

Building Address 4615 SHEPPARD MANOR DR.
ELLICOTT CITY MD 21042

Suite/Apt. #: _____ SDP/WP/Petition #: _____

Census Tract _____ Subdivision _____

Section _____ Area _____ Lot _____

Tax Map _____ Parcel _____ Grid _____

Zoning _____ Map Coordinates _____ Lot Size _____

Property Owner's Name RICK STALNAKER
 Address 4615 SHEPPARD MANOR DR.
 City ELLICOTT CITY State MD Zip Code 21042
 Home Phone (410) 531 5971 Work Phone _____
 Applicant's Name & Mailing Address, (if other than stated herein): _____

Phone _____ Fax _____

Existing Use S.F.D.
 Proposed Use Deck SFD
 Estimated Construction Cost \$ 7400.00
 Description of Work 5'x8' LOWER DECK w/STEPS
5'x8' UPPER DECK

Contractor Company CLASSIC DESIGN GROUP INC.
 Contact Person LUIS BALDERAMA
 Address 5433 WOODBINE RD
 City WOODBINE State MD Zip Code 21797
 License No. 83116
 Phone (410) 549 5050 Fax (410) 549 5449

Occupant or Tenant _____

Engineer or Architect Company _____

Contact Name _____

Contact Person _____

Address _____

Address _____

City _____ State _____ Zip Code _____

City _____ State _____ Zip Code _____

Phone _____ Fax _____

Phone _____ Fax _____

BUILDING DESCRIPTION - COMMERCIAL		BUILDING DESCRIPTION - RESIDENTIAL	
Building Characteristics	Utilities	Building Characteristics	Utilities
Height: _____	Water Supply: <input type="checkbox"/> Public <input type="checkbox"/> Private	SF Dwelling <input type="checkbox"/> SF Townhouse <input type="checkbox"/> Depth _____ Width _____	Water Supply: <input type="checkbox"/> Public <input type="checkbox"/> Private
No. of stories: _____	Sewage Disposal: <input type="checkbox"/> Public <input type="checkbox"/> Private	1 st floor: _____ 2 nd floor: _____ Basement: _____	Sewage Disposal: <input type="checkbox"/> Public <input type="checkbox"/> Private
Gross area, sq. ft. per floor: _____	Electric Yes <input type="checkbox"/> No <input type="checkbox"/> Gas Yes <input type="checkbox"/> No <input type="checkbox"/>	Finished Basement <input type="checkbox"/> Unfinished Basement <input type="checkbox"/> Crawl space <input type="checkbox"/> Slab on Grade <input type="checkbox"/>	Electric Yes <input type="checkbox"/> No <input type="checkbox"/> Gas Yes <input type="checkbox"/> No <input type="checkbox"/>
Use group: _____	Heating System: Electric <input type="checkbox"/> Oil <input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas <input type="checkbox"/>	No. of Bedrooms _____	Heating System: Electric <input type="checkbox"/> Oil <input type="checkbox"/> Natural Gas <input type="checkbox"/> Propane Gas <input type="checkbox"/>
Construction type: <input type="checkbox"/> Reinforced Concrete <input type="checkbox"/> Structural Steel <input type="checkbox"/> Masonry <input type="checkbox"/> Wood Frame <input type="checkbox"/> State Certified Modular	Sprinkler system: N/A <input type="checkbox"/> <input type="checkbox"/> Full <input type="checkbox"/> Partial <input type="checkbox"/> Other Suppression # of Heads _____	Multi-family dwellings: No. of efficiency units: _____ No. of 1 BR units: _____ No. of 2 BR units: _____ No. of 3 BR units: _____	Sprinkler system: N/A <input type="checkbox"/> <input type="checkbox"/> NFPA #13D <input type="checkbox"/> NFPA #13R <input type="checkbox"/> Other: _____
		Other Structure: _____ Dimensions: _____ Footings: _____ Roof: _____ <input type="checkbox"/> State Certified Modular <input type="checkbox"/> Manufactured Home	

THE UNDERSIGNED HEREBY CERTIFIES AND AGREES AS FOLLOWS: (1) THAT HE/SHE IS AUTHORIZED TO MAKE THIS APPLICATION; (2) THAT THE INFORMATION IS CORRECT; (3) THAT HE/SHE WILL COMPLY WITH ALL REGULATIONS OF HOWARD COUNTY WHICH ARE APPLICABLE THERETO; (4) THAT HE/SHE WILL PERFORM NO WORK ON THE ABOVE REFERENCED PROPERTY NOT SPECIFICALLY DESCRIBED IN THIS APPLICATION; (5) THAT HE/SHE GRANTS COUNTY OFFICIALS THE RIGHT TO ENTER ONTO THIS PROPERTY FOR THE PURPOSE OF INSPECTING THE WORK PERMITTED AND POSTING NOTICES.

Applicant's Signature _____ Print Name _____

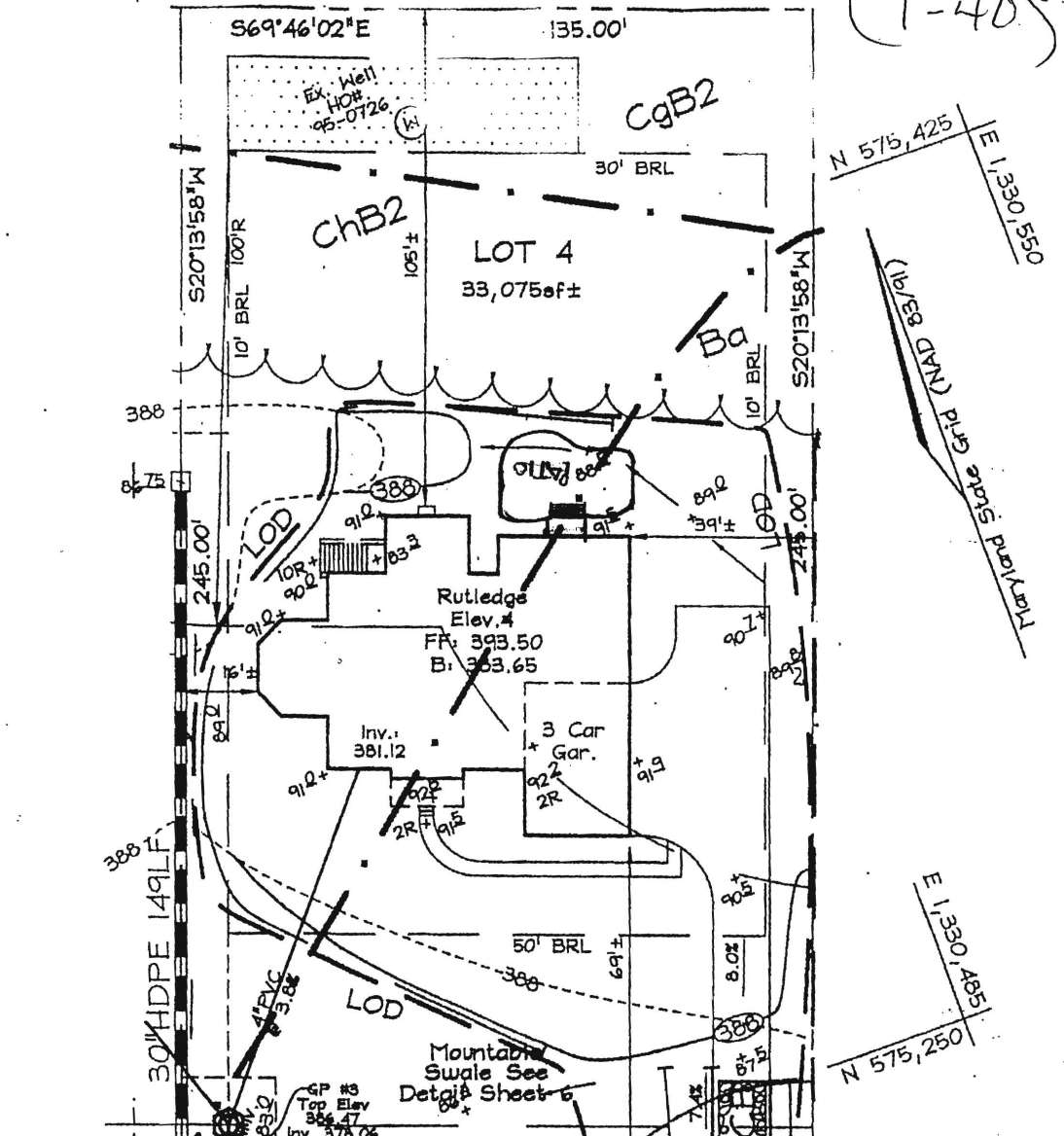
Email Address _____

Title/Company _____ Date _____

Checks payable to: **DIRECTOR OF FINANCE OF HOWARD COUNTY**
****PLEASE WRITE NEATLY AND LEGIBLY.****
- FOR OFFICE USE ONLY -

AGENCY	DATE	SIGNATURE	APPROVAL	DPZ SETBACK INFORMATION	PROPERTY ID #
<u>Land Development, DPZ</u>	<u>7-21-10</u>	<u>D Bernard</u>		Front: _____	Filing fee \$ _____
<u>State Highways</u>				Rear: _____	Permit fee \$ _____
<u>Building Officials</u>				Side: _____	Excise tax \$ _____
<u>Dev. Engineering, DPZ</u>				Side St.: _____	Add'l per fee \$ _____
<u>Health</u>				All minimum setbacks met?	TOTAL FEES \$ _____
<u>Fire Protection</u>				YES <input type="checkbox"/> NO <input type="checkbox"/>	Sub-total paid \$ _____
Is Sediment Control approval required prior to issuance? YES <input type="checkbox"/> NO <input type="checkbox"/>				Is Entrance Permit Required? YES <input type="checkbox"/> NO <input type="checkbox"/>	Balance due \$ _____
				Historic District? YES <input type="checkbox"/> NO <input type="checkbox"/>	Check # <u>1669</u>
				Lot Coverage for New Town Zone _____	Validation # _____
CONTINGENCY CONSTRUCTION START: <input type="checkbox"/>				SDP/Red-line approval date _____	Accepted by _____
ONE STOP SHOP: <input type="checkbox"/>					

Scale
(1-40)



APPROVED
THRU BUILDING PERMIT

A# _____
 SHEPPARD APP. SAN DBurner DATE: 7-21-10
 MANOR DRIVE DESC. OF WORK: 588' Deck
 (Public Access Place) *Upper and Lower w/Steps*

FSH Associates
 Engineers Planners Surveyors
 8339 Howard Lane, Elkridge, MD 21075
 Tel: 410-567-5200 Fax: 410-798-1582
 E-mail: info@fisherl.com

OWNER/DEVELOPER
 WILLIAMSBURG GROUP LLC
 5485 Harpers Farm Road #200
 Columbia, Maryland 21044-3834
 Telephone: (410) 997-8800
 Fax: (410) 997-4358

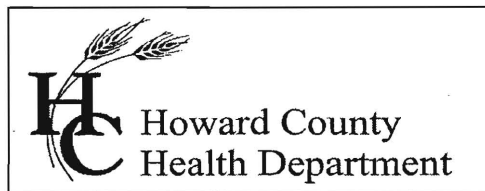
DESIGN BY: AY
 DRAWN BY: AY
 CHECKED BY: ZYF
 SCALE: 1/40
 DATE: Nov. 06, 2008
 W.O. No.: 3160
 SHEET No.: 1 OF 1

LOT RESITE
LOT 4
SHEPPARD MANOR

Rev.02

TAX MAP 39 GRIDS 01
 5TH ELECTION DISTRICT

PARCEL 268
 HOWARD COUNTY, MARYLAND



Bureau of Environmental Health
7178 Columbia Gateway Drive, Columbia MD 21046
(410) 313-2640 Fax (410) 313-2648
TDD (410) 313-2323 Toll Free 1-866-313-6300
website: www.hchealth.org

Peter L. Beilenson, M.D., M.P.H., Health Officer

February 26, 2009

Bob Corbett
5485 Harpers Farm Road
Suite 200
Columbia, MD 21044

RE: **Variance Approval**
Sheppard Manor
Lots 4, 5, and 16

Dear Mr. Corbett,

The Department of Health has received your variance request dated February 16, 2009 for the above referenced properties. This Health Department grants **approval** of the variance on the basis that the propane tanks have been located so they are not directly up grade from wells or have been located in a manor to maximize the separation. Approval of the building permits will be granted by this Department provided that the site plans submitted with the building permit applications are consistent with the site plan approved under this variance request. Any deviations from the site plan submitted with the request will be subject to further review by this Department.

Any questions regarding this decision may be directed to the Well and Septic Program of the Howard County Health Department.

Respectfully,

Michael J. Davis, R.S.

Assistant Director

Bureau of Environmental Health

cc: File



February 16, 2009

Howard County Health Department
Bureau of Environmental Health
7178 Columbia Gateway Drive
Columbia, Maryland 21046

Attn: Michael Davis

Dear Mike,

In furtherance of our meeting of February 13, 2009, I am requesting the approval of a variance of the 100 ft distance requirement from underground propane tanks to the well location. Variances will be required in the following locations within the Sheppard Manor subdivision:

1. Lot 4: Propane tank is located 70 ft down grade from the well location on Lot 5 (see attached Exhibit A)
2. Lot 5: Propane tank is located 80 ft down grade from the well location on Lot 6 (see attached Exhibit A)
3. Lot 16: Propane tank is located 70 ft down grade from the well location on Lot 15, and 95 ft up grade from the well location on Lot 16. (see attached Exhibit B)
4. Lot 17: No variance will be required since the propane tank location will beset in the front of the house as shown on Exhibit B, creating 135 ft distance to well locations of both Lots 16 & 17.

Lots 4, 16 and 17 are currently under construction. Thus your prompt attention to this request is greatly appreciated.

Very truly yours,

Bob Corbett
Vice President

Maryland's Award-Winning Homebuilder.

5485 HARPERS FARM ROAD SUITE 200 COLUMBIA, MARYLAND 21044
410-997-8800 FAX 410-997-4358 • WWW.WILLIAMSBURGLLC.COM • MHRB# 155



**HOWARD COUNTY
 PERMIT APPLICATION**

PERMIT NUMBER

B08002955

Building Address <u>4615 NEELPARKMANOR DRIVE</u> <u>ELLICOTT CITY, MD 21042</u> Suite/Apt. #: <u>---</u> SDP/WP/Petition #: <u>5P07-21</u> Census Tract <u>605101</u> Subdivision <u>NEELPARKMANOR</u> Section <u>---</u> Area <u>---</u> Lot <u>4</u> Tax Map <u>29</u> Parcel <u>267</u> Grid <u>01</u> Zoning <u>NC-260</u> Map Coordinates <u>10F13</u> Lot size <u>33,075 SF</u>	Property Owner's Name <u>William & Mary Group LLC</u> Address <u>3415 HAWKERS FARM RD # 200</u> City <u>COLUMBIA</u> State <u>MD</u> Zip Code <u>21044</u> Home Phone _____ Work Phone <u>410-997-2200 X11</u> Applicant's Name & Mailing Address, (if other than stated hereon): Phone _____ Fax <u>410-997-4356</u>
Existing Use <u>VACANT LOT</u> Proposed Use <u>SEB</u> Estimated Construction Cost \$ <u>300,000</u> Description of Work <u>DEMOLITION OF EXISTING 2 1/2 STY. 6' KIT EXT., 2' NEAR EXT., 4' WINDY EXT.</u> <u>2 STORY FULL BRNT. IIR, 3 FB, 14B</u> <u>FP GARAGE (4 BR)</u>	Contractor Company <u>SAME AS OWNER</u> Contact Person _____ Address _____ City _____ State _____ Zip Code _____ License No. <u>155</u> Phone _____ Fax _____
Occupant or Tenant <u>SAME AS OWNER</u> Contact Name _____ Address _____ City _____ State _____ Zip Code _____ Phone _____ Fax _____	Engineer or Architect Company <u>PLYMOUTH ROAD ARCHT</u> Contact Person <u>TIM GRAHAM</u> Address <u>640 PLYMOUTH RD.</u> City <u>CATONSVILLE</u> State <u>MD</u> Zip Code <u>21229</u> Phone <u>410-728-0281</u> Fax _____

BUILDING DESCRIPTION - COMMERCIAL

BUILDING DESCRIPTION - RESIDENTIAL

BUILDING CHARACTERISTICS		UTILITIES	
Height:		Water Supply:	
No. of stories:		Public <input type="checkbox"/>	
Gross area, sq. ft. per floor:		Private <input type="checkbox"/>	
Use group:		Sewage Disposal:	
Construction type:		Public <input type="checkbox"/>	
<input type="checkbox"/> Reinforced Concrete		Private <input checked="" type="checkbox"/>	
<input type="checkbox"/> Structural Steel		Electric Yes <input type="checkbox"/> No <input type="checkbox"/>	
<input type="checkbox"/> Masonry		Gas Yes <input type="checkbox"/> No <input type="checkbox"/>	
<input type="checkbox"/> Wood Frame		Heating System:	
<input type="checkbox"/> State Certified Modular		Electric <input type="checkbox"/> Oil <input type="checkbox"/>	
		Natural Gas <input type="checkbox"/>	
		Propane Gas <input type="checkbox"/>	
		Sprinkler system: N/A <input checked="" type="checkbox"/>	
		Full _____	
		Partial _____	
		Other Suppression _____	
		# of Heads _____	

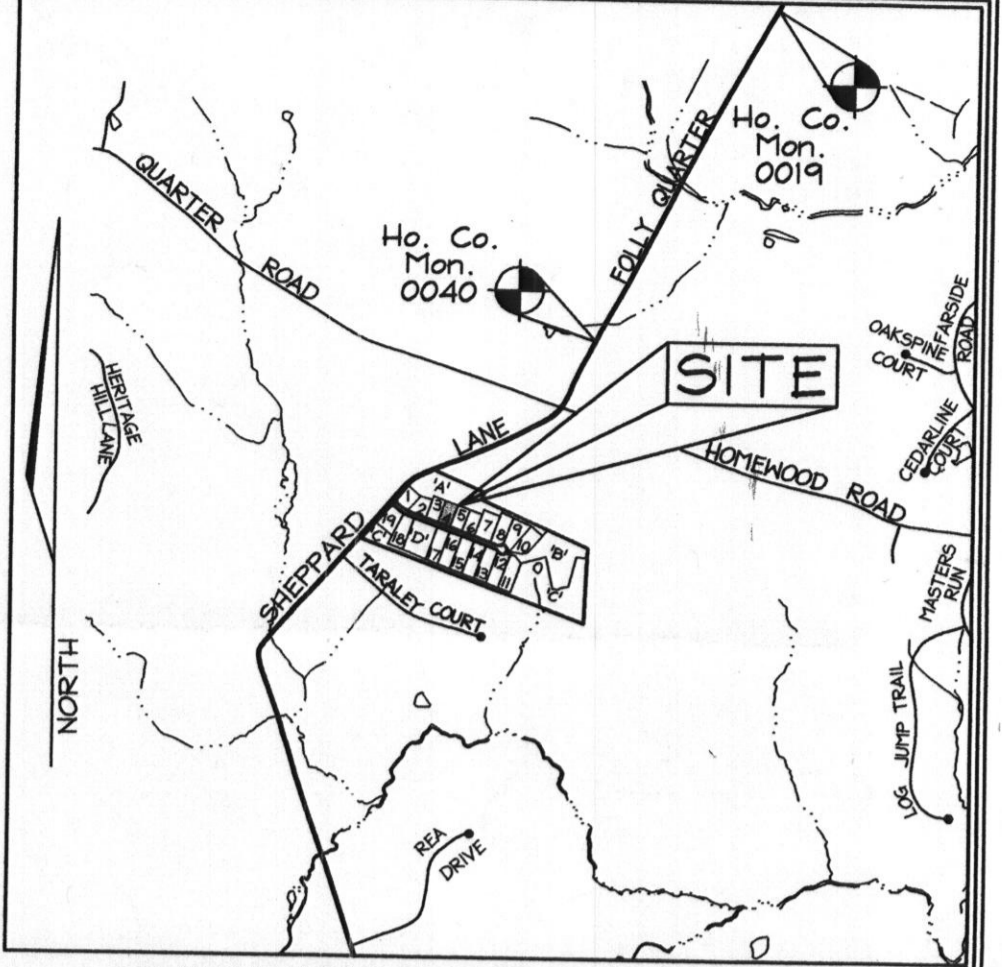
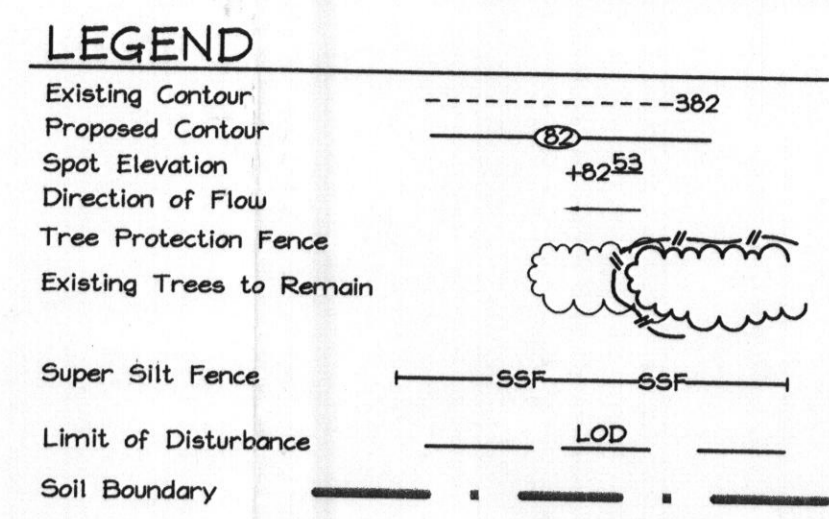
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Applicant's Signature AGENT [Signature] Title/Company _____
 Print Name SUZANNE P. DAVIS Date 10/2/08

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 ** PLEASE WRITE NEATLY AND LEGIBLY. **
 - FOR OFFICE USE ONLY -

AGENCY	DATE	SIGNATURE APPROVAL	DPZ SETBACK INFORMATION	PROPERTY ID#
Land Development, DPZ			Front: _____	Filing fee \$ _____
State Highways			Rear: _____	Permit fee \$ _____
Building Official			Side: _____	Excise tax \$ _____
Dev. Engineering, DPZ			Side St.: _____	Add'l per. fee \$ _____
Health	<u>10/17/08</u>	<u>Brian Baker</u>	All minimum setbacks met?	TOTAL FEES \$ _____
Fire Protection			YES <input type="checkbox"/> NO <input type="checkbox"/>	Sub-total paid \$ _____
Is Sediment Control approval required prior to issuance?			Is Entrance Permit required?	Balance due \$ _____
YES <input type="checkbox"/> NO <input type="checkbox"/>			YES <input type="checkbox"/> NO <input type="checkbox"/>	Check # <u>853</u>
CONTINGENCY CONSTRUCTION START: <input type="checkbox"/>			Historic District?	Validation # _____
ONE STOP SHOP: <input type="checkbox"/>			YES <input type="checkbox"/> NO <input type="checkbox"/>	
Distribution of Copies- White: Building Official			Lot Coverage for NewTown Zone _____	Accepted by <u>[Signature]</u>
Green: LDD, DPZ			SDP/Red-line approval date _____	
Yellow: DED, DPZ				
Pink: Health				
Gold: SHA				

SYMBOL	NAME / DESCRIPTION	SOIL GROUP
Ba	Baile silt loam	D
CgB2	Chester gravelly silt loam, 3 to 6 percent slopes, moderately eroded	B
Cg2	Chester gravelly silt loam, 8 to 15 percent slopes, moderately eroded	B
ChA	Chester silt loam, 0 to 3 percent slopes	B
ChB2	Chester silt loam, 3 to 8 percent slopes, moderately eroded	B
GLD2	Glenelg loam, 15 to 25 percent slopes, moderately eroded	B
MIB2	Manor gravelly loam, 3 to 8 percent slopes, moderately eroded	B
MIC3	Manor gravelly loam, 8 to 15 percent slopes, severely eroded	B
MID2	Manor loam, 15 to 25 percent slopes, moderately eroded	B
MIE	Manor loam, 25 to 45 percent slopes	B



PERMANENT SEEDING NOTES

APPLY TO GRADED OR CLEARED AREAS NOT SUBJECT TO IMMEDIATE FURTHER DISTURBANCE WHERE A PERMANENT LONG-LIVED VEGETATIVE COVER IS NEEDED.

SEEDBED 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 the following schedule: Apply 2 tons per acre dolomitic limestone (92 lbs/1000 s.f.) And 900 lbs. / acre (20.7 lbs./1000s.f.) of 10-20-20 before seeding. Harrow or disc into upper 3 in. of soil.

SEEDING: Apply a mixture of Turf Type Tall fescue (80%) and Hard Fescue (20%) in accordance with seeding rates and methods specified below and seeding dates, apply straw mulch at rates and methods specified below and apply permanent seeding when within proper seeding dates.

MULCHING: Immediately following seeding, apply a uniform 1-2 in. Deep layer of un-rotted small grain straw at a rate of 2 tons/acre. (Apply 2.5 tons/acre if a mulch anchoring tool is used). Straw may be anchored with wood cellulose fiber at a rate of 750 lbs. / acre mixed at a ratio of 50 lbs. Of wood fiber/ 100 gal. of water. Synthetic liquid binders such as Terra Tax II, Acrylic DLR (Agro-Tack), DCA-70, Petrosol and other approved agents may be used at rates recommended by the manufacturers.

No.	Species	Application Rate (lb/acre)	Seeding Date	Seeding Depth (in)	Fertilizer Rate (lb/1000s.f.)	Lime Rate (lb/1000s.f.)
10	Tall Fescue (80%) Hard Fescue (20%)	120 30	3/1-5/15 8/15-11/15	0.5 in	20lb/acre (2.0lb/1000s.f.)	2 tons/acre (200lb/1000s.f.)

TEMPORARY SEEDING NOTES

SEEDBED 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 the following schedule: Apply 2 tons per acre dolomitic limestone (92 lbs/1000 s.f.) And 600 lbs. / acre (15 lbs./1000s.f.) of 10-10-10 before seeding. Harrow or disc into upper 3 in. of soil.

SEEDING: Apply the Maryland State Highway approved seed mixture of Barley or Rye plus Fescue Millet in accordance with seeding rates and methods specified below and seeding dates, apply straw mulch at rates and methods specified below.

MULCHING: Immediately following seeding, apply a uniform 1-2 in. Deep layer of un-rotted small grain straw at a rate of 2 tons/acre. (Apply 2.5 tons/acre if a mulch anchoring tool is used). Straw may be anchored with wood cellulose fiber at a rate of 750 lbs. / acre mixed at a ratio of 50 lbs. Of wood fiber/ 100 gal. of water. Synthetic liquid binders such as Terra Tax II, Acrylic DLR (Agro-Tack), DCA-70, Petrosol and other approved agents may be used at rates recommended by the manufacturers.

REFER TO THE 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL FOR RATE AND METHODS NOT COVERED.

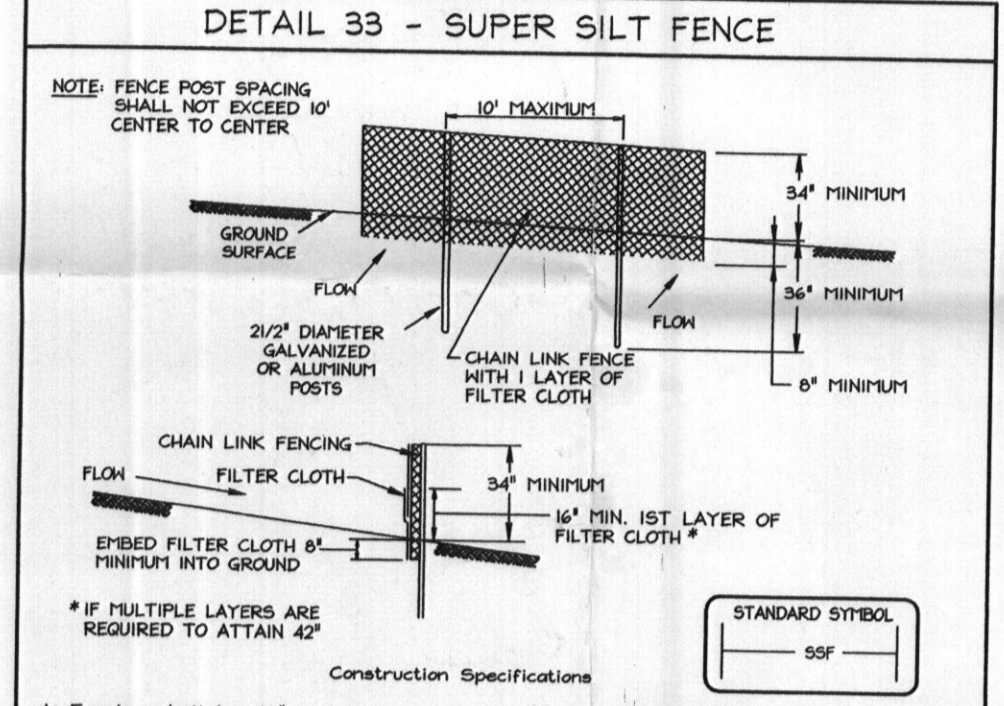
No.	Species	Application Rate (lb/acre)	Seeding Date	Seeding Depth (in)	Fertilizer Rate (lb/1000s.f.)	Lime Rate (lb/1000s.f.)
2	Barley or Rye plus Fescue Millet	150 (3.5lbs/1000sq ft)	2/1-11/30 (To)	1/2 in	600 lb/acre (6lb/1000s.f.)	2 tons/acre (200lb/1000s.f.)

SEDIMENT CONTROL NOTES

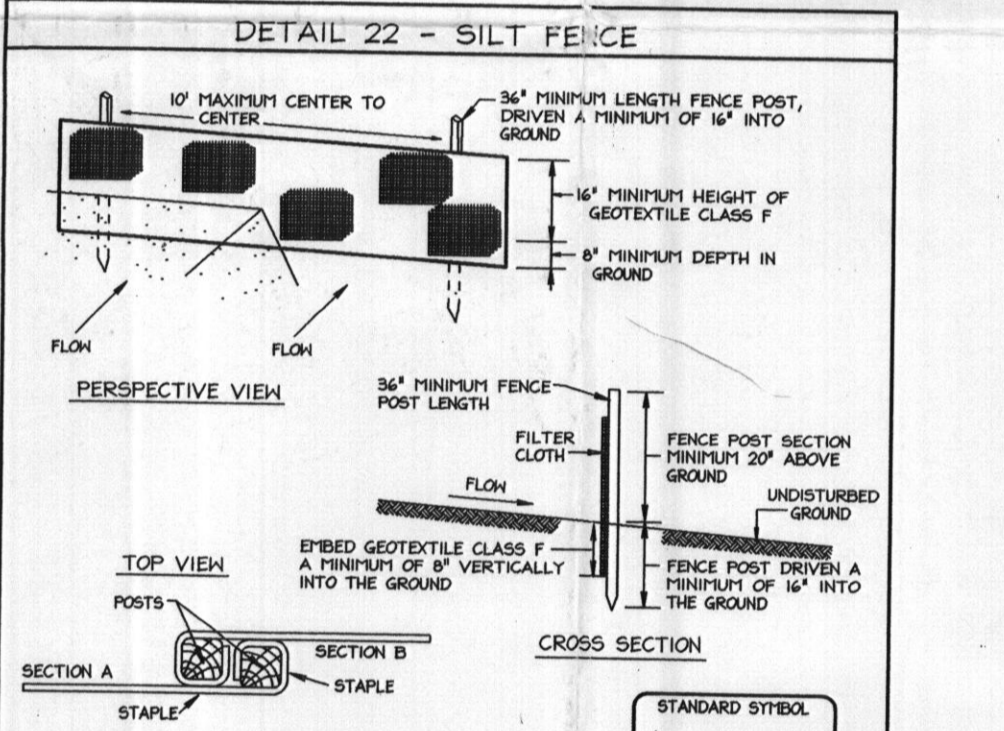
- A minimum of 48 hours notice must be given to the Howard County Department of Inspection, License and Permits Sediment Control Division prior to the start of any construction (410-313-1880).
- All vegetation and structural practices are to be installed in accordance with the provisions of this plan and one to be in conformance with the 1994 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL and revisions thereto.
- 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 perimeter in accordance with vol. 1, Chapter 7, HOWARD COUNTY DESIGN MANUAL, Storm Drainage.
- 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 seeding, sod, temporary seeding, and mulching (Sec. G). Temporary stabilization with mulch alone shall 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.
- Site Analysis:
 - Total Area: 0.764 Acres
 - Area Disturbed: 0.317 Acres
 - Area to be seeded or paved: 0.156 Acres
 - Area to be vegetatively stabilized: 0.164 Acres
 - Total Cut: 734 cu yd
 - Total Fill: 1,830 cu yd
- Offsite waste/borrow area location.
- Any sediment control practice which is disturbed by grading activity for placement of utilities must be repaired on the same day of disturbance.
- Additional sediment controls must be provided, if deemed necessary by the Howard County Sediment Control Inspector.
- On all sites with disturbed areas in excess of 2 acres, approval of the inspection agency shall be requested upon completion of installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading. Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made.
- Trenches for the construction of utilities is limited to three pipe lengths or that which shall be back-filled and stabilized within one working day, whichever is shorter.
- Earthwork quantities are solely for the purpose of calculating fees. Contractor to verify all quantities prior to the start of construction.
- To be determined by contractor, with pre-approval of the Sediment Control Inspector with an approved and active grading permit.

SEQUENCE OF CONSTRUCTION

- Obtain grading permit.
- Notify Howard County Department of Inspections, License and Permits at (410) 313-1880 at least 24 hours before starting any work.
- Install Stabilized Construction Entrance.
- After receiving permission from the sediment control inspector, rough grade site and begin building construction.
- Construct driveway and finish building construction.
- Fine grade site.
- Upon stabilization of all disturbed areas and with the permission of the Sediment Control Inspector, remove all sediment control measures and stabilize any remaining disturbed area.



- Fencing shall be 42" in height and constructed in accordance with the latest Maryland State Highway Details for Chain Link Fencing. The specification for a 4' fence shall be used, substituting 42" fabric and 6" length posts.
- Chain link fence shall be fastened securely to the fence posts with wire ties. The lower tension wire, brace and truss rods, drive anchors and post caps are not required except on the ends of the fence.
- Filter cloth shall be fastened securely to the chain link fence with ties spaced every 24" at the top and mid section.
- Filter cloth shall be embedded a minimum of 8" into the ground.
- When two sections of filter cloth adjoin each other, they shall be overlapped by 4" and folded.
- Maintenance shall be performed as needed and silt buildup removed when "bulges" develop in the silt fence, or when silt reaches 50% of fence height.
- Filter cloth shall be fastened securely to each fence post with wire ties or staples at top and mid section and shall meet the following requirements for Geotextile Class F:
 - Tensile Strength: 50 lb/in (min.)
 - Tensile Modulus: 20 lb/in (min.)
 - Flow Rate: 0.3 gal/ft²/minute (max.)
 - Filtering Efficiency: 75% (min.)



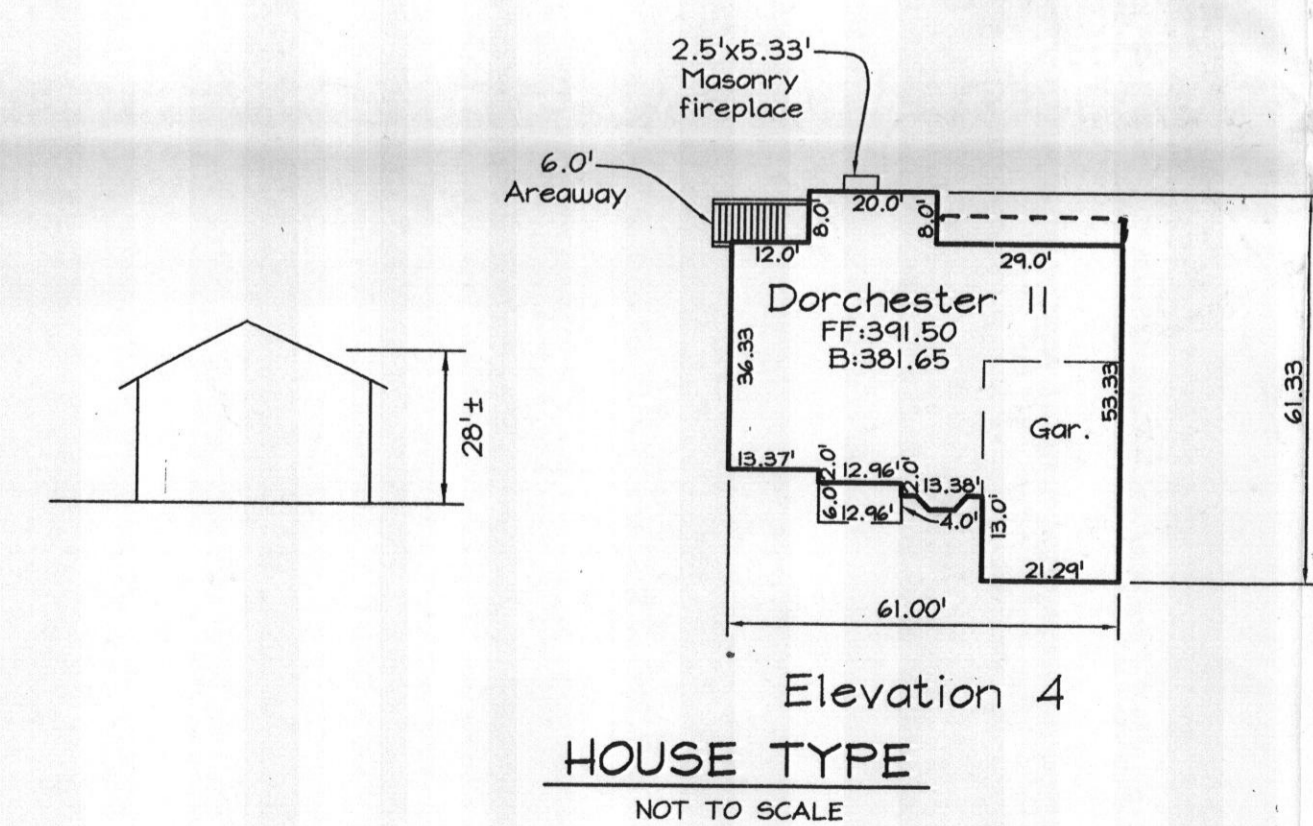
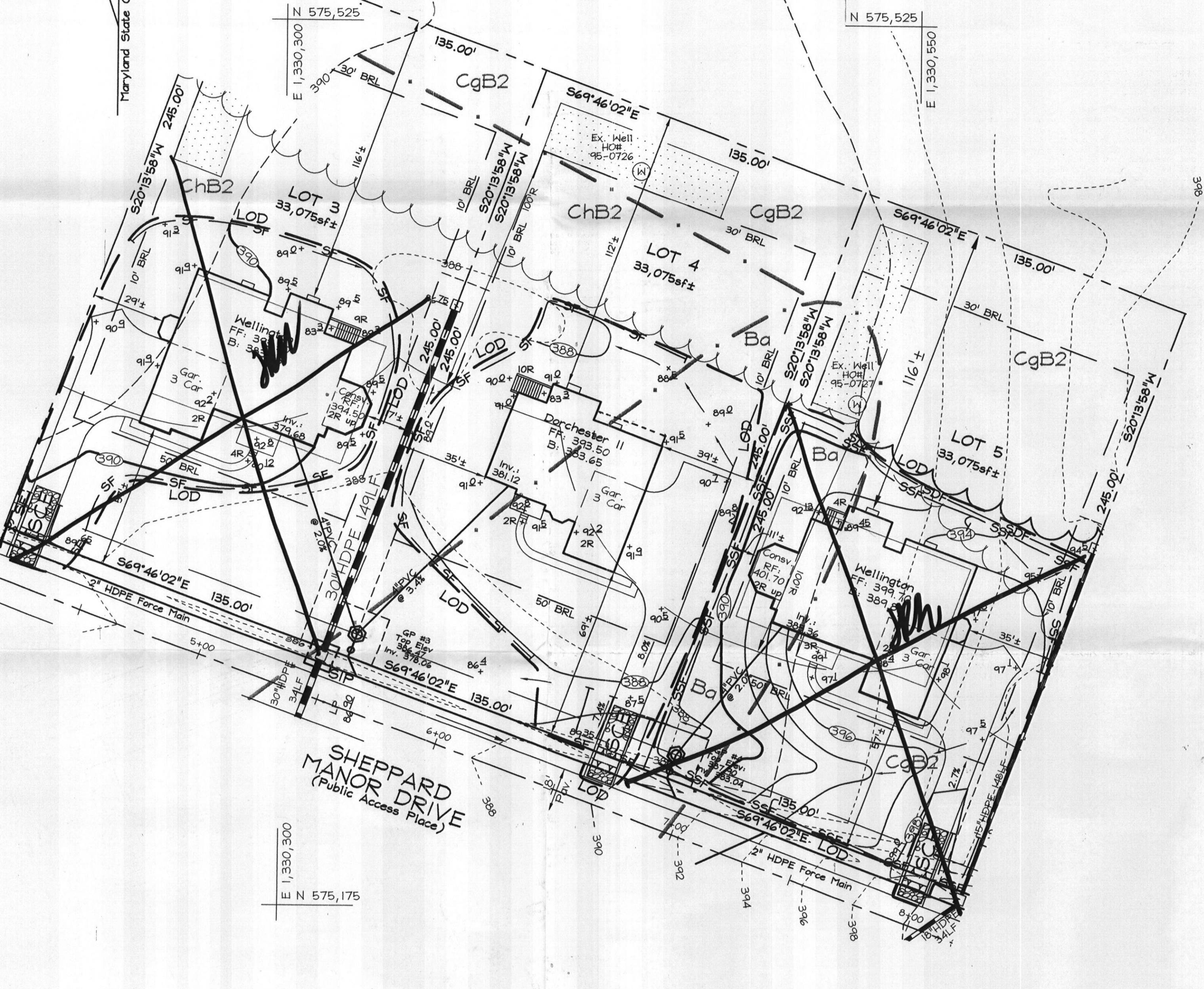
- Fence posts shall be a minimum of 36" long, driven 16" minimum into the ground. Posts shall be 1 1/2" x 1 1/2" square (minimum) cut, or 1 1/2" diameter (minimum) round and shall be of hard wood, not less than 1.00 pound per linear foot.
- Geotextile shall be fastened securely to each fence post with wire ties or staples at top and mid-section and shall meet the following requirements for Geotextile Class F:
 - Tensile Strength: 50 lb/in (min.)
 - Tensile Modulus: 20 lb/in (min.)
 - Flow Rate: 0.3 gal/ft²/minute (max.)
 - Filtering Efficiency: 75% (min.)
- Where ends of geotextile fabric come together, they shall be overlapped, folded and stapled to prevent sediment bypass.
- Silt fence shall be inspected after each rainfall event and maintained when bulges occur or when sediment accumulation reaches 50% of the fence height.

BENCHMARKS

Sta. 0019	N 176,927.0944	E 406,505.1110	El.: 117.6061 (meters)
Sta. 0040	N 580,468.1228	E 1,333,675.5158	El.: 385.846 (feet)
	N 175,952.4264	E 405,995.1970	El.: 111.3465 (meters)
	N 577,270.584	E 1,332,022.575	El.: 365.309 (feet)

GENERAL NOTES

- This property is zoned "RC-DEO" per the 02/02/04 Comprehensive Zoning Plan and the Comp Lite Zoning Regulations Amendments effective 07/28/06.
- Total area of property = 33,075sf or 0.754 Acs.
- Public water and private sewer will be used within this site.
- This area designates a private sewage easement, of at least 10,000 SF as required by the Maryland State Department of the Environment for individual sewage disposal (COMAR 26.04.03).
- Improvements of any nature in this area are restricted until public sewerage is available. These easements shall become null and void upon connection to a public sewerage system. The County Health Officer shall have the authority to grant adjustments to the private sewage easement. Recardation of a modified sewage easement shall not be necessary.
- The septic fields are located on soil types BrC2, BrC3, MIB2, MIC2, MIC3, MID2 and MGC2 as per the soil survey of Howard County, Soils Map #9.
- On-site topography based on a field Run Topographic Survey prepared by FSH Associates dated 1/12/04. Off-site and non-critical topography based on Howard County 1998 Aerial Topographic Surveys with five foot contours.
- Spill Material of Septic Trench Excavation shall be placed uphill of trench.
- Private water, and sewer will be used within this site.
- When digging septic trenches contractor shall place excavated material on the uphill side of the trench.
- The existing well shown on this plan (identified with the attached well tag number: HO-95-0726) has been field located by FSH Associates, Inc at August 17, 2007 and is approximately shown.



ENGINEERS CERTIFICATE
I 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.
ZACHARIA Y. FISCH
9/9/08

DEVELOPER'S CERTIFICATE
I/WE CERTIFY THAT ALL DEVELOPMENT AND CONSTRUCTION WILL BE DONE ACCORDING TO THIS PLAN FOR SEDIMENT AND EROSION CONTROL AND THAT ALL RESPONSIBLE PERSONNEL INVOLVED IN THE CONSTRUCTION OF THE 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.
9/10/08

OWNER/DEVELOPER
WILLIAMSBURG GROUP LLC
5485 Harpers Farm Road #200
Columbia, Maryland 21046-3834
Telephone: (410) 997-8600
Fax: (410) 997-4358

GP-09-21

PLOT PLAN Rev.01

SHEPPARD MANOR
LOT 4
PLAT # 20013

TAX MAP 39 GRIDS 01
5TH ELECTION DISTRICT

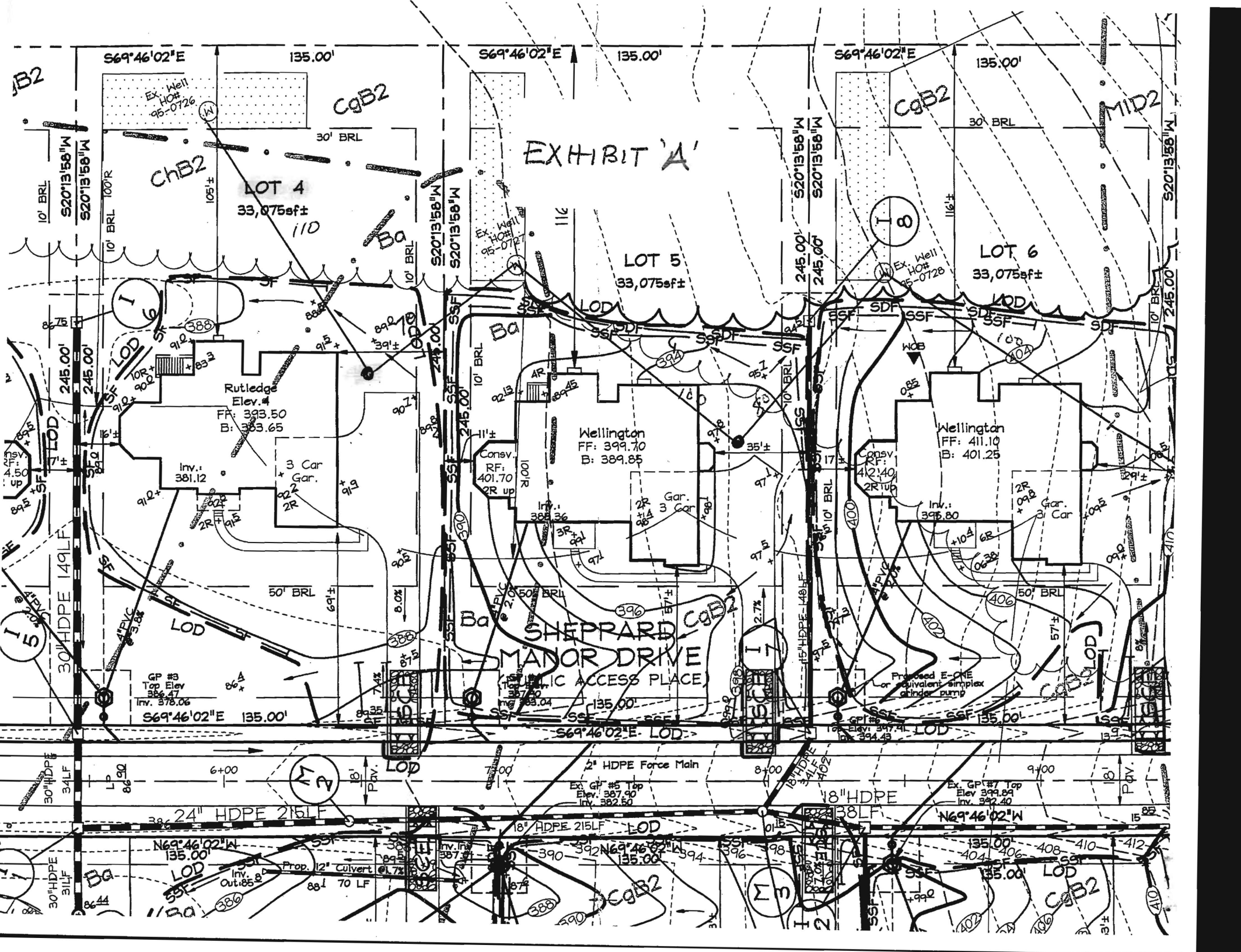
PARCEL 266
HOWARD COUNTY, MARYLAND

PROFESSIONAL CERTIFICATION
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. #34694, Expiration Date: 7/08/2009.

FSH Associates
Engineers Planners Surveyors
6339 Howard Lane, Elkridge, MD 21075
Tel: 410-567-5200 Fax: 410-796-1562
E-mail: info@fisher.com

DESIGN BY: AY
DRAWN BY: AY
CHECKED BY: ZYF
SCALE: As shown
DATE: Sept. 9, 2008
W.C. No.: 3160
SHEET No.: 1 OF 1

EXHIBIT 'A'



LOT 4
33,075sf±

LOT 5
33,075sf±

LOT 6
33,075sf±

SHEPPARD DRIVE
MAJOR DRIVE
PUBLIC ACCESS PLACE

Rutledge
Elev. 4
FF: 393.50
B: 383.65

Wellington
FF: 399.70
B: 389.85

Wellington
FF: 411.10
B: 401.25

Top GP #8
Elev. 386.47
Inv. 378.06

Ex. GP #5 Top
Elev. 387.90
Inv. 382.50

Ex. GP #7 Top
Elev. 399.89
Inv. 392.40

Prop. 12' Culvert
88.1 70 LF

