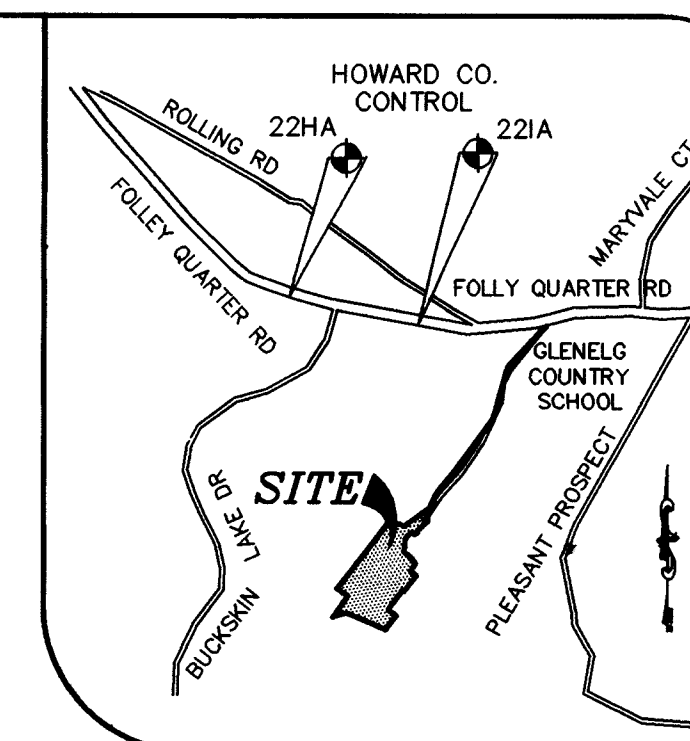
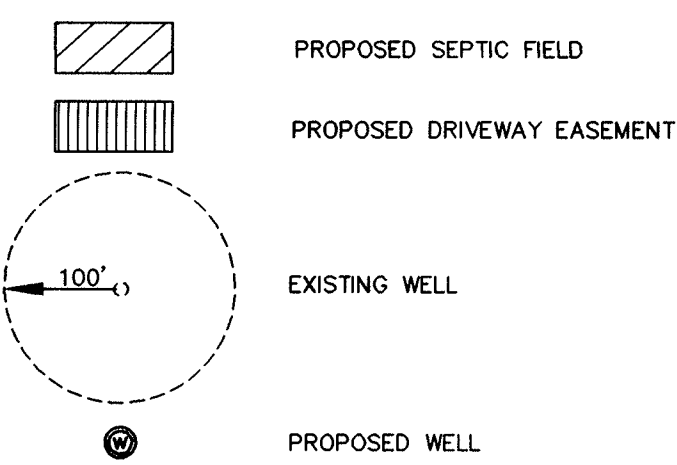
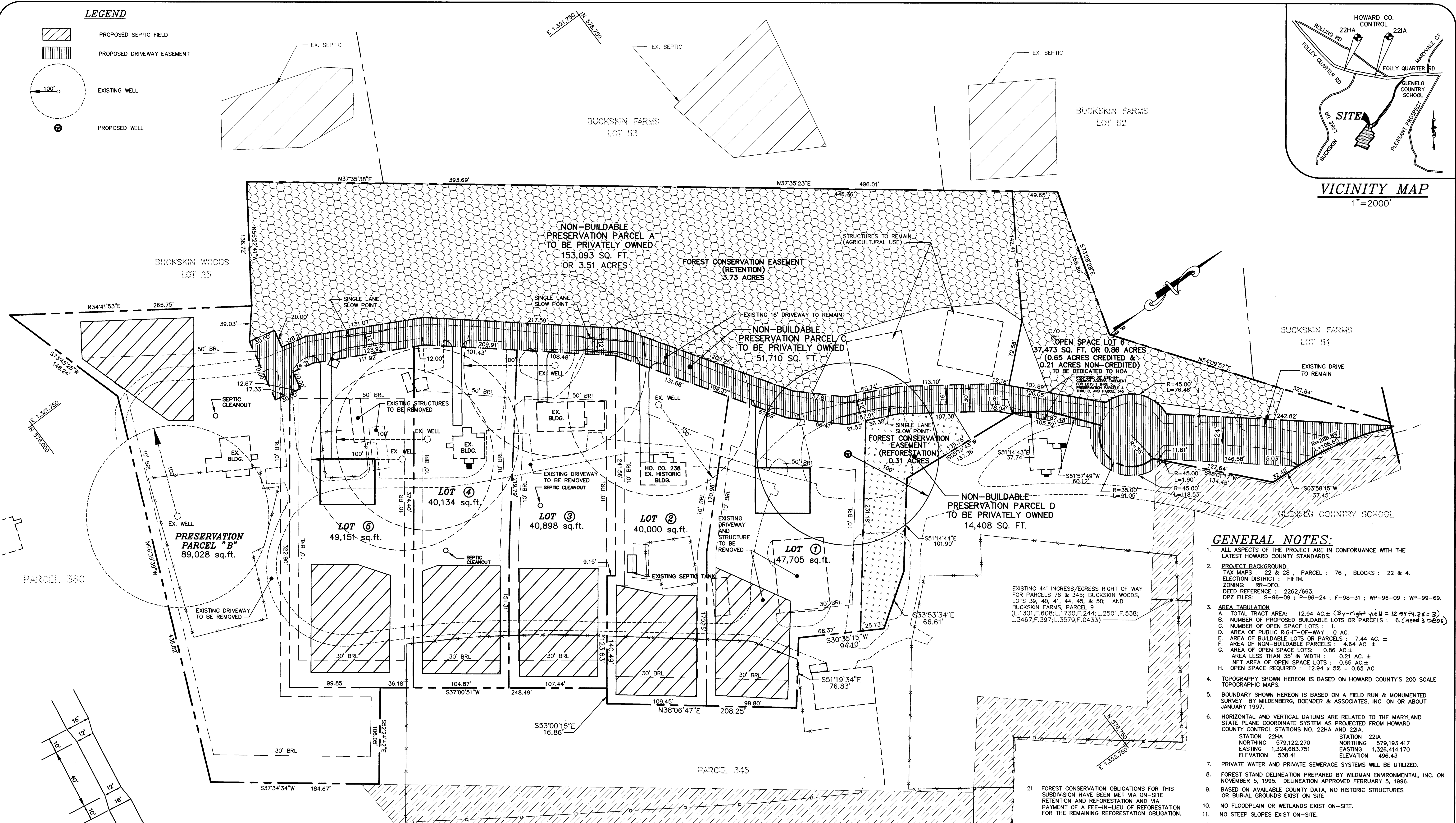


LEGEND



VICINITY MAP
1"=2000'



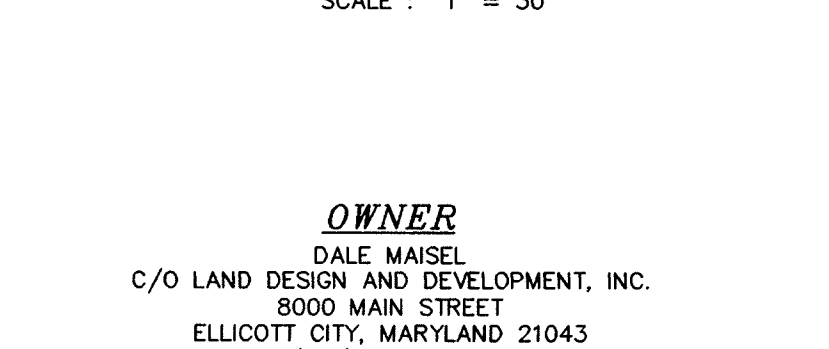
GENERAL NOTES:

- ALL ASPECTS OF THE PROJECT ARE IN CONFORMANCE WITH THE LATEST HOWARD COUNTY STANDARDS.
- PROJECT BACKGROUND:**
TAX MAPS: 22 & 28 - PARCEL: 76 - BLOCKS: 22 & 4.
ELECTION DISTRICT: FIFTH.
ZONING: RR-DEO.
DEED REFERENCE: 2262/663.
DPZ FILES: S-96-09; P-96-24; F-98-31; WP-96-09; WP-99-69.
- AREA TABULATION**
A. TOTAL TRACT AREA: 12.84 AC ± (89'-11" x 144' x 14' = 12.41 ± 2 ± 2)
B. NUMBER OF PROPOSED BUILDABLE LOTS OR PARCELS: 6. (need 3 DEOs)
C. NUMBER OF OPEN SPACE LOTS: 1.
D. AREA OF PUBLIC RIGHT-OF-WAY: 0 AC.
E. AREA OF BUILDABLE LOTS OR PARCELS: 7.44 AC ±
F. AREA OF NON-BUILDABLE PARCELS: 4.64 AC ±
G. AREA OF OPEN SPACE LOTS: 0.86 AC ±
H. AREA LESS THAN 35' IN WIDTH: 0.21 AC ±
I. NET AREA OF OPEN SPACE LOTS: 0.65 AC ±
H. OPEN SPACE REQUIRED: 12.94 x 5% = 0.65 AC
- TOPOGRAPHY SHOWN HEREON IS BASED ON HOWARD COUNTY'S 200 SCALE TOPOGRAPHIC MAPS.
- BOUNDARY SHOWN HEREON IS BASED ON A FIELD RUN & MONUMENTED SURVEY BY MILDENBERG, BOENDER & ASSOCIATES, INC. ON OR ABOUT JANUARY 1997.
STATION 22HA NORTHING 579,122.270 EASTING 1,324,683.751 ELEVATION 538.41
STATION 22IA NORTHING 579,193.417 EASTING 1,326,414.170 ELEVATION 496.43
- PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS WILL BE UTILIZED.
- FOREST STAND DELINEATION PREPARED BY WILDMAN ENVIRONMENTAL, INC. ON NOVEMBER 5, 1995. DELINEATION APPROVED FEBRUARY 5, 1996.
- BASED ON AVAILABLE COUNTY DATA, NO HISTORIC STRUCTURES OR BURIAL GROUNDS EXIST ON SITE.
- NO FLOODPLAIN OR WETLANDS EXIST ON-SITE.
- NO STEEP SLOPES EXIST ON-SITE.
- EXISTING STRUCTURES ON LOTS 2 THRU 4 AND PRESERVATION PARCEL B ARE TO REMAIN. TWO STRUCTURES FOR AGRICULTURAL USE ON PRESERVATION PARCEL A ARE TO REMAIN. ALL OTHERS TO BE REMOVED UNLESS OTHERWISE NOTED.
- THE LOCATION OF THE EXISTING STRUCTURES, DRIVEWAY, WELLS, AND CLEANOUTS ON-SITE ARE APPROXIMATE.
- THIS AREA DESIGNATES A PRIVATE SEWERAGE EASEMENT OF AT LEAST 10,000 SQ.FT. AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF ENVIRONMENT FOR INDIVIDUAL SEWERAGE DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWERAGE IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWERAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWERAGE EASEMENT. RECORDATION OF A MODIFIED EASEMENT SHALL NOT BE NECESSARY.
- ███ DENOTES USE-IN-COMM DRIVEWAY EASEMENT
- THIS PROJECT IS EXEMPT FROM SWM REQUIREMENTS.
- THERE IS NO PHYSICAL EVIDENCE OF PREVIOUS OR EXISTING UNDERGROUND STORAGE TANKS.
- APFO ROAD TEST BY MILDENBERG, BOENDER & ASSOCIATES, INC. DATED AUGUST 1999.
- PERC CERTIFICATION PLAT APPROVED BY THE HOWARD COUNTY HEALTH DEPARTMENT ON JULY 23, 1999.
- USING THE DENSITY/CLUSTER EXCHANGE OPTION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHT FOR THREE OF THE SIX RESIDENTIAL LOTS/PARCELS INCLUDED ON THIS PLAN WILL BE REQUIRED. THE CREATION OF THESE LOTS/PARCELS IS BASED ON A MAXIMUM DENSITY OF ONE RESIDENTIAL UNIT FOR EVERY 2 ACRES.

EXISTING 44' INGRESS/EGRESS RIGHT OF WAY FOR PARCELS 76 & 345; BUCKSKIN WOODS, LOTS 39, 40, 41, 44, 45, & 50; AND BUCKSKIN FARMS, PARCEL 9 (L:1,301.F.608;L:1,730.F.244;L:2,501.F.538; L:3,467.F.397;L:3,579.F.0433)

- FOREST CONSERVATION OBLIGATIONS FOR THIS SUBDIVISION HAVE BEEN MET VIA ON-SITE RETENTION AND REFORESTATION AND VIA PAYMENT OF A FEE-IN-LIEU OF REFORESTATION FOR THE REMAINING REFORESTATION OBLIGATION.
- AN EXISTING STONE BUILDING ON-SITE IS CITED ON THE MARYLAND HISTORIC TRUST INVENTORY FOR STATE HISTORIC SITES. IT IS KNOWN AS HO 238, GLENELG MANOR FARM, 12789 FOLLY QUARTER ROAD. SEE PLAN FOR LOCATION.
- PRESERVATION PARCEL A IS FOR AGRICULTURAL AND CONSERVATION USES. PRESERVATION PARCEL B IS FOR A SINGLE FAMILY DWELLING. PRESERVATION PARCEL C IS FOR VEHICULAR INGRESS AND EGRESS. PRESERVATION PARCEL D IS FOR CONSERVATION USE.
- THE WELL ON LOT 1 IS TO BE DRILLED AND TESTED FOR VOC'S PRIOR TO RECORD PLAT SUBMITTAL.

SINGLE LANE SLOW POINT DETAIL
SCALE: 1" = 30'



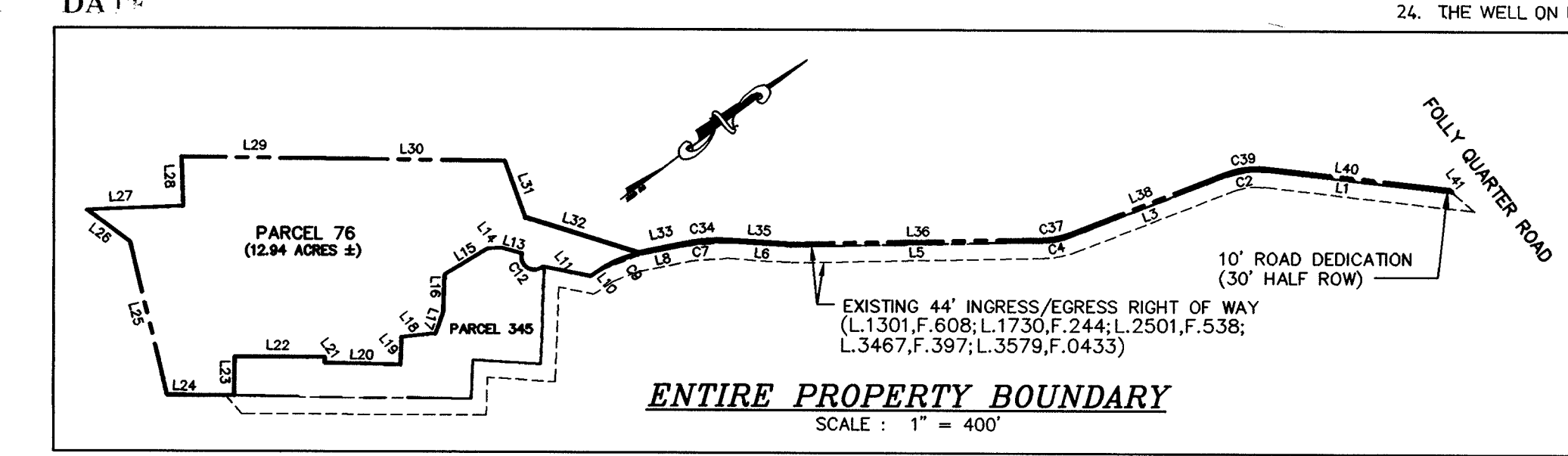
LINE TABLE

LINE	BEARING	DISTANCE
L1	S 43° 28' 23" W	518.01
L2	S 15° 33' 02" W	458.77
L3	S 35° 51' 09" W	684.15
L4	S 40° 33' 12" W	177.08
L5	S 25° 24' 18" W	144.13
L6	S 03° 58' 15" W	37.42
L7	S 48° 01' 17" W	135.43
L8	S 55° 14' 44" E	101.80
L9	S 33° 53' 34" E	66.81
L10	S 30° 35' 15" W	84.10
L11	S 51° 19' 30" E	76.83
L12	S 38° 06' 47" W	208.20
L13	S 53° 00' 15" W	16.86
L14	S 37° 00' 51" W	248.49
L15	S 52° 24' 42" E	106.05
L16	S 37° 34' 34" W	184.67
L17	N 60° 30' 30" W	435.82
L18	S 73° 48' 25" W	148.24
L19	N 34° 41' 53" E	285.79
L20	N 55° 22' 41" W	136.72
L21	N 37° 35' 38" E	392.89
L22	N 37° 35' 23" E	498.01
L23	S 13° 08' 28" E	188.86
L24	N 54° 09' 57" E	321.84
L25	N 25° 24' 18" E	144.28
L26	N 40° 33' 12" E	178.83
L27	S 35° 51' 09" E	683.91
L28	N 15° 32' 02" E	458.77
L29	N 43° 28' 23" E	509.40
L30	N 78° 18' 21" E	10.50

DEPT. OF PLANNING AND ZONING OF HOWARD COUNTY
PLANNING DIRECTOR
DATE: 11/2/00

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	BEARING
C1	107.89	230.41	27° 53' 21"	54.73	106.23	S 29° 28' 42" W
C2	92.48	280.70	20° 19' 15"	46.73	92.00	S 25° 41' 30" W
C3	104.43	394.90	15° 08' 54"	52.52	104.13	S 32° 58' 45" W
C4	108.65	288.80	21° 18' 00"	53.95	106.04	S 14° 45' 18" W
C5	110.02	35.00	149° 02' 50"	128.41	67.40	S 89° 35' 56" W
C6	108.02	400.99	15° 08' 54"	53.32	105.71	N 32° 58' 45" E
C7	93.34	254.76	20° 19' 07"	45.85	89.87	N 25° 41' 30" E
C8	110.21	238.41	27° 53' 21"	56.22	109.12	N 29° 28' 42" E



APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT.
DATE: 12/13/99

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
5072 Dorsag Hall Drive, Suite 202, Beltsville City, Maryland 21042
(410) 997-0296 Fax: (301) 621-5521 Wash. (410) 997-0298 Fax.

MAISEL PROPERTY
LOTS 1 THRU 6 & PRESERVATION PARCELS A THRU D
TAX MAPS 22 & 28 - PARCEL 76 - BLOCKS 22 & 4
FIFTH ELECTION DISTRICT
PRELIMINARY EQUIVALENT SKETCH PLAN

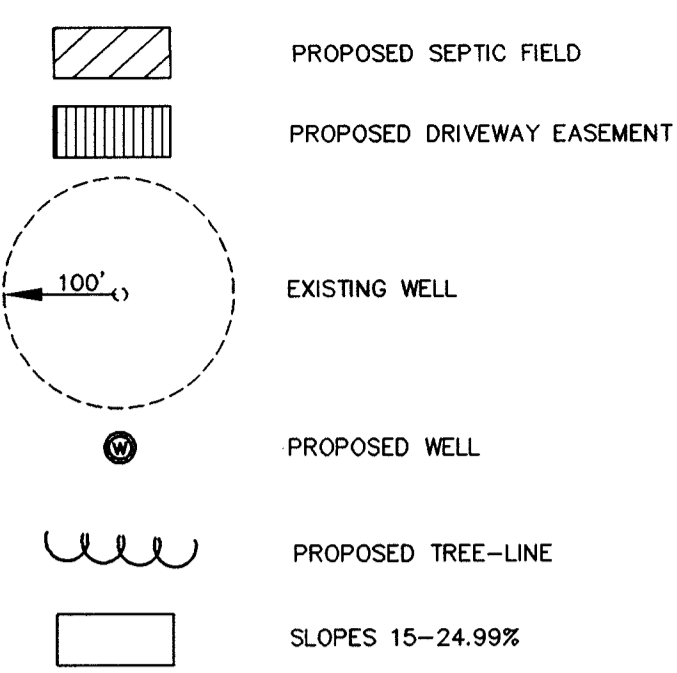
Project: 95008
Date: DEC 1999
Illustration: SD/SJD
Scale: 1"=50'
Approval: approval

description: no.
revisions: no.

1 OF 3

SP 00-01

LEGEND



SCHEDULE A : PERIMETER LANDSCAPED EDGE

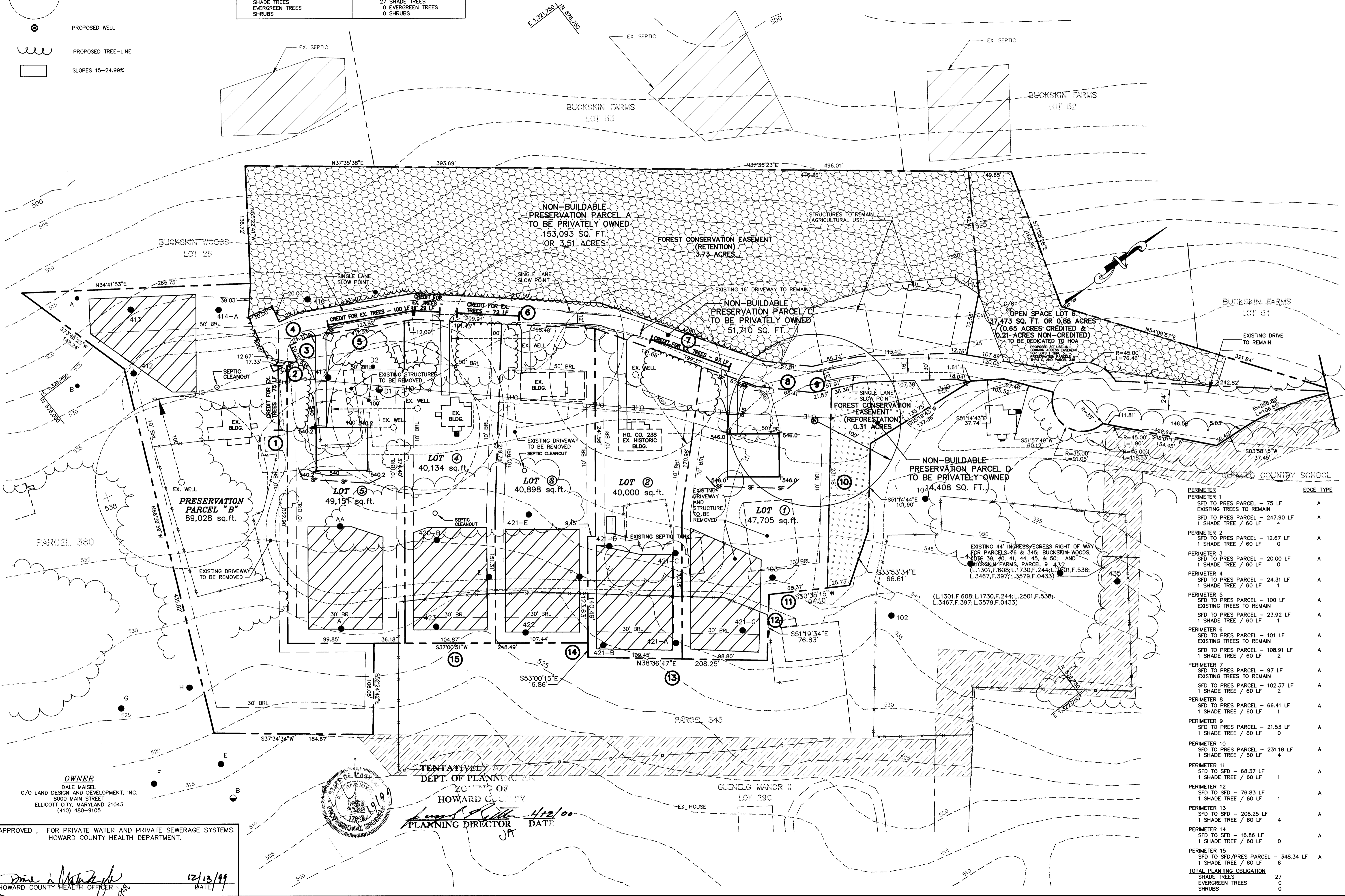
CATEGORY	ADJACENT TO PERIMETER PROPERTIES
LANDSCAPE TYPE	A (PERIMETERS 1 THRU 15)
LINEAR FEET OF PERIMETER	1950.85 LF
CREDIT FOR EXISTING VEGETATION (YES, NO, LINEAR FEET)	YES, 373 LF OF EXISTING VEGETATION
CREDIT FOR WALL, FENCE, OR BERM (YES, NO, LINEAR FEET)	NO
NUMBER OF PLANTS REQUIRED	27 SHADE TREES 0 EVERGREEN TREES 0 SHRUBS

SOILS DESCRIPTION

SYMBOL	DESCRIPTION
GIB2	GLENELG LOAM, 3% TO 8% SLOPES, MODERATELY ERODED -- TYPE B
GIB2	GLENELG SILT LOAM, 3% TO 8% SLOPES, MODERATELY ERODED -- TYPE C
LH22	LINGANORE CHANNERY LOAM, 8% TO 15% SLOPES, MODERATELY ERODED -- TYPE B
LH22	LINGANORE CHANNERY LOAM, 15% TO 25% SLOPES, MODERATELY ERODED -- TYPE B
LoE	LINGANORE CHANNERY SILT LOAM, 25% TO 45% SLOPES
MIB2	MT. AIRY CHANNERY LOAM, 3% TO 8% SLOPES, MODERATELY ERODED -- TYPE A
MIB2	MT. AIRY CHANNERY LOAM, 8% TO 15% SLOPES, MODERATELY ERODED -- TYPE A
MIB3	MT. AIRY CHANNERY LOAM, 15% TO 25% SLOPES, MODERATELY ERODED -- TYPE A
MIB2	MT. AIRY CHANNERY LOAM, 25% TO 45% SLOPES

NOTES:

- THIS PLAN HAS BEEN PREPARED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL.
- FINANCIAL SURETY FOR THE REQUIRED LANDSCAPING WILL BE POSTED AS PART OF THE DPW DEVELOPERS AGREEMENT.
- SWM LANDSCAPING IS NOT REQUIRED. NO SWM PONDS ARE PROPOSED ON-SITE.



PERIMETER	EDGE TYPE
PERIMETER 1	SFD TO PRES PARCEL - 75 LF
PERIMETER 2	SFD TO PRES PARCEL - 12.67 LF
PERIMETER 3	SFD TO PRES PARCEL - 20.00 LF
PERIMETER 4	SFD TO PRES PARCEL - 24.31 LF
PERIMETER 5	SFD TO PRES PARCEL - 100 LF
PERIMETER 6	SFD TO PRES PARCEL - 101 LF
PERIMETER 7	SFD TO PRES PARCEL - 97 LF
PERIMETER 8	SFD TO PRES PARCEL - 66.41 LF
PERIMETER 9	SFD TO PRES PARCEL - 215.3 LF
PERIMETER 10	SFD TO PRES PARCEL - 231.18 LF
PERIMETER 11	SFD TO SFD - 68.37 LF
PERIMETER 12	SFD TO SFD - 76.83 LF
PERIMETER 13	SFD TO SFD - 208.25 LF
PERIMETER 14	SFD TO SFD - 16.86 LF
PERIMETER 15	SFD TO SFD/PRES PARCEL - 348.34 LF
TOTAL PLANTING OBLIGATION	
SHADE TREES	27
EVERGREEN TREES	0
SHRUBS	0

OWNER
DALE MAISEL
C/O LAND DESIGN AND DEVELOPMENT, INC.
8000 MAIN STREET
ELLICOTT CITY, MARYLAND 21043
(410) 480-9105

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS.
HOWARD COUNTY HEALTH DEPARTMENT.

DALE MAISEL
HOWARD COUNTY HEALTH OFFICER
12/13/99
DATE



TENTATIVELY
DEPT. OF PLANNING AND
COUNTY OF
HOWARD COUNTY
PLANNING DIRECTOR
DATE: 11/2/00

date	DEC 1999
Project	95008
illustration	SD/SJD
scale	1"=50'
description	revisions
no.	
date	

MAISEL PROPERTY
LOTS 1 THRU 6 & PRESERVATION PARCELS A THRU D
TAX MAPS 22 & 28 - PARCEL 76 - HOWARD COUNTY, MARYLAND
FIFTH ELECTION DISTRICT
PRELIMINARY GRADING & LANDSCAPE PLAN

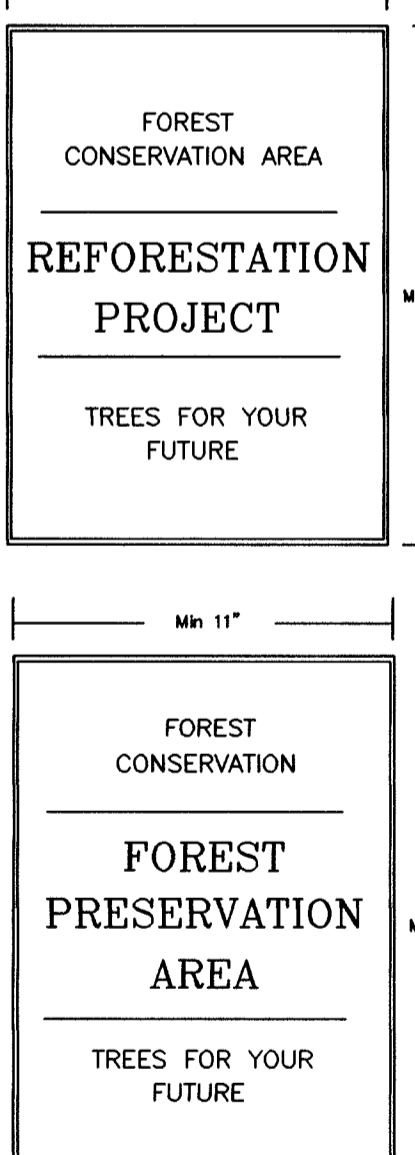
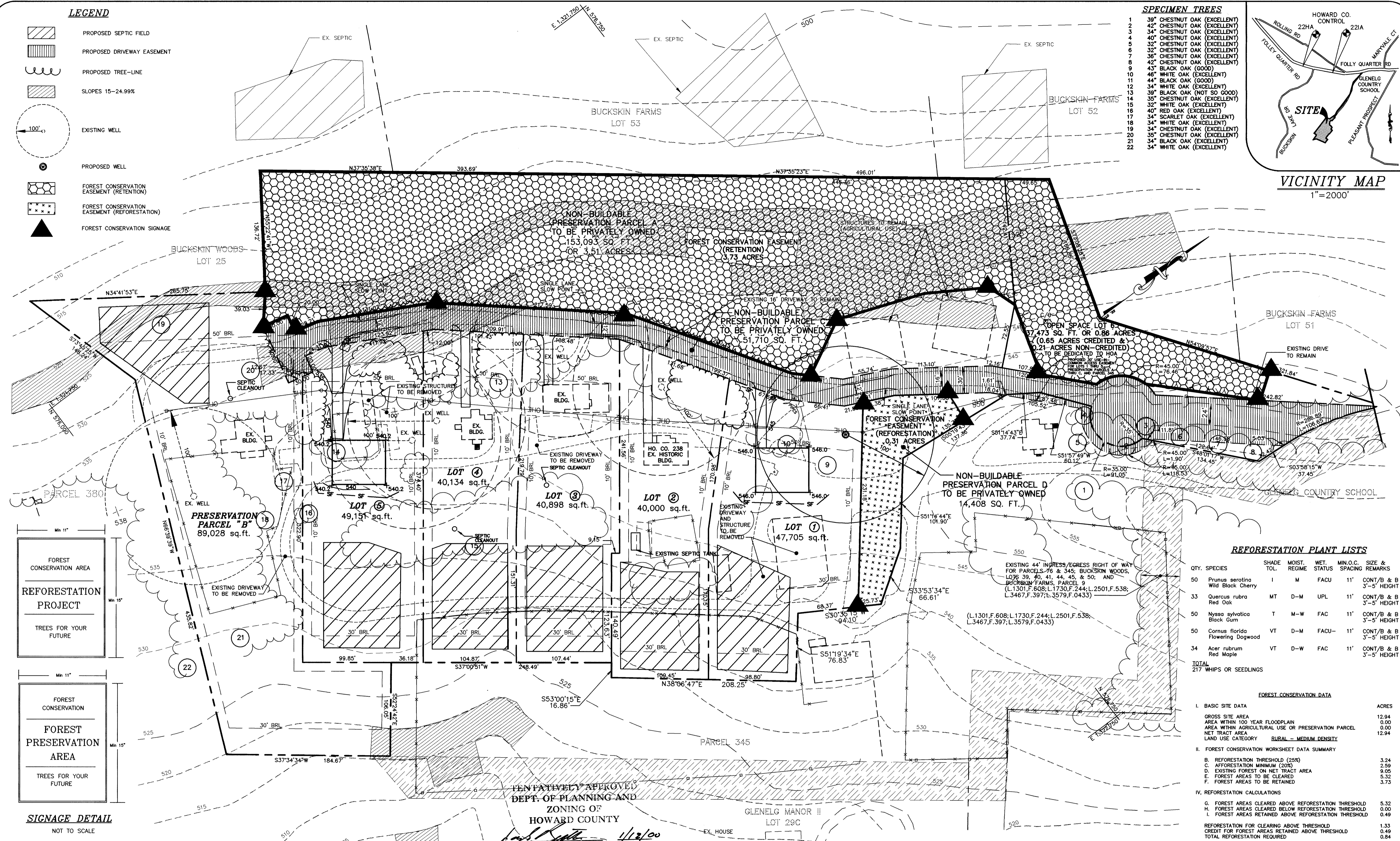
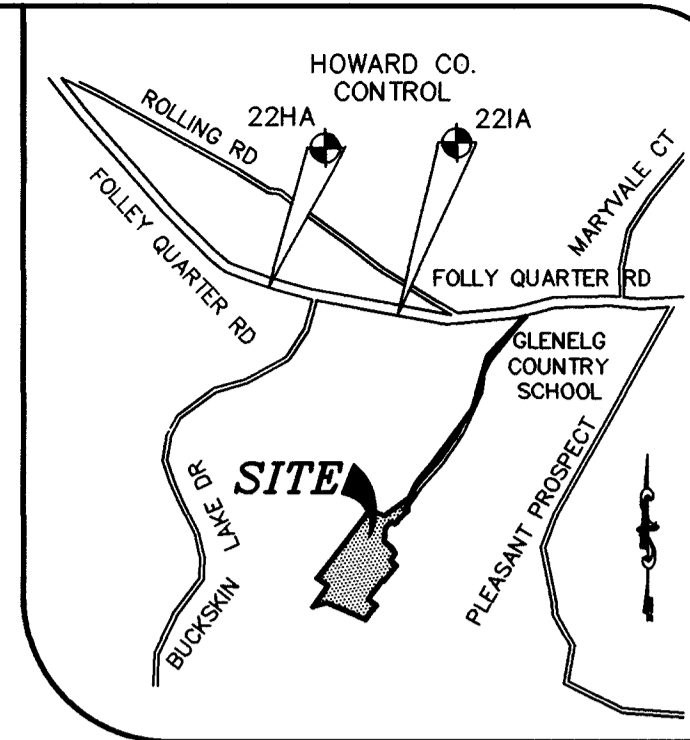
MILDENBERG, BOENDER & ASSOC., INC.
Engineers Planners Surveyors
5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland 21042
(410) 997-0296 Fax: (301) 621-5521 Wash. (410) 997-0298 Fax.

LEGEND

- PROPOSED SEPTIC FIELD
- PROPOSED DRIVEWAY EASEMENT
- PROPOSED TREE-LINE
- SLOPES 15-24.99%
- EXISTING WELL
- PROPOSED WELL
- FOREST CONSERVATION EASEMENT (RETENTION)
- FOREST CONSERVATION EASEMENT (REFORESTATION)
- FOREST CONSERVATION SIGNAGE

SPECIMEN TREES

- | | |
|----|------------------------------|
| 1 | 39" CHESTNUT OAK (EXCELLENT) |
| 2 | 42" CHESTNUT OAK (EXCELLENT) |
| 3 | 34" CHESTNUT OAK (EXCELLENT) |
| 4 | 40" CHESTNUT OAK (EXCELLENT) |
| 5 | 32" CHESTNUT OAK (EXCELLENT) |
| 6 | 32" CHESTNUT OAK (EXCELLENT) |
| 7 | 36" CHESTNUT OAK (EXCELLENT) |
| 8 | 42" CHESTNUT OAK (EXCELLENT) |
| 9 | 43" BLACK OAK (GOOD) |
| 10 | 46" WHITE OAK (EXCELLENT) |
| 11 | 44" BLACK OAK (GOOD) |
| 12 | 34" WHITE OAK (EXCELLENT) |
| 13 | 39" BLACK OAK (NOT SO GOOD) |
| 14 | 35" CHESTNUT OAK (EXCELLENT) |
| 15 | 32" WHITE OAK (EXCELLENT) |
| 16 | 40" RED OAK (EXCELLENT) |
| 17 | 34" SCARLET OAK (EXCELLENT) |
| 18 | 34" WHITE OAK (EXCELLENT) |
| 19 | 34" CHESTNUT OAK (EXCELLENT) |
| 20 | 35" CHESTNUT OAK (EXCELLENT) |
| 21 | 34" BLACK OAK (EXCELLENT) |
| 22 | 34" WHITE OAK (EXCELLENT) |



SIGNAGE DETAIL
NOT TO SCALE

GENERAL NOTES

- ALL FOREST RETENTION AREAS SHALL BE TEMPORARILY PROTECTED BY WELL ANCHORED BLAZE ORANGE PLASTIC MESH FENCING AND SIGNAGE AS INDICATED ON THE PLANS. THE DEVICES SHALL BE INSTALLED ALONG THE FOREST RETENTION BOUNDARY PRIOR TO ANY LAND CLEARING, GRUBBING, OR GRADING ACTIVITIES.
- THE FOREST PROTECTION DEVICES SHALL BE INSTALLED SUCH THAT THE CRITICAL ROOT ZONES OF ALL TREES WITHIN THE RETENTION AREA NOT OTHERWISE PROTECTED WILL BE WITHIN FOREST PROTECTION DEVICES.
- ALL PROTECTION DEVICES SHALL BE MAINTAINED THROUGHOUT CONSTRUCTION, INCLUDING SILT FENCE BEING USED AS PROTECTIVE FENCING. ALL DEVICES SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION HAS CEASED IN THE IMMEDIATE VICINITY.
- ATTACHMENT OF SIGNS, OR ANY OTHER OBJECTS TO TREES IS PROHIBITED. NO EQUIPMENT, MACHINERY, VEHICLES, MATERIALS OR EXCESSIVE PEDESTRIAN TRAFFIC SHALL BE ALLOWED WITHIN THESE PROTECTED AREAS.
- INSTALLATION AND MAINTENANCE OF PROTECTIVE FENCING AND SIGNAGE SHALL BE THE RESPONSIBILITY OF THE GENERAL CONTRACTOR. THE GENERAL CONTRACTOR SHALL TAKE THE UTMOST CARE TO PROTECT TREE ROOT SYSTEMS DURING ALL CONSTRUCTION ACTIVITIES. TREE ROOT SYSTEMS SHALL BE PROTECTED FROM SMOOTHERING, FLOODING, EXCESSIVE WETTING FROM DE-WATERING OPERATIONS, OFF-SITE RUN OFF, SPILLAGE AND DRAINING OF MATERIALS THAT MAY BE HARMFUL TO TREES.

- THE GENERAL CONTRACTOR SHALL PREVENT PARKING OF CONSTRUCTION VEHICLES AND EQUIPMENT, AND THE STORING OF BUILDING SUPPLIES OR STOCKPILING OF EARTH WITHIN FOREST CONSERVATION EASEMENTS.
- REMOVAL OF TOPSOIL OR ROOT MAT WITHIN THE TREE PRESERVATION AREA SHALL BE PROHIBITED.
- THE GENERAL CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ANY TREES DAMAGED OR DESTROYED WITHIN THE FOREST CONSERVATION EASEMENTS. LIMB INJURY, OR STRESS CAUSED BY FLOODING OR DROUGHT CONDITIONS, ANY SUCH DAMAGE THAT MAY OCCUR SHALL BE REMEDIATED IMMEDIATELY USING APPROPRIATE MEASURES. SEVERE PROBLEMS MAY REQUIRE CONSULTATION WITH A PROFESSIONAL ARBORIST.
- THE CONSTRUCTION PROCEDURE SHALL NOT DAMAGE AREAS OUTSIDE OF THE LIMITS OF DISTURBANCE AS DESIGNATED ON THE PLANS. ANY DAMAGE SHALL BE RESTORED BY THE CONTRACTOR AT HIS EXPENSE AND TO THE SATISFACTION OF THE DESIGN TEAM OR ENGINEER.

- THE SITE SHALL BE INSPECTED PERIODICALLY DURING THE CONSTRUCTION PHASE OF THE PROJECT. A QUALIFIED PROFESSIONAL SHALL BE RESPONSIBLE FOR IDENTIFYING DAMAGE TO PROTECTED FOREST AREAS OR INDIVIDUAL TREES WHICH MAY HAVE BEEN CAUSED BY CONSTRUCTION ACTIVITIES, SUCH AS SOIL COMPACTION, ROOT INJURY, TRUNK WOUNDS, LIMB INJURY, OR STRESS CAUSED BY FLOODING OR DROUGHT CONDITIONS. ANY SUCH DAMAGE THAT MAY OCCUR SHALL BE REMEDIATED IMMEDIATELY USING APPROPRIATE MEASURES. SEVERE PROBLEMS MAY REQUIRE CONSULTATION WITH A PROFESSIONAL ARBORIST.
- THE CONSTRUCTION PROCEDURE SHALL NOT DAMAGE AREAS OUTSIDE OF THE LIMITS OF DISTURBANCE AS DESIGNATED ON THE PLANS. ANY DAMAGE SHALL BE RESTORED BY THE CONTRACTOR AT HIS EXPENSE AND TO THE SATISFACTION OF THE DESIGN TEAM OR ENGINEER.

NOTE: THIS PLAN IS TO BE USED FOR PRELIMINARY FOREST CONSERVATION PURPOSES ONLY.

NOTE: FEE-IN-LIEU OF REFORESTATION HAS BEEN REQUESTED FOR THE REMAINING AREA REQUIRED TO BE REFORESTED BY THE HOWARD COUNTY FOREST CONSERVATION MANUAL. SEE FOREST CONSERVATION CALCULATIONS THIS SHEET. (0.84 ACRES OF REFORESTATION IS REQUIRED. 0.31 ACRES OF REFORESTATION HAS BEEN SHOWN ON-SITE. THE REMAINING 0.53 ACRES WILL BE PART OF A FEE-IN-LIEU REQUEST.)

SOILS DESCRIPTION

SYMBOL	DESCRIPTION
GIB2	GLENELG LOAM, 3% TO 8% SLOPES, MODERATELY ERODED --- TYPE B
GhB2	GLENVILLE SILT LOAM, 3% TO 8% SLOPES, MODERATELY ERODED --- TYPE C
LhC2	LINGANORE CHANNERY LOAM, 8% TO 15% SLOPES, MODERATELY ERODED --- TYPE B
LhD2	LINGANORE CHANNERY LOAM, 15% TO 25% SLOPES, MODERATELY ERODED --- TYPE B
LoE	LINGANORE CHANNERY SILT LOAM, 25% TO 45% SLOPES
MhB2	MT. AIRY CHANNERY LOAM, 3% TO 8% SLOPES, MODERATELY ERODED --- TYPE A
MhC2	MT. AIRY CHANNERY LOAM, 8% TO 15% SLOPES, MODERATELY ERODED --- TYPE A
MhD2	MT. AIRY CHANNERY LOAM, 15% TO 25% SLOPES, SEVERELY ERODED --- TYPE A
MhE	MT. AIRY CHANNERY LOAM, 25% TO 45% SLOPES

REFORESTATION PLANT LISTS

QTY.	SPECIES	SHADE TOL.	MOIST. REGIME	WET. STATUS	MIN.O.C.	SIZE & SPACING	REMARKS
50	Prunus serotina Wild Black Cherry	I	M	FACU	11'	CONT/B & B 3'-5' HEIGHT	
33	Quercus rubra Red Oak	MT	D-M	UPL	11'	CONT/B & B 3'-5' HEIGHT	
50	Nyssa sylvatica Black Gum	T	M-W	FAC	11'	CONT/B & B 3'-5' HEIGHT	
50	Cornus florida Flowering Dogwood	VT	D-M	FACU	11'	CONT/B & B 3'-5' HEIGHT	
34	Acer rubrum Red Maple	VT	D-W	FAC	11'	CONT/B & B 3'-5' HEIGHT	
TOTAL	217 WHIPS OR SEEDLINGS						

FOREST CONSERVATION DATA

I. BASIC SITE DATA	ACRES
GROSS SITE AREA	12.94
AREA WITHIN 100 YEAR FLOODPLAIN	0.00
AREA WITHIN AGRICULTURAL USE OR PRESERVATION PARCEL	0.00
NET TRACT AREA	12.94
LAND USE CATEGORY	RURAL - MEDIUM DENSITY
II. FOREST CONSERVATION WORKSHEET DATA SUMMARY	
B. REFORESTATION THRESHOLD (25%)	3.24
C. AFFORESTATION MINIMUM (20%)	2.59
D. EXISTING FOREST ON NET TRACT AREA	9.05
E. FOREST AREAS TO BE CLEARED	5.32
F. FOREST AREAS TO BE RETAINED	3.73
IV. REFORESTATION CALCULATIONS	
G. FOREST AREAS CLEARED ABOVE REFORESTATION THRESHOLD	5.32
H. FOREST AREAS CLEARED BELOW REFORESTATION THRESHOLD	0.00
I. FOREST AREAS RETAINED ABOVE REFORESTATION THRESHOLD	0.49
REFORESTATION FOR CLEARING ABOVE THRESHOLD	
CREDIT FOR FOREST AREAS RETAINED ABOVE THRESHOLD	1.33
TOTAL REFORESTATION REQUIRED	0.49
TOTAL REFORESTATION PROVIDED	0.31
TOTAL FEE-IN-LIEU OF REFORESTATION REQUIRED	0.53

MD DNR QUALIFIED PROFESSIONAL
Stephanie Demchik 12/9/99
STEPHANIE DEMCHIK

OWNER
DALE MAISEL
C/O LAND DESIGN AND DEVELOPMENT, INC.
8000 MAIN STREET
ELLICOTT CITY, MARYLAND 21043
(410) 480-9105

project	95008	date	DEC 1999
illustration	SD/SD	engineering	SD/SD
scale	1"=50'	approval	

no.	description	revisions	date

MAISEL PROPERTY
LOTS 1 THRU 6 & PRESERVATION PARCELS A THRU D
TAX MAPS 22 & 28 - PARCEL 76 - BLOCKS 22 & 4
FIFTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND
PRELIMINARY FOREST CONSERVATION PLAN

MILDENBERG, BOENDER & ASSOC., INC.
Engineers Surveyors
5072 Dorsey Hall Drive, Suite 202, Ellicott City, Maryland, 21042
(410) 997-0286 Fax (301) 621-5521 Wash. (410) 997-0288 Fax