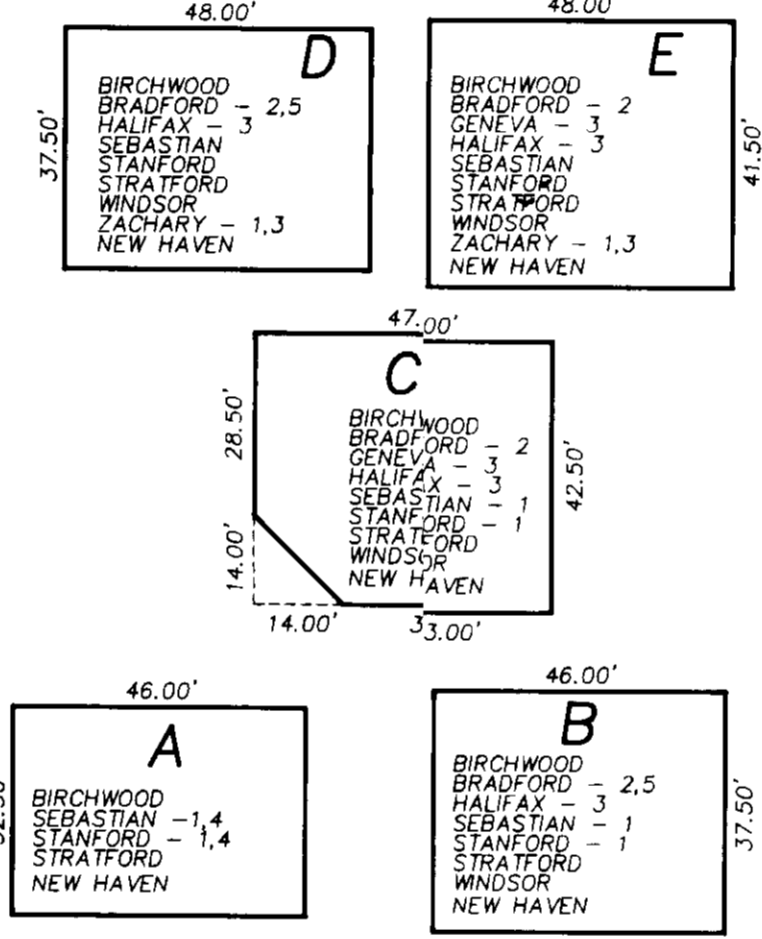
SDC GROUP, INC.
P.O. BOX 417
ELLCOTT CITY, MD 21043

ENGINEER/SURVEYOR

R.M. MOCHI GROUP, P.C.
10120 A OLD NATIONAL PIKE
HAMPSHIRE, MD 21754
(301) 865-5858
ATTN: MR. ROBERT M. MOCHI, P.E.



LOT NO.	STREET ADDRESS
302	0604 OVERTON DRIVE
303	0608 OVERTON DRIVE
304	0612 OVERTON DRIVE
305	0616 OVERTON DRIVE
306	0620 OVERTON DRIVE
307	0624 OVERTON DRIVE
308	0628 OVERTON DRIVE
309	0632 OVERTON DRIVE
310	0636 OVERTON DRIVE
311	0640 OVERTON DRIVE
312	0644 OVERTON DRIVE
313	0648 OVERTON DRIVE
314	0652 OVERTON DRIVE
315	0656 OVERTON DRIVE
316	0660 OVERTON DRIVE
317	0664 OVERTON DRIVE
318	0668 OVERTON DRIVE
319	0672 OVERTON DRIVE
320	0676 OVERTON DRIVE
321	0680 OVERTON DRIVE
322	0684 OVERTON DRIVE
323	0688 OVERTON DRIVE
324	0692 ODELTON COURT
325	0696 ODELTON COURT
326	0700 ODELTON COURT
327	0704 ODELTON COURT
328	0708 ODELTON COURT
329	0712 ODELTON COURT
330	0716 ODELTON COURT
331	0720 ODELTON COURT
332	0724 ODELTON COURT
333	0728 ODELTON COURT
334	0732 ODELTON COURT
335	0736 OVERTON DRIVE
336	0740 OVERTON DRIVE

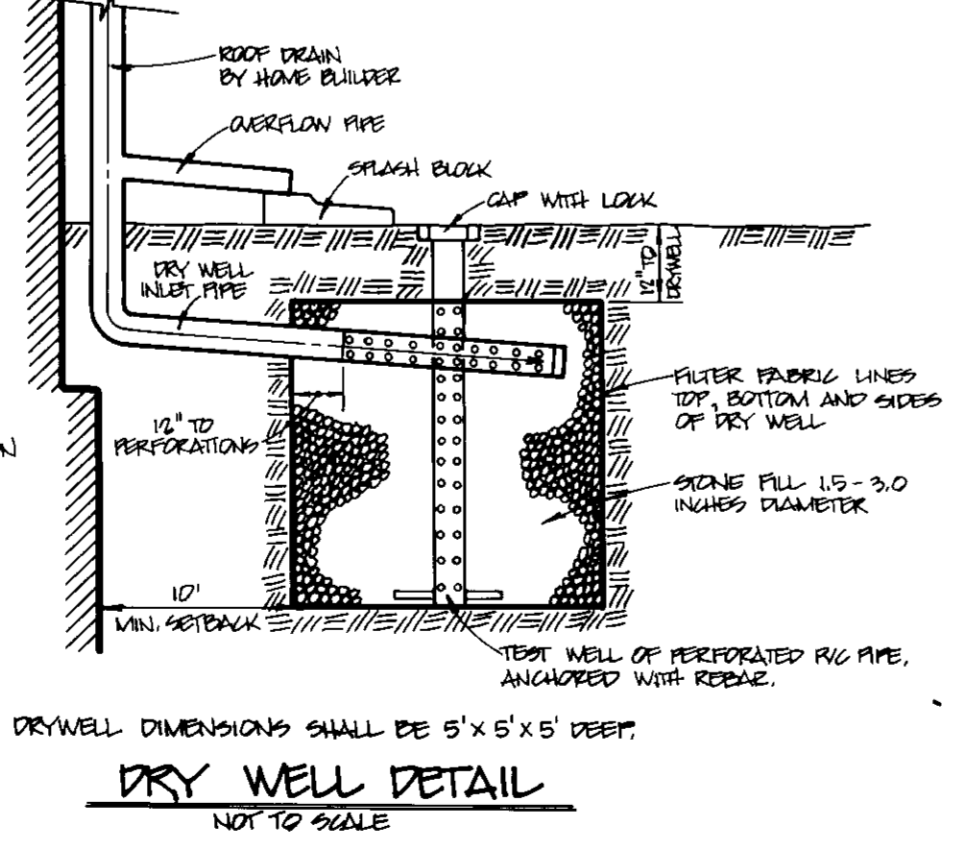


OPTION DESIGNATION KEY

- THE FOLLOWING DESIGNATIONS ARE USED TO SPECIFY THAT AN OPTION IS NOT AVAILABLE FOR A PARTICULAR GENERIC BOX.
- 1 - NO 2' EXTENSION (SIDE)
 - 2 - NO NO OPT. FAM ROOM
 - 3 - NO OPT. MORNING ROOM
 - 4 - NO 2' EXTENSION (REAR)
 - 5 - NO 2' EXTENSION (GAR.)

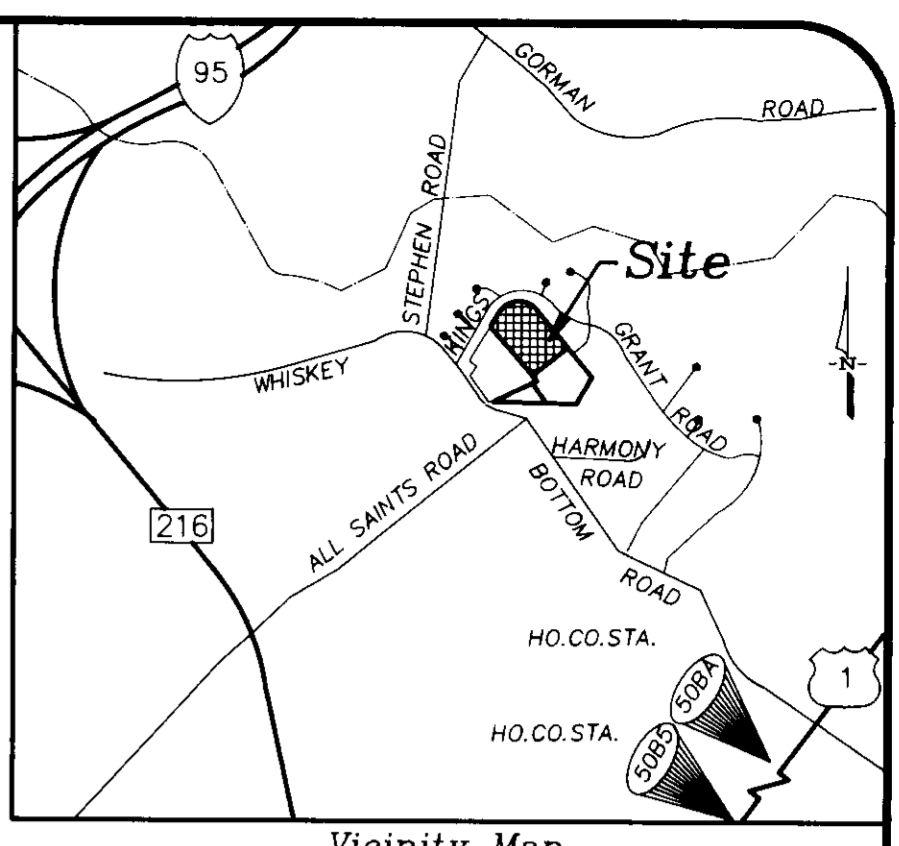
MINIMUM SEWER SERVICE ELEVATION CHART

LOT NO.	MIN. CELLAR ELEV.
302	295.8
303	295.5
304	297.2
305	298.0
306	298.2
307	298.2
308	298.8
309	300.5
310	301.3
311	302.6
312	303.1
313	302.7
314	303.1
315	304.4
316	306.1
317	307.5
318	300.2
319	298.5
320	301.6
321	308.8
322	298.0
323	298.6
324	302.8
325	305.4
326	308.9
327	309.5
328	308.1
329	307.8
330	307.2
331	308.1
332	309.1
333	306.5
334	304.1
335	296.4
336	295.8



SPECIAL NOTES:

1. THIS PLAN IS FOR HOUSE SITING AND LOT GRADING ONLY. IMPROVEMENT SHOWN WITHIN THE RIGHT-OF-WAY ON THIS S.D.P. ARE NOT TO BE USED FOR CONSTRUCTION. FOR CONSTRUCTION, SEE APPROVED ROAD CONSTRUCTION PLANS F-96-139 AND/OR APPROVED WATER AND SEWER PLANS CONTRACT NO. 24-3496-D.



BENCH MARKS:
HOWARD COUNTY # 508A (NAD '83) ELEV. N/A
STANDARD DISC ON CONCRETE MONUMENT
N 527561.6702' E 1359772.5936'
HOWARD COUNTY # 508B (NAD '83) ELEV. 178.242'
STANDARD DISC ON CONCRETE MONUMENT
N 524999.3640' E 1357925.6751'

GENERAL NOTES:

1. THE CONTRACTOR SHALL NOTIFY THE DEPARTMENT OF PUBLIC WORKS/BUREAU OF ENGINEERING/CONSTRUCTION INSPECTION DIVISION AT (410) 313-1880 AT LEAST FIVE (5) WORKING DAYS PRIOR TO THE START OF WORK.
 2. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
 3. THE EXISTING TOPOGRAPHY IS TAKEN FROM APPROVED F-96-139 PROPOSED GRADES AND FROM FIELD RUN SURVEY WITH 2' (TWO FOOT) CONTOURS INTERVALS PREPARED BY TSA GROUP, INC. DATED IN 4/95.
 4. THE COORDINATES SHOWN HEREON ARE BASED UPON THE HOWARD COUNTY GEODETIC CONTROL WHICH IS BASED UPON THE MARYLAND STATE PLANE COORDINATE SYSTEM, NAD 83. HOWARD COUNTY GEODETIC CONTROL STATIONS 508A AND 508B.
 5. STORMWATER MANAGEMENT IS PROVIDED BY EXTENDED DETENTION. STRUCTURE IS CLASS "A" DESIGN MANUAL WAIVER (SECTION 5.2.4.1) APPROVED 12/28/95 TO PERMIT SWM OUTFALL LESS THAN 20' FROM PROPERTY LINE.
 6. EXISTING UTILITIES ARE BASED ON APPROVED HOWARD COUNTY CONTRACT DRAWINGS. CONTRACTOR IS RESPONSIBLE FOR LOCATION OF ALL EXISTING UTILITIES.
 7. ANY DAMAGE TO THE COUNTY'S RIGHT-OF-WAY SHALL BE CORRECTED AT THE DEVELOPER'S EXPENSE.
 8. SHC ELEVATIONS SHOWN ARE LOCATED AT THE PROPERTY LINE. MANUAL, VOLUME IV, STANDARD DETAIL R-6.03.
 9. FOR DRIVEWAY ENTRANCE DETAILS REFER TO THE HOWARD COUNTY DESIGN SITE ANALYSIS DATA CHART.
- TOTAL PROJECT AREA - 14.25 AC.
AREA OF PLAN SUBMISSION - 5.51 AC.
LIMIT OF DISTURBED AREA - 5.57 AC.
PRESENT ZONING - R-SC
PROPOSED USES FOR SITE AND STRUCTURES - RESIDENTIAL (SPD)
TOTAL NUMBER OF UNITS ALLOWED - 57
TOTAL NUMBER OF UNITS PROPOSED ON SUBMISSION - 35
OPEN SPACE ON SITE - 3.05 AC. AND 21% OF GROSS AREA
AREA OF RECREATION OPEN SPACE REQUIRED - 0.33 AC.
AREA OF RECREATION OPEN SPACE PROVIDED - 0.33 AC.
BUILDING COVERAGE OF SITE - 1.37 AC. AND 24.8% OF GROSS AREA
APPLICABLE DPZ FILE REFERENCES (APPROVAL DATES)
F-96-139 (9/4/96)
P-96-01 (2/5/96)
SP-96-04 (2/5/96)
WS # 24-3496 (7/23/96)
SDP 97-48 (2/24/97)
11. PURSUANT TO AN AGREEMENT REACHED BETWEEN SECURITY DEVELOPMENT, RYAN HOMES, AND THE HOWARD SOIL CONSERVATION DISTRICT, EXISTING SEDIMENT CONTROL DEVICES SHALL BE USED FOR THIS SITE. (SEE F-96-139 FOR SEDIMENT CONTROL PLAN, NOTES AND DETAILS)
 12. ALL LANDSCAPING AND STREET TREE REQUIREMENTS SHOWN ON THIS PLAN ARE PROPOSED UNDER THE F-96-139 CONTRACT AND SHALL BE PROVIDED BY THE DEVELOPER. FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING HAS BEEN POSTED AS PART OF THE F-96-139 DPW DEVELOPER'S AGREEMENT.
 13. SECTION 102A.1.C OF THE ZONING REGULATIONS ALLOWS TREES OR SHRUBS OPEN OR ENCLOSED NOT TO PROJECT MORE THAN 10 FEET INTO THE REQUIRED FRONT OR REAR YARD BUILDING RESTRICTION LINES. SECTION 102A.1.B ALLOWS TREE-LIKE CANOPIES AND SHRUBS NOT MORE THAN 10 WIDE MAY PROJECT UP TO 4 FEET INTO ANY REQUIRED YARD.
 14. DRYWELLS ARE REQUIRED FOR LOTS 305 - 317, 320 - 332 (SEE DETAIL THIS SHEET).
 15. ALL ROOF RUNOFF THAT DOES NOT DRAIN TO THE STORMWATER MANAGEMENT POND MUST BE CONNECTED TO THE PROPOSED DRYWELLS.

PERMIT INFORMATION CHART

SUBDIVISION NAME		KINGS WOODS	
SECT./AREA		PARCEL #	LIBER & FOLIO
4/		550 & P/O 857	574/262 213/19
PLAT No.		BLOCK No.	ZONE
12622	15 & 21	R-SC	
WATER CODE		SEWER CODE	GENSUS
CO3			7320000
SCALE: 1" = 30'		DATE: 03/20/97	

APPROVED:
HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING
[Signature] 7/17/97
CHIEF, DEVELOPMENT ENGINEERING DIVISION
[Signature] 7/22/97
CHIEF, DIVISION OF LAND DEVELOPMENT
[Signature] 7/22/97
DIRECTOR

APPROVED: THIS DEVELOPMENT IS APPROVED FOR EROSION AND SEDIMENT CONTROL BY THE HOWARD COUNTY SOIL CONSERVATION DISTRICT
[Signature] 7/15/97
HOWARD SOIL CONSERVATION DISTRICT

APPROVED: REVIEWED FOR HOWARD COUNTY SOIL CONSERVATION DISTRICT AND MEETS TECHNICAL REQUIREMENTS.
[Signature] 7/15/97
USDA - NATURAL RESOURCES CONSERVATION SERVICE

BUILDER'S CERTIFICATE
I/We certify that all development and construction will be done accordance with this plan of development and plan for erosion and sediment control and that all responsible personnel involved in the construction of this project will have a certificate of attendance at a Department of the Environment approved training course for control of sediment and erosion before beginning construction. I/We will make periodic onsite inspection by the Howard County Department of the Environment, or their authorized agents, as are deemed necessary.
[Signature] 3/20/97
Signature of Builder Date

ENGINEER'S CERTIFICATE
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 County Soil Conservation District.
[Signature] 3/27/97
Robert M. Mochi, P.E. Date

Project	96023-21	date	11/20/97
Illustration	MWZ	engineering	MWZ
scale	N/A	approval	RMW

NO.	DESCRIPTION	DATE
4	REVISED ADDRESS FOR LOT 303'S SUBMITTED UNLAWFUL TO OPT FOR SUGGESTEDS DIRECT SUBMITTAL TO THE DPZ 1ST SUBMITTAL TO HO. CO. DPZ FOR REVIEW	3/17/97

SECTION 4, LOTS 302-336
KINGS WOODS
ELECTION DISTRICT 6th
COVER SHEET, SEDIMENT CONTROL NOTES
HOWARD COUNTY

[Signature]
R.M. MOCHI GROUP, P.C.
10120 A Old National Pike, Suite 225
Hampshire, MD 21754
Tel: (301) 865-5858 Fax: (410) 461-0079

