



Building Permit Application

Howard County Maryland
Department of Inspections, Licenses and Permits
3430 Court House Drive
Permits: 410-313-2455
www.howardcountymd.gov

Date Received: 11/20/19

Permit No.: B1900391

Building Address: 521 Jacks Landing Way
City: WURKSVILLE State: MD Zip Code: 21029
Suite/Apt. #: SDP/WP/BA #: F-06-01
Subdivision: Jacks Landing Phase 1
Lot: 5 Tax Map: 34 Parcel: 414

Existing Use: VACANT
Proposed Use: NEW SFD
Estimated Construction Cost: \$ 280,731.00

Description of Work: New 2 story SFD Kingport, Liv. #23
with full bath, 3 bedrooms, 2 full bathrooms, 1' driveway
back, 1' driveway extension, 2 story 1' concrete driveway, and
3 bedrooms, 2 full bathrooms, 1' driveway and 1' walkway
to rear, total, 3 beds, total.

Occupant/Tenant Name:
Was tenant space previously occupied? Yes No
Contact Name:
Address:
City: State: Zip Code:
Phone: Fax:
Email:

Property Owner's Name: Donald King, Tom Kelly
Address:
City: State: MD Zip Code: 21043
Phone: Fax:
Email:

Applicant's Name & Mailing Address, (If other than stated herein)
Applicant's Name: [unclear]
Address: 201 [unclear]
City: State: MD Zip Code: 21122
Phone: Fax:
Email:

Contractor Company: [unclear]
Contact Person: [unclear]
Address: 2120 [unclear] Ave
City: State: MD Zip Code: 21114
License No.: 0233
Phone: Fax:
Email:

Engineer/Architect Company: [unclear]
Responsible Design Prof.: [unclear]
Address: 3324 [unclear] St
City: State: MD Zip Code: 21042
Phone: Fax:
Email:

Commercial Building Characteristics	Residential Building Characteristics	
Height:	<input checked="" type="checkbox"/> SF Dwelling <input type="checkbox"/> SF Townhouse	
No. of stories: 2	Depth	Width
Gross area, sq. ft./floor: 1350	1st floor: 1350	
	2nd floor: 1350	
Area of construction (sq. ft.): 1350	Basement: (17.19)	
Use group:	<input type="checkbox"/> Finished Basement	
	<input checked="" type="checkbox"/> Unfinished Basement	
	<input type="checkbox"/> Crawl Space	
Construction type:	<input type="checkbox"/> Slab on Grade	
<input type="checkbox"/> Reinforced Concrete	No. of Bedrooms: 3	
<input type="checkbox"/> Structural Steel	Multi-family Dwelling	
<input type="checkbox"/> Masonry	No. of efficiency units:	
<input checked="" type="checkbox"/> Wood Frame	No. of 1 BR units:	
<input type="checkbox"/> State Certified Modular	No. of 2 BR units:	
	No. of 3 BR units:	
	Other Structure:	
	Dimensions:	
<input checked="" type="checkbox"/> Roadside Tree Project Permit	Footings:	
<input type="checkbox"/> Yes <input type="checkbox"/> No	Roof:	
Roadside Tree Project Permit #	<input type="checkbox"/> State Certified Modular	
	<input type="checkbox"/> Manufactured Home	

Utilities	
Electric:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Gas:	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Water Supply	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Sewage Disposal	
<input type="checkbox"/> Public	
<input checked="" type="checkbox"/> Private	
Heating System	
<input type="checkbox"/> Electric <input type="checkbox"/> Oil	
<input type="checkbox"/> Natural Gas <input checked="" type="checkbox"/> Propane Gas	
<input type="checkbox"/> Other:	
Sprinkler System:	
<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	
Grading Permit Number:	
Building Shell Permit Number:	

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: [Signature]
Email Address: [unclear]
Title/Company: Permit Services, Inc.

Print Name: [unclear]
Date: 11/20/2019

Checks Payable to: DIRECTOR OF FINANCE OF HOWARD COUNTY
PLEASE WRITE NEATLY & LEGIBLY
-FOR OFFICE USE ONLY-

AGENCY	DATE	SIGNATURE OF APPROVAL
State Highways		
Building Officials		
PSZA (Zoning)		
PSZA (Engineering)		
Health	12/25/19	H. Oswald

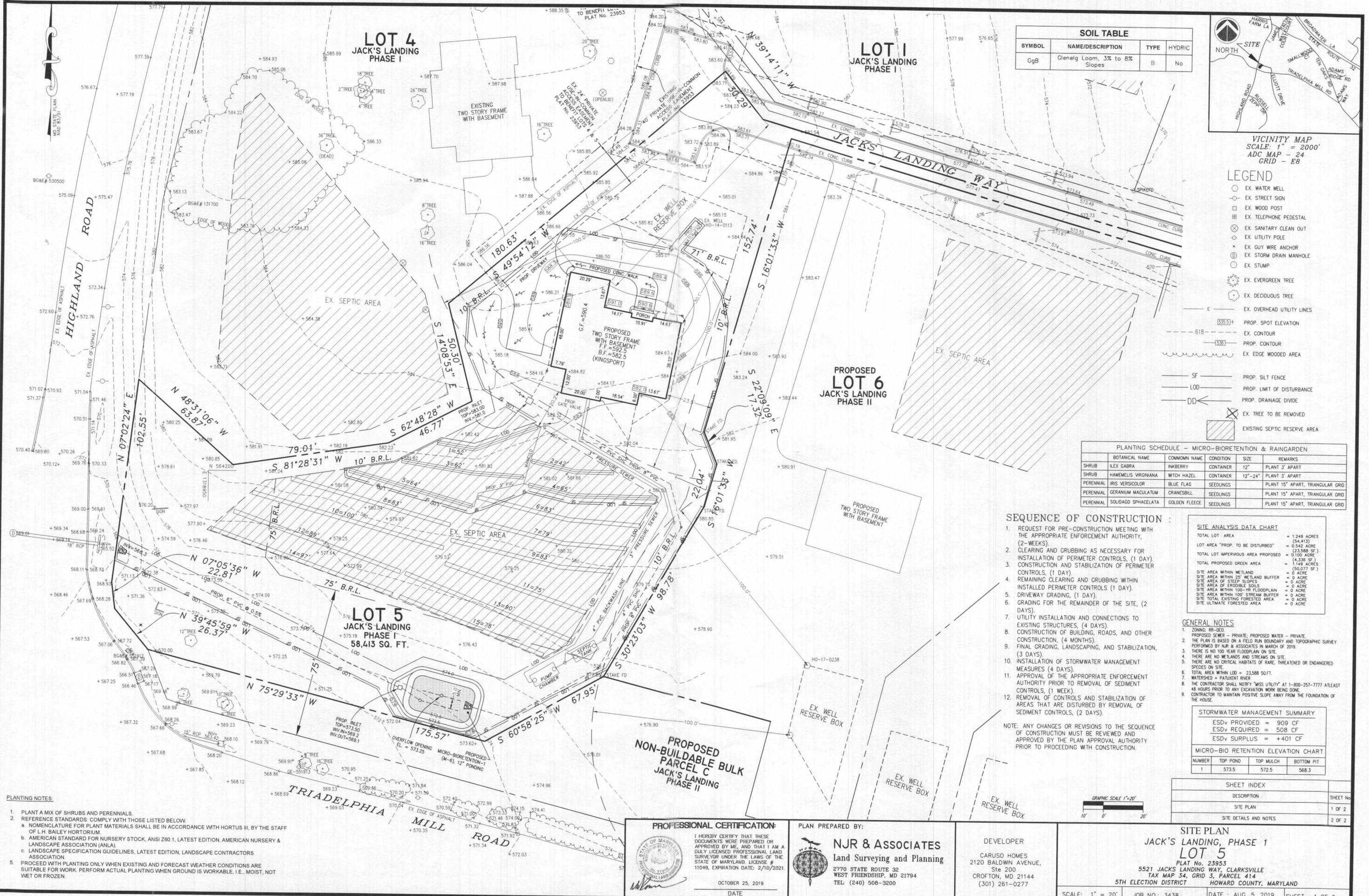
Is Sediment Control approval required for issuance? Yes No
 CONTINGENCY CONSTRUCTION START

DPZ SETBACK INFORMATION	
Front:	
Rear:	
Side:	
Side St.:	
All minimum setbacks met?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Is Entrance Permit Required?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Historic District?	<input type="checkbox"/> Yes <input type="checkbox"/> No
Lot Coverage for New Town Zone:	
SDP/Red-line approval date:	

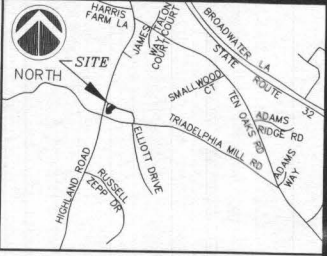
Filing Fee	\$
Permit Fee	\$
Tech Fee	\$
Excise Tax	\$
PSFS	\$
Guaranty Fund	\$
Add'l per Fee	\$
Total Fees	\$
Sub- Total Paid	\$
Balance Due	\$
Check	#

Number of Copies: White: Building Officials Green: PSZA, Zoning Yellow: PSZA, Engineering Pink: Health Gold: SHA

B19003991



SOIL TABLE			
SYMBOL	NAME/DESCRIPTION	TYPE	HYDRIC
GgB	Glenelg Loom, 3% to 8% Slopes	B	No



VICINITY MAP
SCALE: 1" = 2000'
ADC MAP - 24
GRID - E8

LEGEND	
○	EX. WATER WELL
□	EX. STREET SIGN
□	EX. WOOD POST
□	EX. TELEPHONE PEDESTAL
⊗	EX. SANITARY CLEAN OUT
⊕	EX. UTILITY POLE
⊙	EX. GUY WIRE ANCHOR
⊖	EX. STORM DRAIN MANHOLE
⊗	EX. STUMP
⊙	EX. EVERGREEN TREE
⊙	EX. DECIDUOUS TREE
—	EX. OVERHEAD UTILITY LINES
○	PROP. SPOT ELEVATION
---	EX. CONTOUR
---	PROP. CONTOUR
---	EX. EDGE WOODED AREA
---	PROP. SILT FENCE
---	PROP. LIMIT OF DISTURBANCE
---	PROP. DRAINAGE DIVIDE
⊗	EX. TREE TO BE REMOVED
▨	EXISTING SEPTIC RESERVE AREA

PLANTING SCHEDULE - MICRO-BIORETENTION & RAINGARDEN				
BOTANICAL NAME	COMMON NAME	CONDITION	SIZE	REMARKS
SHRUB ILEX GABRA	INKBERRY	CONTAINER	12"	PLANT 3' APART
SHRUB HAMELIS VIRGINIANA	WITCH HAZEL	CONTAINER	12"-24"	PLANT 3' APART
PERENNIAL IRIS VERSICOLOR	BLUE FLAG	SEEDLINGS	PLANT 15' APART, TRIANGULAR GRID	
PERENNIAL GERANIUM MACULATUM	CRANESBILL	SEEDLINGS	PLANT 15' APART, TRIANGULAR GRID	
PERENNIAL SOLIDAGO SPHACELATA	GOLDEN FLEECE	SEEDLINGS	PLANT 15' APART, TRIANGULAR GRID	

- SEQUENCE OF CONSTRUCTION:**
1. REQUEST FOR PRE-CONSTRUCTION MEETING WITH THE APPROPRIATE ENFORCEMENT AUTHORITY, (2-WEEKS).
 2. CLEARING AND GRUBBING AS NECESSARY FOR INSTALLATION OF PERIMETER CONTROLS, (1 DAY).
 3. CONSTRUCTION AND STABILIZATION OF PERIMETER CONTROLS, (1 DAY).
 4. REMAINING CLEARING AND GRUBBING WITHIN INSTALLED PERIMETER CONTROLS (1 DAY).
 5. DRIVEWAY GRADING, (1 DAY).
 6. GRADING FOR THE REMAINDER OF THE SITE, (2 DAYS).
 7. UTILITY INSTALLATION AND CONNECTIONS TO EXISTING STRUCTURES, (4 DAYS).
 8. CONSTRUCTION OF BUILDING, ROADS, AND OTHER CONSTRUCTION, (4 MONTHS).
 9. FINAL GRADING, LANDSCAPING, AND STABILIZATION, (3 DAYS).
 10. INSTALLATION OF STORMWATER MANAGEMENT MEASURES (4 DAYS).
 11. APPROVAL OF THE APPROPRIATE ENFORCEMENT AUTHORITY PRIOR TO REMOVAL OF SEDIMENT CONTROLS, (1 WEEK).
 12. REMOVAL OF CONTROLS AND STABILIZATION OF AREAS THAT ARE DISTURBED BY REMOVAL OF SEDIMENT CONTROLS, (2 DAYS).
- NOTE: ANY CHANGES OR REVISIONS TO THE SEQUENCE OF CONSTRUCTION MUST BE REVIEWED AND APPROVED BY THE PLAN APPROVAL AUTHORITY PRIOR TO PROCEEDING WITH CONSTRUCTION.

SITE ANALYSIS DATA CHART	
TOTAL LOT AREA	= 1.249 ACRES (54,413)
LOT AREA "PROP. TO BE DISTURBED"	= 0.542 ACRES (23,589 SF)
TOTAL LOT IMPERVIOUS AREA PROPOSED	= 0.100 ACRES (4,356 SF)
TOTAL PROPOSED GREEN AREA	= 1.149 ACRES (50,077 SF)
SITE AREA WITHIN WETLAND	= 0 ACRES
SITE AREA WITHIN 25' WETLAND BUFFER	= 0 ACRES
SITE AREA OF STEEP SLOPES	= 0 ACRES
SITE AREA OF ERODIBLE SOILS	= 0 ACRES
SITE AREA WITHIN 100-YR FLOODPLAIN	= 0 ACRES
SITE AREA WITHIN 100' STREAM BUFFER	= 0 ACRES
SITE TOTAL EXISTING FORESTED AREA	= 0 ACRES
SITE ULTIMATE FORESTED AREA	= 0 ACRES

- GENERAL NOTES**
1. ZONING: BR-100
 2. PROPOSED SEWER - PRIVATE; PROPOSED WATER - PRIVATE
 3. THE PLAN IS BASED ON A FIELD RUN BOUNDARY AND TOPOGRAPHIC SURVEY PERFORMED BY NJR & ASSOCIATES IN MARCH OF 2019.
 4. THERE IS NO 100 YEAR FLOODPLAIN ON SITE.
 5. THERE ARE NO CRITICAL HABITATS OF RARE, THREATENED OR ENDANGERED SPECIES ON SITE.
 6. TOTAL AREA WITHIN LOD = 23,588 SQ.FT.
 7. WATERSHED = PATUXENT RIVER
 8. THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-253-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
 9. CONTRACTOR TO MAINTAIN POSITIVE SLOPE AWAY FROM THE FOUNDATION OF THE HOUSE.

STORMWATER MANAGEMENT SUMMARY			
ESDV PROVIDED	=	909 CF	
ESDV REQUIRED	=	508 CF	
ESDV SURPLUS	=	+401 CF	

MICRO-BIO RETENTION ELEVATION CHART			
NUMBER	TOP POND	TOP MULCH	BOTTOM PIT
1	573.5	572.5	568.3

- PLANTING NOTES:**
1. PLANT A MIX OF SHRUBS AND PERENNIALS.
 2. REFERENCE STANDARDS: COMPLY WITH THOSE LISTED BELOW.
 - a. NOMENCLATURE FOR PLANT MATERIALS SHALL BE IN ACCORDANCE WITH HORTUS III, BY THE STAFF OF L.H. BAILEY HORTORIUM.
 - b. AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1, LATEST EDITION, AMERICAN NURSERY & LANDSCAPE ASSOCIATION (ANLA).
 - c. LANDSCAPE SPECIFICATION GUIDELINES, LATEST EDITION, LANDSCAPE CONTRACTORS ASSOCIATION.
 3. PROCEED WITH PLANTING ONLY WHEN EXISTING AND FORECAST WEATHER CONDITIONS ARE SUITABLE FOR WORK. PERFORM ACTUAL PLANTING WHEN GROUND IS WORKABLE, I.E. MOIST, NOT WET OR FROZEN.

PROFESSIONAL CERTIFICATION:
I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND LICENSE # 11049, EXPIRATION DATE: 2/10/2021.

DATE: OCTOBER 25, 2019

PLAN PREPARED BY:
NJR & ASSOCIATES
Land Surveying and Planning
2770 STATE ROUTE 32
WEST FRIENDSHIP, MD 21794
TEL: (240) 508-3200

DEVELOPER
CARUSO HOMES
2120 BALDWIN AVENUE,
Ste 200
CROFTON, MD 21144
(301) 261-0277

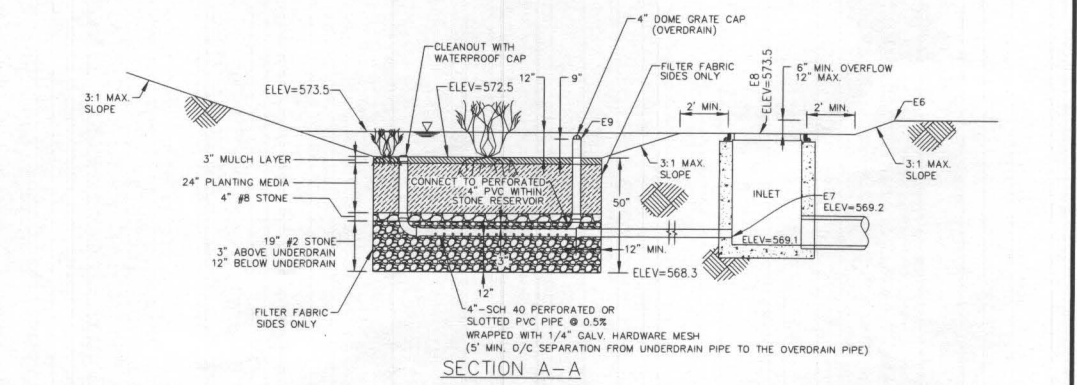
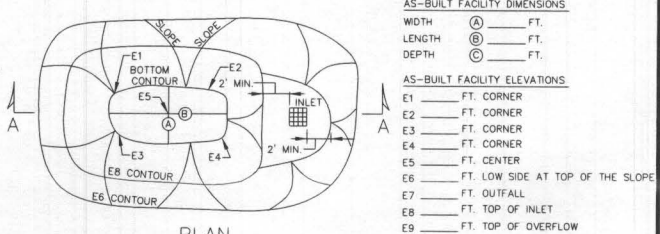
SITE PLAN
JACK'S LANDING, PHASE 1
LOT 5
PLAT No. 23953
5521 JACKS LANDING WAY, CLARKSVILLE
TAX MAP 34, GRID 3, PARCEL 414
5TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 20'
JOB NO.: 3438
DATE: AUG. 5, 2019
SHEET: 1 OF 2

SHEET INDEX	
DESCRIPTION	SHEET No.
SITE PLAN	1 OF 2
SITE DETAILS AND NOTES	2 OF 2

NOTES

1. FACILITY SHALL BE MINIMUM 10 FT FROM ANY BUILDING.
2. FACILITY SHALL BE INSTALLED IN EXCAVATED VIRGIN SOIL (NOT FILL).
3. FACILITY SHALL BE MINIMUM 4" ABOVE THE SEASONAL HIGH WATER TABLE.
4. REGULAR INSPECTIONS SHALL BE REQUIRED DURING FOLLOWING STAGES OF THE CONSTRUCTION:
 - a. DURING EXCAVATION TO SUBGRADE AND PLACEMENT AND BACKFILL OF UNDERDRAIN SYSTEM.
 - b. DURING PLACEMENT OF PLANTING MEDIA.
 - c. DURING CONSTRUCTION OF APPURTENANT CONVEYANCE.
 - d. UPON COMPLETION OF FINAL GRADING AND ESTABLISHMENT OF PERMANENT STABILIZATION.
5. E1 TO E9 AS-BUILT SPOT ELEVATION LOCATIONS.
6. THIS STANDARD IS A REFERENCE TO SHOW THE ELEMENTS AND MINIMUM DIMENSIONS FOR A MICRO-BIO RETENTION FACILITY. EACH FACILITY SHALL BE DESIGNED AND APPROVED ON A SITE SPECIFIC BASIS. THIS DETAIL PROVIDES BLANK SPACES TO INFORM WHERE AS-BUILT INFORMATION IS REQUIRED FOR SWM CLOSOUT.



MICRO-BIORETENTION (M-6) DETAIL (NOT TO SCALE)

COMPUTATION OF THE REQUIRED ESDV:

PROPERTY SIZE = 58,413 SF
 LIMITS OF DISTURBANCE (L.O.D.) = 23,588 SF
 PROPOSED IMPERVIOUS AREA = 4,336 SF
 SOIL: = HYDROLOGIC SERIES "B", 100% OF L.O.D.

TARGET PE:

% IMPERVIOUS AREA (I): $\frac{PROP. IMPERVIOUS AREA}{PROP. L.O.D.} = \frac{4,336}{23,588} = 18.38\%$ (USE 20%)

USING TABLE 5.3 FOR "B" SOILS & 1% OF 20:
 PE = 1.2", TARGET RCN = 55

TARGET ESDV:

PE = 1.2" = 18.38%
 $R_v = 0.05 + (0.009)(18.38) = 0.2154$
 $A = 23,588 \text{ SF}$
 $ESD_v = \frac{PE \times R_v \times A}{12} = \frac{1.2 \times 0.2154 \times 23,588}{12} = 508 \text{ CF}$

COMPUTATION OF THE PROPOSED ESDV (MBR, M-6):

TOTAL PROPOSED IMPERVIOUS IN DRAINAGE AREA (DA) = 4,336 SF
 TOTAL APPROXIMATE DRAINAGE AREA = 5,840 SF
 PERCENTAGE OF IMPERVIOUS IN DRAINAGE AREA = 74.25%
 $R_v = 0.05 + (0.009)(74.25) = 0.7183$
 $A = 5,840 \text{ SF}$
 $ESD_v = \frac{PE \times R_v \times A}{12} = \frac{1.2 \times 0.7183 \times 5,840}{12} = 909 \text{ CF}$

STORMWATER MANAGEMENT SUMMARY

ESD_v PROVIDED = 909 CF
 ESD_v REQUIRED = 508 CF
 ESD_v SURPLUS = +401 CF

MICRO-BIO RETENTION DIMENSIONS AND VOLUME

POND DEPTH = 1.0 FT
 TOP POND AREA = 848 SF
 BOTTOM POND AREA = 545 SF
 POND VOLUME = $(\frac{848+545}{2}) \times 1.0 = 696 \text{ CF}$

POND MEDIA DEPTH = 1.0 FT
 POND MEDIA VOLUME = 545 x 1.0 x 0.4 = 218 CF
 POND STORAGE VOLUME = (696 + 218) = 914 CF

OPERATION AND MAINTENANCE SCHEDULE FOR MICRO-BIO RETENTION (M-6)

1. The Owner shall maintain the plant material, mulch layer and soil layer annually. Maintenance of mulch and soil is limited to correcting areas of erosion or wash out. Any mulch replacement shall be done in the spring. Plant material shall be checked for disease and insect infestation and maintenance will address dead material and pruning. Acceptable replacement plant material is limited to the following: 2000 Maryland Stormwater Design Manual Volume II, Table A.4.1 and 2.
2. The Owner shall perform a plant in the spring and in the fall of each year. During the inspection, the Owner shall remove dead and diseased vegetation considered beyond treatment, replace dead plant material with acceptable replacement plant material, treat diseased trees and shrubs, and replace all deficient stakes and wires.
3. The Owner shall inspect the mulch each spring. The mulch shall be replaced every two to three years. The previous mulch layer shall be removed before the new layer is applied.
4. The Owner shall correct soil erosion on an as needed basis, with a minimum of once per month and after each heavy storm.

HOWARD SOIL CONSERVATION DISTRICT (HSCD) STANDARD SEDIMENT CONTROL NOTES

1. A pre-construction meeting shall occur with the Howard County Department of Public Works, Construction Inspection Division (CID), 410-313-1855 after the future LOD and protected areas are marked clearly in the field. A minimum of 48 hour notice to CID must be given at the following stages:
 - a. Prior to the start of earth disturbance.
 - b. Upon completion of the installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading.
 - c. Prior to the start of another phase of construction or opening of another grading unit.
 - d. Prior to the removal or modification of sediment control practices.
 Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made. Other related state and federal permits shall be referenced, to ensure coordination and to avoid conflicts with this plan.
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 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, and revisions thereto.
3. Following initial soil disturbance or re-disturbance, permanent or temporary stabilization is required within three (3) calendar days as to the surface of all perimeter controls, dikes, swales, ditches, perimeter slopes, and all slopes steeper than 3 horizontal to 1 vertical (3:1); and seven (7) calendar days as to all other disturbed areas on the project site except for those areas under active grading.
4. All disturbed areas must be stabilized within the time period specified above in accordance with the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL for topsoil (Sec. B-4-2), permanent seeding (Sec. B-4-5), temporary seeding (Sec. B-4-4) and mulching (Sec. B-4-3). Temporary stabilization with mulch alone can only be applied between the fall and spring seeding dates if the ground is frozen. Incremental stabilization (Sec. B-4-1) specifications shall be enforced in areas with 3:1 of cut and/or fill. Stockpiles (Sec. B-4-8) in excess of 20 ft, must be benched with stable outlet. All concentrated flow, steep slope, and highly erodible areas shall receive soil stabilization matting (Sec. B-4-6).
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 CID.
6. Site Analysis:
 - Total Area of Site: = 1,249 Acres.
 - Area Disturbed: = 0.542 Acres.
 - Area to be roofed or paved: = 0.152 Acres.
 - Area to be vegetatively stabilized: = 0.100 Acres.
 - Total Cut: = 3702 Cu. Yds.
 - Total Fill: = 4002 Cu. Yds.
 - Offsite waste/borrow area location: = To be determined.
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 control must be provided, if deemed necessary by the CID. The site and all controls shall be inspected by the contractor weekly, and the next day after each rain event. A written report by the contractor, made available upon request, is part of every inspection and should include:
 - a. Inspection date
 - b. Inspection type (routine, post-storm event, during rain event)
 - c. Name and title of inspector
 - d. Weather information (precipitation conditions as well as time and amount of last recorded precipitation)
 - e. Brief description of the status (e.g., percent complete) and/or current activities
 - f. Evidence of sediment discharges
 - g. Identification of plan deficiencies
 - h. Identification of sediment controls that require maintenance
 - i. Identification of missing or improperly installed sediment controls
 - j. Compliance status regarding the sequence of construction and stabilization requirements
 - k. Photographs
 - l. Monitoring/sampling
 - m. Maintenance and/or corrective action performed
 - n. Other inspection items as required by the General Permit for DAILY LICENSED PROFESSIONAL LAND SURVEYOR WITH CONSTRUCTION ACTIVITIES (NPDES, MDE), Stormwater Associated with Construction Activities
9. Trenches for the construction of utilities is limited to three pipe lengths or that which can and shall be back-filled and stabilized by the end of each workday, whichever is shorter.
10. Any major changes or revisions to the plan or sequence of construction must be reviewed and approved by the CID prior to proceeding with construction. Minor revisions may be allowed by the CID per the list of HSCD-approved field changes.
11. Disturbance shall not occur outside the L.O.D. A project is to be sequenced so that grading activities begin on one grading unit (maximum acreage of 20 ac. per grading unit) at a time. Work may proceed to a subsequent grading unit when at least 50 percent of the disturbed area in the preceding grading unit has been stabilized and approved by the CID. Unless otherwise specified and approved by the HSCD, no more than 30 acres cumulatively may be disturbed at a given time.
12. Wash water from any equipment, vehicles, wheels, pavement, and other sources must be treated in a sediment basin or other approved washout structure.
13. Topsoil shall be stockpiled and preserved on-site for redistribution onto final grade.
14. All Silt Fence and Super Silt Fence shall be placed on-the-contour, and be imbedded at 25' minimum intervals, with lower ends curled uphill by 2' in elevation.
15. Stream channels must not be disturbed during the following restricted time periods (inclusive):
 - a) Use I and IP March 1 - June 15
 - b) Use III and IIP October 1 - June 30
 - c) Use IV March 1 - May 31
16. A copy of this plan, the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, and associated permits shall be on-site and available when the site is active.

B-4-4 STANDARDS AND SPECIFICATIONS FOR PERMANENT SEEDING

DEFINITION
 To stabilize disturbed soils with permanent vegetation.

CRITERIA
 To use long-lived perennial grasses and legumes to establish permanent ground cover on disturbed soils.

CONDITIONS WHERE PRACTICE APPLIES
 Exposed soils where ground cover is needed for 6 months or more.

A. Seed Mixtures

1. General Use
 - a. Select one or more of the species or mixtures listed in Table B.3 for the appropriate Plant Hardness Zone (from Figure B.3) and based on the site condition or purpose found on Table B.2. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The Summary is to be placed on the plan.
 - b. Additional planting specifications for exceptional sites such as shorelines, stream banks, or dunes or for special purposes such as wildlife or aesthetic treatment may be found in USDA-NRCS Technical Field Office Guide, Section 342 - Critical Area Planting.
 - c. For sites having disturbed areas over 5 acres, use and show the rates recommended by the soil testing agency.
 - d. For areas receiving low maintenance, apply urea form fertilizer (46-0-0) at 3 A pounds per 1000 square feet (100 pounds per acre) at the time of seeding in addition to the soil amendments shown in the Permanent Seeding Summary.
2. Turfgrass Mixtures
 - a. Areas where turfgrass may be desired include lawns, parks, playgrounds, and commercial sites which will receive a medium to high level of maintenance.
 - b. Select one or more of the species or mixtures listed below based on the site conditions or purpose. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The summary is to be placed on the plan.
 - i. Kentucky Bluegrass: Full Sun Mixture: For use in fill soil areas where rapid establishment is necessary and when full will receive medium to intensive management. Certified Perennial Ryegrass Cultivars/Certified Kentucky Bluegrass Seeding Rate: 2 pounds mixture per 1000 square feet. One or more cultivars may be blended. Three Kentucky bluegrass cultivars with each ranging from 10 to 35 percent of the total mixture by weight.
 - ii. Tall Fescue/Kentucky Bluegrass: Full Sun Mixture: For use in straight prone areas and/or for areas receiving low to medium management in full sun to medium shade. Recommended mixture includes: Certified Tall Fescue Cultivars 95 to 100 percent, Certified Kentucky Bluegrass Cultivars 0 to 5 percent. Seeding Rate: 2 to 8 pounds per 1000 square feet. One or more cultivars may be blended.
 - iii. Kentucky Bluegrass/Fine Fescue: Shade Mixture: For use in areas with shade in Bluegrass lawns. For establishment in high quality, intensively managed turf area. Mixture includes: Certified Kentucky Bluegrass Cultivars 30 to 40 percent and Certified Fine Fescue and 60 to 70 percent. Seeding Rate: 11/4 to 3 pounds per 1000 square feet.
 - c. Notes: Select turfgrass varieties from those listed in the most current university of Maryland Publication, Agronomy Memo #77, "Turfgrass Cultivar Recommendations for Maryland". Choose certified material. Certified material is the best guarantee of cultivar purity. The certification program of the Maryland Department of Agriculture, Turf and Seed Section, provides a reliable means of consumer protection and assures a pure genetic line.

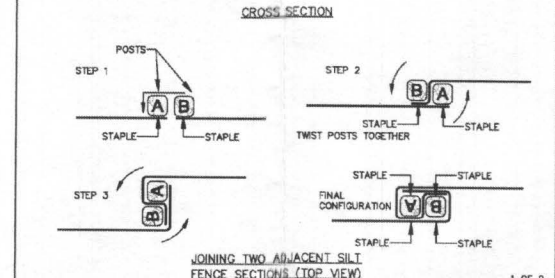
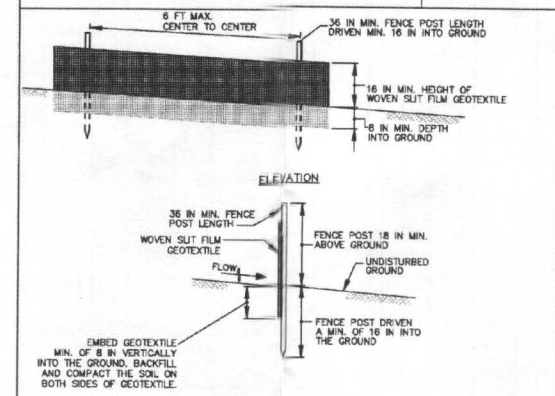
Permanent Seeding Summary

No.	Species	Application Rate (lb/ac)	Seeding Dates	Seeding Depth	Fertilizer Rate (10-20-20)			Lime Rate
					N	P ₂ O ₅	K ₂ O	
1	Cool Season Annual Ryegrass or Equal	40 lb/ac	Mar. 1 to May 15, Aug. 1 to Oct. 15	1/2 in	45 pounds per acre (1.0 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	90 lb/ac (2 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)
2	Warm Season Fescue Mixture or Equal	30 lb/ac	May 16 to July 31	1/2 in				

Temporary Seeding Summary

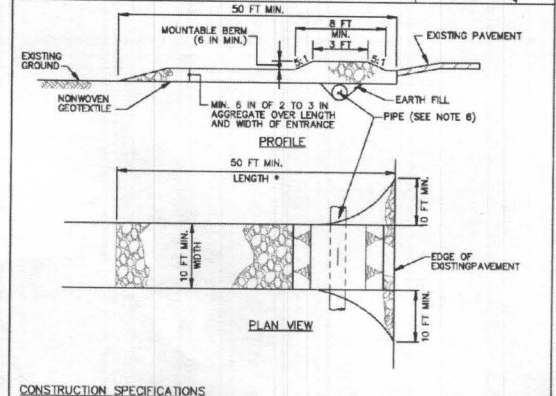
No.	Species	Application Rate (lb/ac)	Seeding Dates	Seeding Depth	Fertilizer Rate (10-20-20)			Lime Rate
					N	P ₂ O ₅	K ₂ O	
1	Cool Season Annual Ryegrass or Equal	40 lb/ac	Mar. 1 to May 15, Aug. 1 to Oct. 15	1/2 in	436 lb/ac (10 lb/1000 sf)	436 lb/ac (10 lb/1000 sf)	436 lb/ac (10 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)
2	Warm Season Fescue Mixture or Equal	30 lb/ac	May 16 to July 31	1/2 in				

DETAIL E-1 SILT FENCE



MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL
 U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011
 MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION B.2

DETAIL B-1 STABILIZED CONSTRUCTION ENTRANCE



CONSTRUCTION SPECIFICATIONS

1. PLACE STABILIZED CONSTRUCTION ENTRANCE IN ACCORDANCE WITH THE APPROVED PLAN. VEHICLES MUST TRAVEL OVER THE ENTIRE LENGTH OF THE SCE. USE MINIMUM LENGTH OF 50 FEET (+30 FEET FOR SINGLE RESIDENCE LOT). USE MINIMUM WIDTH OF 10 FEET. FLARE SCE TO FEET MINIMUM AT THE EXISTING ROAD TO PROVIDE A TURNING RADIUS.
2. PIPE ALL SURFACE WATER FLOWING TO OR DIVERTED TOWARD THE SCE UNDER THE ENTRANCE. MAINTAINING POSITIVE DRAINAGE. PROTECT PIPE INSTALLED THROUGH THE SCE WITH A MOUNTABLE BERM WITH 5:1 SLOPES AND A MINIMUM OF 12 INCHES OF STONE OVER THE PIPE. PROVIDE PIPE AS SPECIFIED ON APPROVED PLAN. WHEN THE SCE IS LOCATED AT A HIGH SPOT AND HAS NO DRAINAGE TO CONVEY, A PIPE IS NOT NECESSARY. A MOUNTABLE BERM IS REQUIRED WHEN SCE IS NOT LOCATED AT A HIGH SPOT.
3. PREPARE SUBGRADE AND PLACE NONWOVEN GEOTEXTILE, AS SPECIFIED IN SECTION H-1 MATERIALS.
4. PLACE CRUSHED AGGREGATE (2 TO 3 INCHES IN SIZE) OR EQUIVALENT RECYCLED CONCRETE (WITHOUT REBAR) AT LEAST 6 INCHES DEEP OVER THE ENTIRE LENGTH AND WIDTH OF THE SCE.
5. MAINTAIN ENTRANCE IN A CONDITION THAT MINIMIZES TRACKING OF SEDIMENT. ADD STONE OR MAKE OTHER REPAIRS AS CONDITIONS DEMAND TO MAINTAIN CLEAN SURFACE. MOUNTABLE BERM, AND SPECIFIED DIMENSIONS. IMMEDIATELY REMOVE STONE AND/OR SEDIMENT SPILLED, DROPPED, OR TRACKED ONTO ADJACENT ROADWAY BY VACUUMING, SCRUBBING, AND/OR SWEEPING. WASHING ROADWAY TO REMOVE MUD TRACKED ONTO PAVEMENT IS NOT ACCEPTABLE UNLESS WASH WATER IS DIRECTED TO AN APPROVED SEDIMENT CONTROL PRACTICE.

MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL
 U.S. DEPARTMENT OF AGRICULTURE NATURAL RESOURCES CONSERVATION SERVICE 2011
 MARYLAND DEPARTMENT OF ENVIRONMENT WATER MANAGEMENT ADMINISTRATION B.2

BIORETENTION AREA SOIL SPECIFICATION

1. PLANTING SOIL:
 - The bioretention area soil shall consist of a planting soil having a homogeneous mix of 50% construction sand, 20-30% topsoil with an allowable 5% maximum clay content, and 20-30% organic compost or mulch to provide a soil medium with high hydrologic capacity.
 - The planting soil shall be free of plants or plant parts of Bermuda grass, Dike grass, Johnson grass, Mugwort, Nutsedge, Poison Ivy, Canadian Thistle or other as specified.
 - It shall not contain toxic substances harmful to plant growth.
 - The planting soil shall be tested and meet the following criteria:
 - PH RANGE 5.5 - 6.5
 - ORGANIC MATTER 15 - 30%
 - The following testing frequencies shall apply to the above soils:
 - ONE GRAY SIZE ANALYSIS SHALL BE PERFORMED PER 90 CUBIC YARDS OF PLANTING SOIL, BUT NO LESS THAN 1 TEST PER BIORETENTION AREA.
2. MULCH LAYER SPECIFICATION:
 - A mulch layer shall be provided on top of planting soil. An acceptable mulch layer shall include shredded hardwood or shredded wood chips or other similar products approved by the Howard County Department of Environmental Resources.
 - Of the approved mulch products, all must be well aged, uniform in color, and free of foreign materials, including plant material. Well aged mulch is defined as mulch that has been stock piled or stored for at least twelve (12) months.
3. SAND SPECIFICATION:
 - The sand shall be free of deleterious material and rocks greater than one inch in diameter.
4. COMPACTION:
 - Soil shall be placed in lifts less than 18 inches and lightly compacted.

BIORETENTION AREA PLANT SPECIFICATION

- GENERAL PLANTING:**
- ROOT STOCK OF PLANT MATERIAL SHALL BE KEPT MOIST DURING TRANSPORT FROM SOURCE TO THE JOB SITE AND UNTIL PLANTED.
 - WALLS OF PLANTING PIT SHALL BE DUG SO THAT THEY ARE VERTICAL.
 - THE DIAMETER OF PLANTING PIT MUST BE A MINIMUM OF SIX INCHES LARGER THAN THE DIAMETER OF THE ROOT BALL.
 - THE PLANTING PIT SHALL BE DEEP ENOUGH TO ALLOW 1/4 OF THE BALL TO BE ABOVE THE EXISTING GRADE. LOOSE SOIL AT THE BOTTOM OF THE PIT SHALL BE TAMPED BY HAND.
 - THE APPROPRIATE AMOUNT OF FERTILIZER IS TO BE PLACED AT THE BOTTOM OF THE PIT.
 - THE PLANT SHALL BE REMOVED FROM THE CONTAINER AND PLACED AT THE BOTTOM OF THE PLANTING PIT BY LIFTING AND CARRYING THE PLANT BY ITS BALL. NEVER LIFT THE PLANT BY THE BRANCHES OR TRUNK.
 - SET THE PLANT STRAIGHT AND IN THE CENTER OF THE PIT SO THE CENTER OF THE BALL IS APPROXIMATELY 1/4 ABOVE THE FINAL GRADE.
 - BACKFILL PLANTING PIT WITH EXISTING SOIL.
 - MAKE SURE PLANT REMAINS STRAIGHT DURING BACKFILLING PROCEDURE.
 - NEVER COVER THE TOP OF THE BALL WITH SOIL MULCH SOIL AROUND THE EXPOSED SIDE OF THE BALL.
 - MAKE SURE MULCH DOES NOT CONTACT TREE'S TRUNK.
 - TREE SHALL BE BRACED USING 2" X 2" WHITE OAK STAKES.
 - TREES AND SHRUB PLANTING SHALL BE TO WALKWAYS AND BUILDINGS. STAKES ARE TO BE EQUALLY SPACED ON THE OUTSIDE OF THE TREE.
 - BALL THE TREE IS BRACED TO THE STAKES UTILIZING HOSE AND WIRES.
 - FERTILIZER:
 - TREES AND SHRUB FERTILIZER SHALL BE A 21 gm. TIGHTLY COMPRESSED, LONG LASTING, SLOW RELEASE (2-YEAR) FERTILIZER TABLET WITH MINIMUM GUARANTEED ANALYSIS OF 20-10-5:
 - TOTAL NITROGEN (N) - 20%
 - WATER SOLUBLE ORGANIC NITROGEN - 7%
 - WATER IN SOLUBLE ORGANIC NITROGEN - 13%
 - AVAILABLE PHOSPHORIC ACID (P2 O5) - 10%
 - SOLUBLE POTASH (K2 O) - 5%
 - FOR CONTAINERIZED TREES AND SHRUBS, PLACE THE SPECIFIED FERTILIZER TABLET(S) IN THE BOTTOM OF THE PLANTING PIT ACCORDING TO THE FOLLOWING RATES:
 - 1 GAL CONTAINER 1 ea, 21 gm. TABLETS.
 - 3 GAL CONTAINER 2 ea, 21 gm. TABLETS.
 - 5 GAL CONTAINER 3 ea, 21 gm. TABLETS.
 - 7 GAL CONTAINER 5 ea, 21 gm. TABLETS.
 - PLANTING NON-GRASS GROUND COVER:
 - THE GROUND COVER PLANTING HOLES SHALL BE DUG THROUGH THE MULCH WITH ONE OF THE FOLLOWING: HAND TROWEL, SHOVEL, BULB PLANTER, OR HOE (THIS DOES NOT APPLY TO GRASS OR LEGUMES).
 - BEFORE PLANTING BIODEGRADABLE POTS, THEY SHALL BE SPLIT, AND NON BIODEGRADABLE POTS SHALL BE REMOVED. ROOT SYSTEMS OF THE POTTED PLANTS SHALL BE SPLIT OR CRUMBLED.
 - THE GROUND COVER SHALL BE PLANTED SO THAT ROOTS ARE SURROUNDED BY THE SOIL BELOW THE MULCH. POTTED PLANTS SHALL BE SET SO THAT THE TOP OF THE POT IS EVEN WITH THE EXISTING GRADE. THE ROOTS OF BARE-ROOT PLANTS SHALL BE COVERED TO THE CROWN.
 - THE MULCH AND PLANTED GROUND COVER BED SHOULD BE SHOULD BE COVERED WITH A PRE-EMERGENT HERBICIDE.
 - THE ENTIRE GROUND COVER BED SHALL BE THOROUGHLY WATERED.

PROFESSIONAL CERTIFICATION:

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DAILY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND. LICENSE # 11049, EXPIRATION DATE: 2/10/2021.

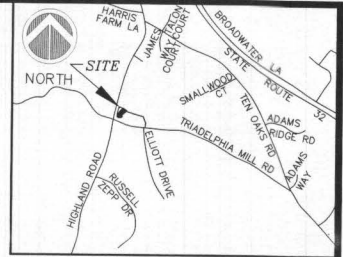
NJR & ASSOCIATES
 Land Surveying and Planning
 2770 STATE ROUTE 32
 WEST FRIEDENBURG, MD 21794
 TEL: (240) 508-3200

DEVELOPER
 CARUSO HOMES
 2120 BALDWIN AVENUE,
 SITE 200
 CROFTON, MD 21144
 (301) 261-0277

SCALE: 1" = 20'
 JOB NO: 3438
 DATE: AUG. 5, 2019
 SHEET: 2 OF 2

REVISED
Date: 12/13/19
Comments: B19003991
**CONSERVATORY
SHOWN**

SOIL TABLE			
SYMBOL	NAME/DESCRIPTION	TYPE	HYDRIC
GgB	Genelg Loam, 3% to 8% Slopes	B	No



VICINITY MAP
SCALE: 1" = 2000'
ADC MAP - 24
GRID - EB

- LEGEND**
- EX. WATER WELL
 - EX. STREET SIGN
 - EX. WOOD POST
 - EX. TELEPHONE PEDESTAL
 - EX. SANITARY CLEAN OUT
 - EX. UTILITY POLE
 - EX. GUY WIRE ANCHOR
 - EX. STORM DRAIN MANHOLE
 - EX. STUMP
 - EX. EVERGREEN TREE
 - EX. DECIDUOUS TREE
 - E — EX. OVERHEAD UTILITY LINES
 - EX. EXISTING SEPTIC RESERVE AREA
 - PROP. SPOT ELEVATION
 - E10 — EX. CONTOUR
 - 500 — PROP. CONTOUR
 - EX. EDGE WOODED AREA
 - SF — PROP. SILT FENCE
 - LOD — PROP. LIMIT OF DISTURBANCE
 - DD — PROP. DRAINAGE DIVIDE
 - ⊗ EX. TREE TO BE REMOVED

PLANTING SCHEDULE - MICRO-BIORETENTION & RAINGARDEN				
BOTANICAL NAME	COMMON NAME	CONDITION	SIZE	REMARKS
SHRUB ILEX GABRA	INKBERRY	CONTAINER	12"	PLANT 3' APART
SHRUB HAMELIS VIRGINIANA	WITCH HAZEL	CONTAINER	12"-24"	PLANT 3' APART
PERENNIAL IRIS VERSICOLOR	BLUE FLAG	SEEDLINGS		PLANT 15" APART, TRIANGULAR GRID
PERENNIAL GERANIUM MACULATUM	CRANESBILL	SEEDLINGS		PLANT 15" APART, TRIANGULAR GRID
PERENNIAL SOLIDAGO SPHACELATA	GOLDEN FLEECE	SEEDLINGS		PLANT 15" APART, TRIANGULAR GRID

SEQUENCE OF CONSTRUCTION :

- REQUEST FOR PRE-CONSTRUCTION MEETING WITH THE APPROPRIATE ENFORCEMENT AUTHORITY, (2-WEEKS).
 - CLEARING AND GRUBBING AS NECESSARY FOR INSTALLATION OF PERIMETER CONTROLS, (1 DAY).
 - CONSTRUCTION AND STABILIZATION OF PERIMETER CONTROLS, (1 DAY).
 - REMAINING CLEARING AND GRUBBING WITHIN INSTALLED PERIMETER CONTROLS (1 DAY).
 - DRIVEWAY GRADING, (1 DAY).
 - GRADING FOR THE REMAINDER OF THE SITE, (2 DAYS).
 - UTILITY INSTALLATION AND CONNECTIONS TO EXISTING STRUCTURES, (4 DAYS).
 - CONSTRUCTION OF BUILDING, ROADS, AND OTHER CONSTRUCTION, (4 MONTHS).
 - FINAL GRADING, LANDSCAPING, AND STABILIZATION, (3 DAYS).
 - INSTALLATION OF STORMWATER MANAGEMENT MEASURES (4 DAYS).
 - APPROVAL OF THE APPROPRIATE ENFORCEMENT AUTHORITY PRIOR TO REMOVAL OF SEDIMENT CONTROLS, (1 WEEK).
 - REMOVAL OF CONTROLS AND STABILIZATION OF AREAS THAT ARE DISTURBED BY REMOVAL OF SEDIMENT CONTROLS, (2 DAYS).
- NOTE: ANY CHANGES OR REVISIONS TO THE SEQUENCE OF CONSTRUCTION MUST BE REVIEWED AND APPROVED BY THE PLAN APPROVAL AUTHORITY PRIOR TO PROCEEDING WITH CONSTRUCTION.

SITE ANALYSIS DATA CHART	
TOTAL LOT AREA	= 1.249 ACRES (54,413)
LOT AREA "PROP. TO BE DISTURBED"	= 0.542 ACRE (23,588 SF.)
TOTAL LOT IMPERVIOUS AREA PROPOSED	= 0.100 ACRE (4,336 SF.)
TOTAL PROPOSED GREEN AREA	= 1.149 ACRES (50,077 SF.)
SITE AREA WITHIN WETLAND	= 0 ACRE
SITE AREA WITHIN 25' WETLAND BUFFER	= 0 ACRE
SITE AREA OF STEEP SLOPES	= 0 ACRE
SITE AREA OF EROSION PRONE SOLES	= 0 ACRE
SITE AREA WITHIN 100-YR FLOODPLAIN	= 0 ACRE
SITE AREA WITHIN 100' STREAM BUFFER	= 0 ACRE
SITE TOTAL EXISTING FORESTED AREA	= 0 ACRE
SITE ULTIMATE FORESTED AREA	= 0 ACRE

- GENERAL NOTES**
- ZONING: RR-DEO.
 - PROPOSED SEWER - PRIVATE; PROPOSED WATER - PRIVATE.
 - THE PLAN IS BASED ON A FIELD RIR BOUNDARY AND TOPOGRAPHIC SURVEY PERFORMED BY NJR & ASSOCIATES IN MARCH OF 2019.
 - THERE IS NO 100 YEAR FLOODPLAIN ON SITE.
 - THERE ARE NO WETLANDS AND STREAMS ON SITE.
 - THERE ARE NO CRITICAL HABITATS OF RARE, THREATENED OR ENDANGERED SPECIES ON SITE.
 - TOTAL AREA WITHIN LOD = 23,588 SQ.FT.
 - WATERSHED = PATUXENT RIVER
 - THE CONTRACTOR SHALL NOTIFY "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO ANY EXCAVATION WORK BEING DONE.
 - CONTRACTOR TO MAINTAIN POSITIVE SLOPE AWAY FROM THE FOUNDATION OF THE HOUSE.

STORMWATER MANAGEMENT SUMMARY			
ESDv PROVIDED	= 909 CF		
ESDv REQUIRED	= 508 CF		
ESDv SURPLUS	= +401 CF		

MICRO-BIO RETENTION ELEVATION CHART			
NUMBER	TOP POND	TOP MULCH	BOTTOM PIT
1	573.5	572.5	568.3

SHEET INDEX	
DESCRIPTION	SHEET No
SITE PLAN	1 OF 2
SITE DETAILS AND NOTES	2 OF 2

- PLANTING NOTES:**
- PLANT A MIX OF SHRUBS AND PERENNIALS.
 - REFERENCE STANDARDS: COMPLY WITH THOSE LISTED BELOW.
 - NOMENCLATURE FOR PLANT MATERIALS SHALL BE IN ACCORDANCE WITH HORTUS III, BY THE STAFF OF L.H. BAILEY HORTORIUM.
 - AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1, LATEST EDITION, AMERICAN NURSERY & LANDSCAPE ASSOCIATION (ANLA).
 - LANDSCAPE SPECIFICATION GUIDELINES, LATEST EDITION, LANDSCAPE CONTRACTORS ASSOCIATION.
 - PROCEED WITH PLANTING ONLY WHEN EXISTING AND FORECAST WEATHER CONDITIONS ARE SUITABLE FOR WORK. PERFORM ACTUAL PLANTING WHEN GROUND IS WORKABLE, I.E., MOIST, NOT WET OR FROZEN.

PROFESSIONAL CERTIFICATION:

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DAILY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND. LICENSE # 11049, EXPIRATION DATE: 2/10/2021.

NOVEMBER 25, 2019
DATE

PLAN PREPARED BY:

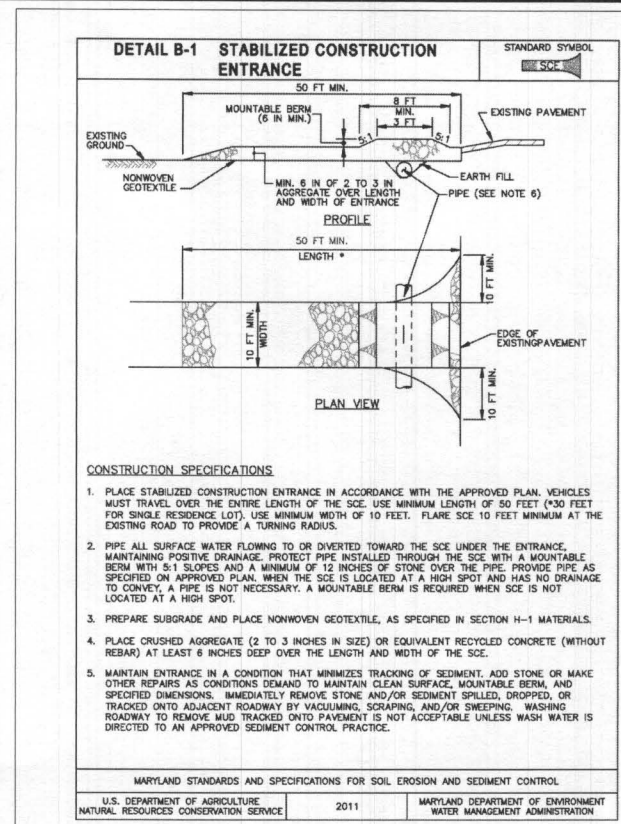
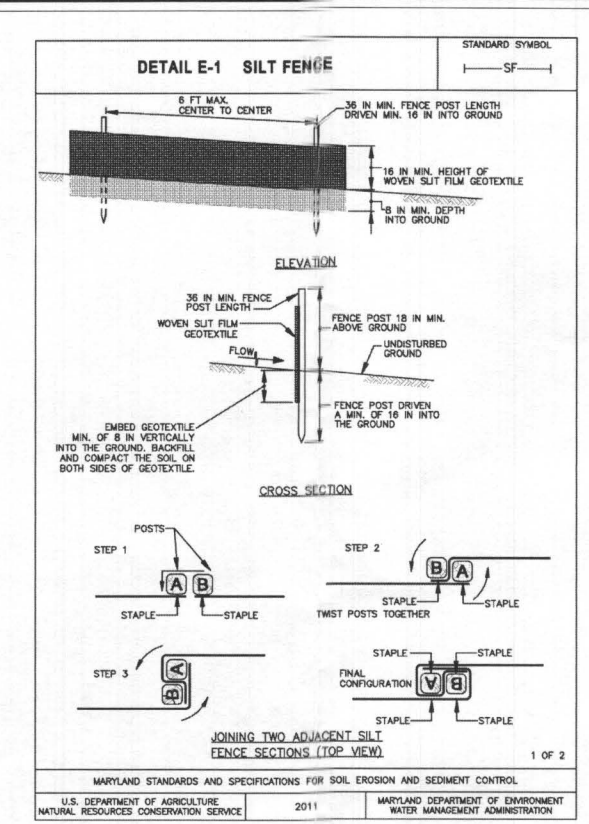
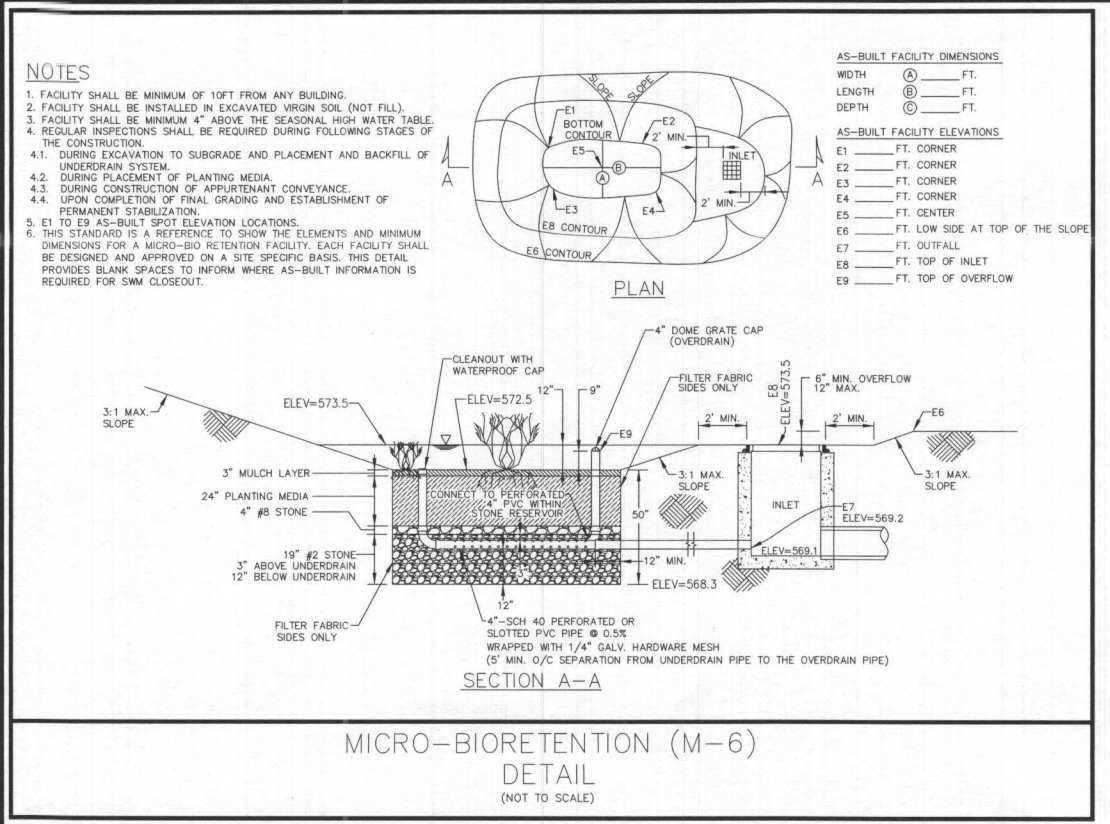
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DEVELOPER

CARUSO HOMES
2120 BALDWIN AVENUE,
S14 200
CROFTON, MD 21144
(301) 261-0277

SITE PLAN
JACK'S LANDING, PHASE 1
LOT 5
PLAT No. 23993
5521 JACKS LANDING WAY, CLARKSVILLE
TAX MAP 34, GRID 3, PARCEL 414
5TH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

SCALE: 1" = 20'
JOB NO.: 3438
DATE: AUG. 5, 2019
SHEET: 1 OF 2



COMPUTATION OF THE REQUIRED ESDv:

PROPERTY SIZE = 58,413 SF
 LIMITS OF DISTURBANCE (L.O.D.) = 23,588 SF
 PROPOSED IMPERVIOUS AREA = 4,336 SF
 SOIL = HYDROLOGIC SERIES "B", 100% OF L.O.D.

TARGET P_e:

R_v = 0.05 + (0.009)(18.38) = 0.2154
 PE = 1.2 * TARGET RON = 55

TARGET ESDv:

PE = 1.2 * I = 18.38
 R_v = 0.05 + (0.009)(18.38) = 0.2154
 A = 23,588 SF
 ESDv = PE * R_v * A / 12
 ESDv = 1.2 * 0.2154 * 23,588 = 508 CF

COMPUTATION OF THE PROPOSED ESDv (MBR, M-6):

TOTAL PROPOSED IMPERVIOUS IN DRAINAGE AREA (DA) = 4,336 SF
 TOTAL APPROXIMATE DRAINAGE AREA = 5,840 SF
 PERCENTAGE OF IMPERVIOUS IN DRAINAGE AREA = 74.25%
 PE = 2.6 * I = 74.25
 R_v = 0.05 + (0.009)(74.25) = 0.7183
 A = 5,840 SF
 ESDv = PE * R_v * A / 12
 ESDv = 2.6 * 0.7183 * 5,840 = 909 CF

STORMWATER MANAGEMENT SUMMARY

ESDv PROVIDED = 909 CF
 ESDv REQUIRED = 508 CF
 ESDv SURPLUS = +401 CF

MICRO-BIO RETENTION DIMENSIONS AND VOLUME

POND DEPTH = 1.0 FT
 TOP POND AREA = 848 SF
 BOTTOM POND AREA = 545 SF
 POND VOLUME = (848+545) / 2 * 1.0 = 696 CF
 POND MEDIA DEPTH = 1.0 FT
 POND MEDIA VOLUME = 545 * 1.0 * 0.4 = 218 CF
 POND STORAGE VOLUME = (696 + 218) = 914 CF

OPERATION AND MAINTENANCE SCHEDULE FOR MICRO-BIO RETENTION (M-6)

- The Owner shall maintain the plant material, mulch layer and soil layer annually. Maintenance of mulch and soil is limited to correcting areas of erosion or wash out. Any mulch replacement shall be done in the spring. Plant material shall be checked for disease and insect infestation and maintenance will address dead material and pruning. Acceptable replacement plant material is limited to the following: 2000 Maryland Stormwater Design Manual Volume II, Table A.4.1 and 2.
- The Owner shall perform a plant in the spring and in the fall of each year. During the inspection, the Owner shall remove dead and diseased vegetation considered beyond treatment, replace dead plant material with acceptable replacement plant material, treat diseased trees and shrubs, and replace all deficient stakes and wires.
- The Owner shall inspect the mulch each spring. The mulch shall be replaced every two to three years. The previous mulch layer shall be removed before the new layer is applied.
- The Owner shall correct soil erosion on an as needed basis, with a minimum of once per month and after each heavy storm.

HOWARD SOIL CONSERVATION DISTRICT (HSCD) STANDARD SEDIMENT CONTROL NOTES

- A pre-construction meeting must occur with the Howard County Department of Public Works, Construction Inspection Division (CID), 410-313-1855 after the future LDD and protected areas are marked clearly in the field. A minimum of 48 hour notice to CID must be given at the following stages:
 - Prior to the start of earth disturbance.
 - Upon completion of the installation of perimeter erosion and sediment controls, but before proceeding with any other earth disturbance or grading.
 - Prior to the start of another phase of construction or opening of another grading unit.
 - Prior to the removal or modification of sediment control practices.
 Other building or grading inspection approvals may not be authorized until this initial approval by the inspection agency is made. Other related state and federal permits shall be referenced, to ensure coordination and to avoid conflicts with this plan.
- All vegetative and structural practices are to be installed according to the provisions of this plan and are to be in conformance with the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, and revisions thereto.
- Following initial soil disturbance or re-disturbance, permanent or temporary stabilization is required within three (3) calendar days as to the surface of all perimeter controls, dikes, swales, ditches, perimeter slopes, and all slopes steeper than 3 horizontal to 1 vertical (3:1); and seven (7) calendar days as to all other disturbed areas on the project site except for those areas under active grading.
- All disturbed areas must be stabilized within the time period specified above in accordance with the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, for topsoil (Sec. B-4-2), permanent seeding (Sec. B-4-5), temporary seeding (Sec. B-4-4) and mulching (Sec. B-4-3). Temporary stabilization with mulch alone can only be applied between the fall and spring seeding dates if the ground is frozen. Incremental stabilization (Sec. B-4-1) specifications shall be enforced in areas with 15% of cut and/or fill. Stockpiles (Sec. B-4-3) in excess of 20 ft. must be benched with stable outlet. All concentrated flow, steep slope, and highly erodible areas shall receive soil stabilization matting (Sec. B-4-6).
- 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 CID.
- Site Analysis:
 - Total Area of Site: = 1,249 Acres.
 - Area Disturbed: = 0.542 Acres.
 - Area to be roofed or paved: = 0.152 Acres.
 - Be vegetatively stabilized: = 0.100 Acres.
 - Total Cut: = 3702 Cu. Yds.
 - Total Fill: = 4002 Cu. Yds.
 - Offsite waste/borrow area location: = To be determined.
- 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 control must be provided, if deemed necessary by the CID. The site and all controls shall be inspected by the contractor weekly, and the next day after each rain event. A written report by the contractor, made available upon request, is part of every inspection and should include:
 - Inspection date
 - Inspection time (routine, pre-storm event, during rain event)
 - Name and title of inspector
 - Weather information (precipitation, conditions as well as time and amount of last precipitation)
 - Brief description of project's status (e.g., percent complete) and/or current activities
 - Evidence of sediment discharges
 - Identification of plan deficiencies
 - Identification of sediment controls that require maintenance
 - Identification of missing or improperly installed sediment controls
 - Compliance status regarding the sequence of construction and stabilization requirements
 - Photographs
 - Monitoring/sampling
 - Maintenance and/or corrective action performed
 - Other inspection items as required by the General Permit for Stormwater Associated with Construction Activities (NPDES, MDE).
- Trenches for the construction of utility lines to three pipe lengths or that which can and shall be back-filled and stabilized by the end of each workday, whichever is shorter.
- Any major changes or revisions to the plan or sequence of construction must be reviewed and approved by the HSCD prior to proceeding with construction. Minor revisions may be allowed by the CID per the list of HSCD-approved field changes.
- Disturbance shall not occur outside the L.O.D. A project is to be sequenced so that grading activities begin on one grading unit (maximum acreage of 20 ac. per grading unit) at a time. Work may proceed to a subsequent grading unit when at least 50 percent of the disturbed area in the preceding grading unit has been stabilized and approved by the CID. Unless otherwise specified and approved by the HSCD, no more than 30 acres cumulatively may be disturbed at a given time.
- Wash water from any equipment, vehicles, wheels, pavement, and other sources must be treated in a sediment basin or other approved washout structure.
- Topsoil shall be stockpiled and preserved on-site for redistribution onto final grade.
- All Silt Fence and Super Silt Fence shall be placed on-the-contour, and be imbricated at 25' minimum intervals, with lower ends curled uphill by 2' in elevation.
- Stream channels must not be disturbed during the following restricted time periods (inclusive):
 - Use I and IP March 1 - June 15
 - Use III and IIP October 1 - April 30
 - Use IV March 1 - May 31
- A copy of this plan, the 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL, and associated permits shall be on-site and available when the site is active.
- Kentucky Bluegrass/Perennial Ryegrass: Full Sun Mixture: For use in full sun areas where rapid establishment is necessary and when turf will receive medium to intensive management. Certified Perennial Ryegrass/Certified Kentucky Bluegrass Seeding Rate: 2 pounds mixture per 1000 square feet. Choose a minimum of three Kentucky bluegrass cultivars with each ranging from 10 to 35 percent of the total mixture by weight.
- Tall Fescue/Kentucky Bluegrass: Full Sun Mixture: For use in drought prone areas and/or for areas receiving low to medium management in full sun to medium shade. Recommended mixture includes: Certified Tall Fescue/Certified Kentucky Bluegrass Cultivars 95 to 100 percent, Certified Kentucky Bluegrass Cultivars 0 to 5 percent. Seeding Rate: 5 to 8 pounds per 1000 square feet. One or more cultivars may be blended.
- Kentucky Bluegrass/Fine Fescue: Shade Mixture: For use in areas with shade in Bluegrass lawns. For establishment in high quality, intensively managed turf area. Mixture includes: Certified Kentucky Bluegrass Cultivars 30 to 40 percent and Certified Fine Fescue and 60 to 70 percent. Seeding Rate: 1 1/4 to 3 pounds per 1000 square feet.

B-4-4 STANDARDS AND SPECIFICATIONS

PERMANENT STABILIZATION

Definition:
To stabilize disturbed soils with permanent vegetation.

Purpose:
To use long-lived perennial grasses and legumes to establish permanent ground cover on disturbed soils.

Conditions Where Practice Applies:
Exposed soils where ground cover is needed for 6 months or more.

A. Seed Mixtures

1. General Use

- Select one or more of the species or mixtures listed in Table B.3 for the appropriate Hardness Zone (from Figure B.3) and based on the site condition or purpose found on Table B.2. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The Summary is to be placed on the plan.
- Additional planting specifications for exceptional sites such as shorelines, stream banks, or dunes or for special purposes such as wildlife or aesthetic treatment may be found in USDA-NRCS Technical Field Office Guide, Section 342 - Critical Area Planting.
- For sites having disturbed area over 5 acres, use and show the rates recommended by the soil testing agency.
- For areas receiving low maintenance, apply urea form fertilizer (46-0-0) at 3 1/2 pounds per 1000 square feet (150 pounds per acre) at the time of seeding in addition to the soil amendments shown in the Permanent Seeding Summary.

2. Turfgrass Mixtures

- Areas where turfgrass may be desired include lawns, parks, playgrounds, and commercial sites which will receive a medium to high level of maintenance.
- Select one or more of the species or mixtures listed below based on the site conditions or purpose. Enter selected mixture(s), application rates, and seeding dates in the Permanent Seeding Summary. The Summary is to be placed on the plan.
- Kentucky Bluegrass: Full Sun Mixture: For use in areas that receive intensive management. Irrigation required in the areas of central Maryland and Eastern Shore. Recommended Certified Kentucky Bluegrass Cultivars Seeding Rate: 1.5 to 2.0 pounds per 1000 square feet. Choose a minimum of three Kentucky Bluegrass Cultivars with each ranging from 10 to 35 percent of the total mixture by weight.

B-4-4 STANDARDS AND SPECIFICATIONS

TEMPORARY STABILIZATION

Definition:
To stabilize disturbed soils with vegetation for up to 6 months.

Purpose:
To use fast growing vegetation that provides cover on disturbed soils.

Conditions Where Practice Applies:
Exposed soils where ground cover is needed for a period of 6 months or less. For longer duration of time, permanent stabilization practices are required.

Criteria:

- Select one or more of the species or seed mixtures listed in Table B.1 for the appropriate Plant Hardness Zone (from Figure B.3), and enter them in the Temporary Seeding Summary below along with application rates, seeding dates and seeding depths. If this Summary is not put on the plan and completed, then Table B.1 plus fertilizer and lime rates must be put on the plan.
- For sites having soil tests performed, use and show the recommended rates by the testing agency. Soil tests are not required for Temporary Seeding.
- When stabilization is required outside of a seeding season, apply seed and mulch or straw mulch alone as prescribed in Section B-4-3.A. b and maintain until the next seeding season.

Temporary Seeding Summary

No.	Species	Application Rate (lb/ac)	Seeding Dates	Seeding Depth	Fertilizer Rate (10-20-20)		Lime Rate
					N	P ₂ O ₅	
1	Cool Season Annual Ryegrass or Equival	40 lb/ac	Mar. 1 to May 15 Aug. 1 to Oct. 15	1/2 in	436 lb/ac (90 lb/1000 sf)	2 tons/ac (90 lb/1000 sf)	
2	Warm Season Fescue Millet or Equival	30 lb/ac	May 16 to July 31	1/2 in			

PROFESSIONAL CERTIFICATION

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND. LICENSE # 11049, EXPIRATION DATE: 2/10/2021.

NOVEMBER 25, 2019

DATE

PLAN PREPARED BY:

NJR & ASSOCIATES
 Land Surveying and Planning

2770 STATE ROUTE 32
 WEST FRIENDSHIP, MD 21794
 TEL: (240) 608-3200

DEVELOPER

CARUSO HOMES
 2120 BALDWIN AVENUE,
 Ste 200
 CROFTON, MD 21144
 (301) 261-0277

I. BIORETENTION AREA SOIL SPECIFICATION

A. PLANTING SOIL:

THE BIORETENTION AREA SHALL CONSIST OF A PLANTING SOIL HAVING A HOMOGENEOUS MIX OF 50% CONSTRUCTION SAND, 20-30% TOPSOIL WITH AN ALLOWABLE 5% MAXIMUM CLAY CONTENT, AND 20-30% ORGANIC COMPOST OR MULCH TO PROVIDE A SOIL MEDIUM WITH HIGH HYDROLOGIC CAPACITY.

THE PLANTING SOIL SHALL BE FREE OF PLANTS OR PLANT PARTS OF BERMUDA GRASS, QUAKE GRASS, JOHNSON GRASS, MUGWART, NUTSEDGE, POISON IVY, CANDIAN THISTLE OR OTHER AS SPECIFIED.

SOIL SHALL NOT CONTAIN TOXIC SUBSTANCES HARMFUL TO PLANT GROWTH.

THE PLANTING SOIL SHALL BE TESTED AND MEET THE FOLLOWING CRITERIA:

PH RANGE:	5.5 - 6.5
ORGANIC MATTER:	15 - 30%

THE FOLLOWING TESTING FREQUENCIES SHALL APPLY TO THE ABOVE SOILS:

PH ORGANIC MATTER: 1 TEST PER 90 CUBIC YARDS, BUT NOT MORE THAN 1 TEST PER BIORETENTION AREA.

ONE GRAIN SIZE ANALYSIS SHALL BE PERFORMED PER 90 CUBIC YARDS OF PLANTING SOIL, BUT NO LESS THAN 1 TEST PER BIORETENTION AREA.

B. MULCH LAYER SPECIFICATION:

A MULCH LAYER SHALL BE PROVIDED ON TOP OF PLANTING SOIL. AN ACCEPTABLE MULCH LAYER SHALL INCLUDE SHREDDED HARDWOOD OR SHREDDED WOOD CHIPS OR OTHER SIMILAR PRODUCTS APPROVED BY THE HOWARD COUNTY DEPARTMENT OF ENVIRONMENTAL RESOURCES.

OF THE APPROVED MULCH PRODUCTS, ALL MUST BE WELL AGED, UNIFORM IN COLOR, AND FREE OF FOREIGN MATERIALS, INCLUDING PLANT MATERIAL. WELL AGED MULCH IS DEFINED AS MULCH THAT HAS BEEN STOCK PILED OR STORED FOR AT LEAST TWELVE (12) MONTHS.

C. SAND SPECIFICATION:

THE SAND SHALL BE FREE OF DELETERIOUS MATERIAL AND ROCKS GREATER THAN ONE INCH IN DIAMETER.

D. COMPACTION:

SOIL SHALL BE PLACED IN LIFTS LESS THAN 18 INCHES AND LIGHTLY COMPACTED.

II. BIORETENTION AREA PLANT SPECIFICATION

GENERAL PLANTING:

- ROOT STOCK OF PLANT MATERIAL SHALL BE KEPT MOIST DURING TRANSPORT FROM SOURCE TO THE JOB SITE AND UNTIL PLANTED.
- WALLS OF PLANTING PIT SHALL BE DUG SO THAT THEY ARE VERTICAL.
- THE DIAMETER OF PLANTING PIT MUST BE A MINIMUM OF SIX INCHES LARGER THAN THE DIAMETER OF THE ROOT BALL.
- THE PLANTING PIT SHALL BE DEEP ENOUGH TO ALLOW 1/4 OF THE BALL TO BE ABOVE THE EXISTING GROUND. LOOSE SOIL AT THE BOTTOM OF THE PIT SHALL BE TAMPED BY HAND.
- THE APPROPRIATE AMOUNT OF FERTILIZER IS TO BE PLACED AT THE BOTTOM OF THE PIT.
- THE PLANT SHALL BE REMOVED FROM THE CONTAINER AND PLACED AT THE BOTTOM OF THE PLANTING PIT BY LIFTING AND CARRYING THE PLANT BY ITS BALL, NEVER LIFT THE PLANT BY THE BRANCHES OR TRUNK.
- SET THE PLANT STRAIGHT AND IN THE CENTER OF THE PIT SO THE CENTER OF THAT THE BALL IS APPROXIMATELY 1/4 ABOVE THE FINAL GRADE.
- BACKFILL PLANTING PIT WITH EXISTING SOIL.
- MAKE SURE PLANT REMAINS STRAIGHT DURING BACKFILLING PROCEDURE.
- NEVER COVER THE TOP OF THE BALL WITH SOIL MOUND SOIL AROUND THE EXPOSED SIDE OF THE BALL.
- MAKE SURE MULCH DOES NOT CONTACT TREE'S TRUNK.
- TREE SHALL BE BRACED USING 2" X 2" WHITE OAK STAKES. STAKES SHALL BE PLACED PARALLEL TO WALKWAYS AND BUILDINGS. STAKES ARE TO BE EQUALLY SPACED ON THE OUTSIDE OF THE TREE.
- BALL THE TREE IS BRACED TO THE STAKES UTILIZING HOSE AND WIRES FERTILIZER:
- TREE AND SHRUB FERTILIZER SHALL BE A 21 gm. TIGHTLY COMPRESSED, LONG LASTING, SLOW RELEASE (2-YEAR) FERTILIZER TABLET WITH MINIMUM GUARANTEED ANALYSIS OF 20-10-5.
- TOTAL NITROGEN (N) - 20%
- WATER SOLUBLE ORGANIC NITROGEN - 7%
- WATER IN SOLUBLE ORGANIC NITROGEN - 13%
- AVAILABLE PHOSPHORIC ACID (P2 O5) - 10%
- SOLUBLE POTASH (K2O) - 5%
- FOR CONTAINERIZED TREES AND SHRUBS, PLACE THE SPECIFIED FERTILIZER TABLET(S) IN THE BOTTOM OF THE PLANTING PIT ACCORDING TO THE FOLLOWING RATES:

1 GAL. CONTAINER	1 ea. 21 gm. TABLETS.
2 GAL. CONTAINER	2 ea. 21 gm. TABLETS.
5 GAL. CONTAINER	5 ea. 21 gm. TABLETS.
7 GAL. CONTAINER	5 ea. 21 gm. TABLETS.

PLANTING NON-GRASS GROUND COVER:

- THE GROUND COVER PLANTING HOLES SHALL BE DUG THROUGH THE MULCH WITH ONE OF THE FOLLOWINGS: HAND TROWEL, SHOVEL, SPOIL PLANTER, OR HOE (THIS DOES NOT APPLY TO GRASS OR LEGUMES).
- BEFORE PLANTING BIODEGRADABLE POTS, THEY SHALL BE SPLIT, AND NON BIODEGRADABLE POTS SHALL BE REMOVED. ROOT SYSTEMS OF THE POTTED PLANTS SHALL BE SPLIT OR CRUMBLED.
- THE GROUND COVER SHALL BE PLANTED SO THAT ROOTS ARE SURROUNDED BY THE SOIL BELOW THE MULCH. POTTED PLANTS SHALL BE SET SO THAT THE TOP OF THE POT IS EVEN WITH THE EXISTING GRADE. THE ROOTS OF BARE-ROOT PLANTS SHALL BE COVERED TO THE CROWN.
- THE MULCH AND PLANTED GROUND COVER BED SHOULD BE COVERED WITH A PRE-EMERGENT HERBICIDE.
- THE ENTIRE GROUND COVER BED SHALL BE THOROUGHLY WATERED.

SITE DETAILS AND NOTES

JACK'S LANDING, PHASE 1

LOT 5

PLAT NO. 23953

5521 JACKS LANDING WAY, CLARKSVILLE
 TAX MAP 34, GRID 3, PARCEL 414
 5TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND

SCALE: 1" = 20'
 JOB NO.: 3438
 DATE: AUG. 5, 2019
 SHEET: 2 OF 2

COMPLETE THIS FORM WHEN DROPPING OFF ANY CORRESPONDENCE AND/OR PLANS TO THE HOWARD COUNTY DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS COUNTER:

Date: 12/13/19
To: Dan Swindler / H. OSWALD (HEALTH)
From: Monica Lamigan (667) 307 4224
Subject: Project name, Project site address, Permit #, SDP #, Other information pertinent to this project

RECEIVED DEC 13 2019 PLAN REVIEW DIVISION

Please check the attachments below that you are submitting with this transmittal:

- Letter of response to address plan review comment letter
Revised plans and/or revised details: When submitting for a complete re-review, duplicate sets shall be submitted.
Letter Summarizing Changes
Energy conservation calculations
Copies of REVISED PLOT (be specific)
Health Department Request DPZ/ DED Request Applicant's Request
Two sets of single family dwelling model plans to be placed on permanent file: Model name and/or #
Other REVISED FLOOR PLAN - OPENED DOOR TO LIBRARY 4' PER HEALTH

- CONSERVATORY SHOWN ON PLOT PLAN

Contact Person Information: (Required)

Monica Lamigan
Please Print Name

Telephone No: 667 307 4224

E-Mail Address: mlamigan@hccohs.org

PLEASE ASSURE ALL DOCUMENTS AND/OR REVISIONS ARE APPROPRIATELY SIGNED AND SEALED, IF NECESSARY, BY A LICENSED ARCHITECT OR ENGINEER. PLEASE BE ADVISED THAT INSUFFICIENT INFORMATION MAY RESULT IN THE DELAY OF REVIEW BY THE PLANS EXAMINER. THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS WILL CONTACT YOU IF THERE IS A PROBLEM. IN ADDITION, ONCE THE BUILDING PERMIT IS APPROVED BY THE PLAN REVIEW DIVISION AND ALL OTHER REQUIRED SIGNATORY AGENCIES, AND THE BUILDING PERMIT IS READY FOR ISSUANCE, THE PERMIT DIVISION WILL NOTIFY THE APPROPRIATE CONTACT PERSON FOR PERMIT PICK UP. ALL PERMIT STATUS INQUIRIES SHALL BE DIRECTED TO THE PERMIT DIVISION AT 410-313-2455. CODE RELATED QUESTIONS AND PLAN REVIEW INQUIRIES SHALL BE DIRECTED TO THE PLAN REVIEW DIVISION AT 410-313-2436. PLEASE ALLOW A MINIMUM OF FIVE (5) WORKING DAYS FOR ANY PLAN SUBMITTALS TO BE REVIEWED. THANK YOU.

Received by AKH

CC Health

- PER D. SWINDERS COMMENTS + HEALTH COMMENTS (NOT LISTED IN ACCELA AS OF 12/13/19

Oswald, Hank

From: Monica Lanigan <mlanigan@carusohomes.com>
Sent: Wednesday, December 11, 2019 2:53 PM
To: Oswald, Hank
Subject: RE: B19003991_5521 Jacks Landing Way

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Hi Hank! We are becoming fast friends☺ the 4' wide measurement is on the revised page, it is called out as 4070 which means 4' wide x 7' tall.

The new site plan will be submitted with the revised plans tomorrow☺ Thanks for all your help.

Monica Lanigan

Starts Coordinator
Caruso Homes, Inc.
W. 301-261-0277 (etx.4224)
C. 248-705-0406
2120 Baldwin Avenue, Suite 200
Crofton, Maryland 21114
mlanigan@carusohomes.com

From: Oswald, Hank <hoswald@howardcountymd.gov>
Sent: Wednesday, December 11, 2019 7:10 AM
To: Monica Lanigan <mlanigan@carusohomes.com>
Subject: RE: B19003991_5521 Jacks Landing Way

Hi Monica:

Good morning. Please add a measurement to the opening? It needs to be at least 4 feet wide. Once that's been done, submit the revised drawing to DILP.

Has the new site plan been submitted to DILP?

Thanks,

Hank

From: Monica Lanigan <mlanigan@carusohomes.com>
Sent: Monday, December 09, 2019 2:05 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Subject: RE: B19003991_5521 Jacks Landing Way

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Hi Hank- please see page 5.1 and tell me this will suffice for the bedroom situation, see email thread below. Thank you!

Monica Lanigan

Starts Coordinator
Caruso Homes, Inc.
W. 301-261-0277 (etx.4224)
C. 248-705-0406
2120 Baldwin Avenue, Suite 200
Crofton, Maryland 21114
mlanigan@carusohomes.com

From: Oswald, Hank <hoswald@howardcountymd.gov>
Sent: Thursday, December 5, 2019 12:41 PM
To: Monica Lanigan <mlanigan@carusohomes.com>
Subject: RE: B19003991_5521 Jacks Landing Way

Hi Ms. Lanigan:

Unless I am missing it, the attachment doesn't seem to reflect door removal to the library. Also, the OSDS Plan and site plan need to be revised per my last comment about the building foundation.

Let me know if you have any questions.

Thanks,

Hank

From: Monica Lanigan <mlanigan@carusohomes.com>
Sent: Thursday, December 05, 2019 12:10 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Cc: Monica Lanigan <mlanigan@carusohomes.com>
Subject: FW: B19003991_5521 Jacks Landing Way

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

Good Afternoon Hank,

For building permit B19003991 we had the architects removed the door from the library to the to the first floor bathroom. Please let me know this will suffice for a health approval. Thank you!

Monica Lanigan

Starts Coordinator
Caruso Homes, Inc.
W. 301-261-0277 (etx.4224)
C. 248-705-0406
2120 Baldwin Avenue, Suite 200
Crofton, Maryland 21114
mlanigan@carusohomes.com

**COMPLETE THIS FORM WHEN DROPPING OFF ANY
CORRESPONDENCE AND/OR PLANS TO THE HOWARD COUNTY
DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS COUNTER:**

Date: 12/13/19
To: Dan Swinder / M. OSWALD (HEALTH)
(Person's Name and Division)
From: Monica Lanigan Curuso (667) 307 4224
(Your Name, Company Name and Telephone Number)
Subject: Project name _____
Project site address 5521 Ducks Landing Way
Permit # B19003991 SDP # _____
Other information pertinent to this project _____

- Please check the attachments below that you are submitting with this transmittal:
- Letter of response to address plan review comment letter
 - Revised plans and/or revised details: When submitting for a complete re-review, duplicate sets shall be submitted.
 - Letter Summarizing Changes
 - Energy conservation calculations
 - Copies of REVISED PLOT (be specific).
 Health Department Request DPZ/ DED Request Applicant's Request
 - Two sets of single family dwelling model plans to be placed on permanent file: Model name and/or # _____
 - Other REVISED FLOOR PLAN - OPENED DOOR TO LIBRARY 4'
PER HEALTH

Contact Person Information: (Required)

Monica Lanigan
Please Print Name

Telephone No: 667 307 4224

E-Mail Address: Mlanigan@curuso.com

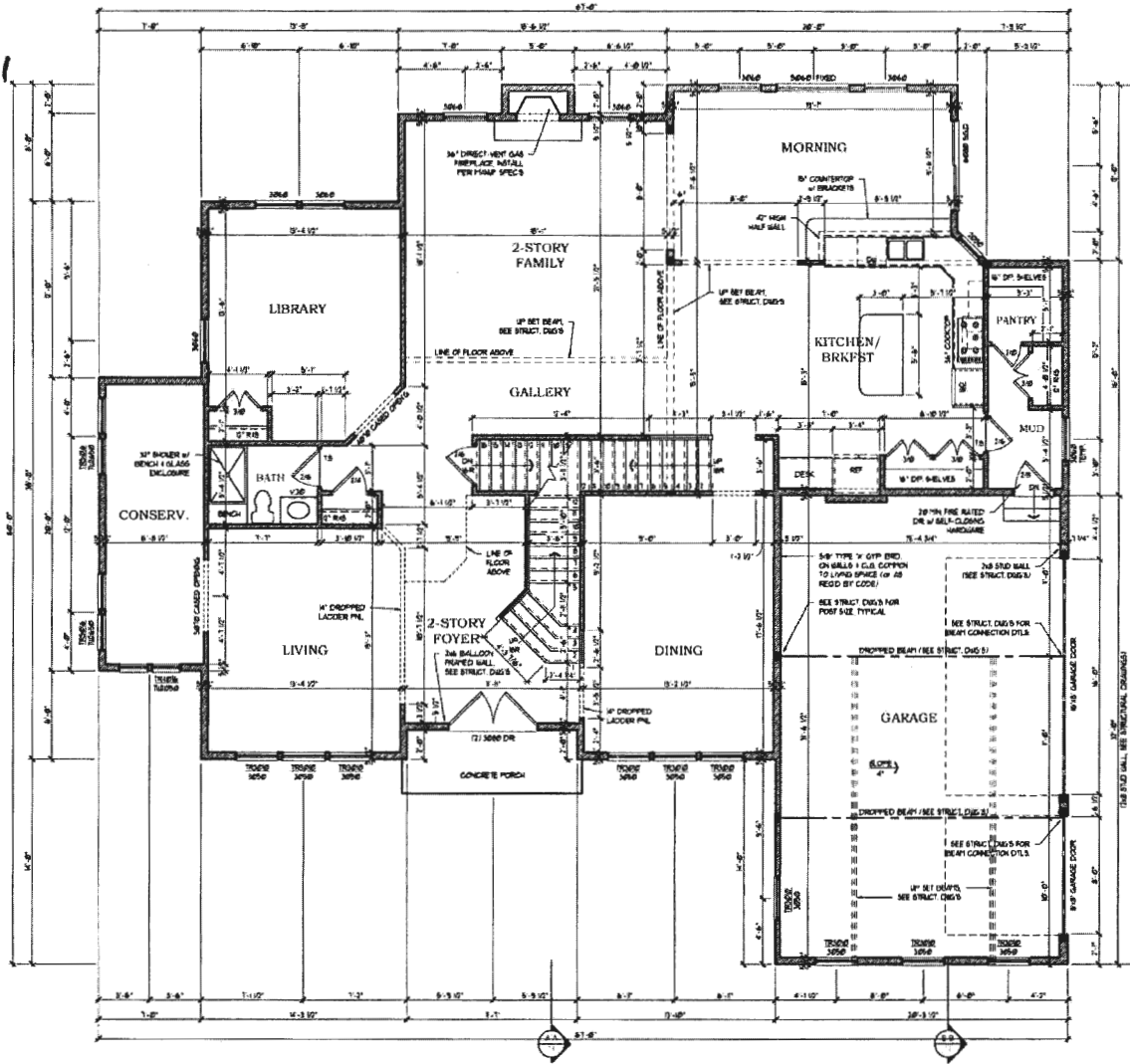
PLEASE ASSURE ALL DOCUMENTS AND/OR REVISIONS ARE APPROPRIATELY SIGNED AND SEALED, IF NECESSARY, BY A LICENSED ARCHITECT OR ENGINEER. PLEASE BE ADVISED THAT INSUFFICIENT INFORMATION MAY RESULT IN THE DELAY OF REVIEW BY THE PLANS EXAMINER. THE DEPARTMENT OF INSPECTIONS, LICENSES AND PERMITS WILL CONTACT YOU IF THERE IS A PROBLEM. IN ADDITION, ONCE THE BUILDING PERMIT IS APPROVED BY THE PLAN REVIEW DIVISION AND ALL OTHER REQUIRED SIGNATORY AGENCIES, AND THE BUILDING PERMIT IS READY FOR ISSUANCE, THE PERMIT DIVISION WILL NOTIFY THE APPROPRIATE CONTACT PERSON FOR PERMIT PICK UP. ALL PERMIT STATUS INQUIRIES SHALL BE DIRECTED TO THE PERMIT DIVISION AT 410-313-2455. CODE RELATED QUESTIONS AND PLAN REVIEW INQUIRIES SHALL BE DIRECTED TO THE PLAN REVIEW DIVISION AT 410-313-2436. PLEASE ALLOW A MINIMUM OF FIVE (5) WORKING DAYS FOR ANY PLAN SUBMITTALS TO BE REVIEWED. THANK YOU.

Received by AKH

- PER D. SWINDERS
COMMENTS + HEALTH
COMMENTS (NOT LISTED IN
ACCELA AS OF 12/13/19

REVISED
 Date: 12/13/19
 Comments: B19003991
 OPENED DOOR TO
 LIBRARY 4' PER
 HEALTH

ALL DOORS AT FIRST
 FLOOR TO BE 8' TALL,
 INTERIOR and EXTERIOR



FIRST FLOOR PLAN
 SCALE: 1/8" = 1'-0"
 SCALE: 1/32" = 1'-0"

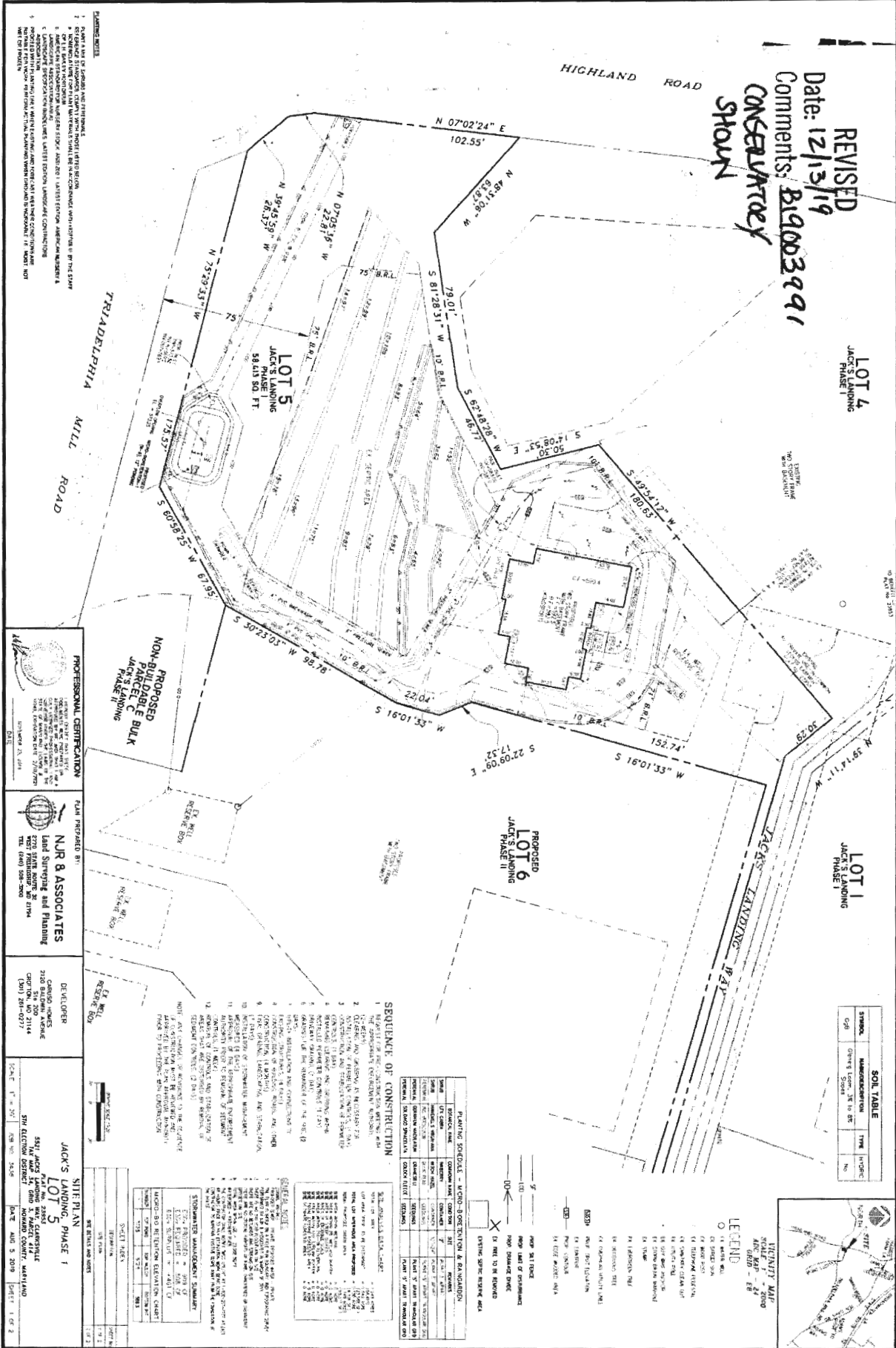
Architecture Collaborative, Inc.
 Ellicott City, MD 21043
 8334 Main Street
 www.archcol.com
 Tel: (410) 465-7500 Fax: (410) 465-0903

CARUSO HOMES, INC.
 KINGSPOINT - 05A.0007

DATE	REVISION

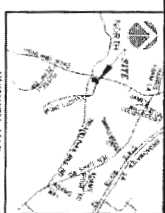
SHEET #
 5.1

REVISED
Date: 12/13/19
Comments: B190033991
CONSULTANT
SHOWN



SOIL TABLE

SYMBOL	DESCRIPTION	TYPE	HYDRO
CPB	CLAYEY LOESS, ST TO SP	CL	NO



SEQUENCE OF CONSTRUCTION

1. SITE PREPARATION AND DEMOLITION
2. EXISTING UTILITIES AND CONDUITS
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PROFESSIONAL CERTIFICATION
I, the undersigned, being a duly Licensed Professional Engineer in the State of Maryland, do hereby certify that I am the author of the above described plan and that the same is a true and correct copy of the original as shown to me by the applicant.

PLAN PREPARED BY
NJR & ASSOCIATES
Land Surveying and Planning
1000 North Washington Blvd
Suite 100
Baltimore, MD 21201
Tel: (410) 528-3000

DEVELOPER
2120 BALTIMORE AVENUE
CROFTON, MD 21114
(301) 284-0777

SITE PLAN
JACK'S LANDING, PHASE I
LOT 5
581 ACRES
1000 NORTH WASHINGTON BLVD
SUITE 100
BALTIMORE, MD 21201
DATE: AUG. 5, 2019

- PLANNING NOTES**
1. ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
 2. ALL DIMENSIONS ARE TO THE CENTERLINE OF THE ROAD.
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From: Oswald, Hank <hoswald@howardcountymd.gov>
Sent: Monday, November 25, 2019 11:26 AM
To: Monica Lanigan <mlanigan@carusohomes.com>
Subject: B19003991_5521 Jacks Landing Way

Hello Ms. Lanigan:

The building permit, floor plans along with the OSDS plan for 5521 Jacks Landing Way have been reviewed by the Health Department. The floor plan currently shows 5 bedrooms including the "library" on the first floor. The basement also shows the potential for more bedrooms upon conversion to finished living space. Bedrooms are defined under County Code Section 3.801 (see attachment). Currently, the OSDS Plan is designed/sized for 4 bedrooms.

In addition to the above, the site plan and OSDS plan do not show the conservatory or the basement walk-up to grade. Please revise the floor plan to match the OSDS and revise both plans to reflect correct outline of the building foundation.

Should you have any questions about any of this, please don't hesitate to contact me.

Respectfully,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Howard County Health Department
Bureau of Environmental Health
Well & Septic Program
8930 Stanford Boulevard
Columbia, MD 21045
410.313.1786 (Office)
hoswald@howardcountymd.gov



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Oswald, Hank

From: Oswald, Hank
Sent: Friday, December 06, 2019 9:04 AM
To: Monica Lanigan
Subject: RE: B19003991_5521 Jacks Landing Way
Attachments: Section 3.801 Bedroom Definition.pdf

Hi Lanigan:

Good morning. The office is still considered to have direct access (i.e. just outside the room or down the hall) to a full bathroom. To make it a non-bedroom, you could make the entrance into the room, a cased 4-foot-wide opening without doors, make the shared wall with the family room a half wall 4-foot-high, or show permanent built in bookcases around the perimeter of the room or make the FB a HB. I've attached a copy of the code section 3.801 bedroom definition.

I have the OSDS Plan. I will review it today.

Let me know if you have any questions.

Thanks,

Hank

From: Monica Lanigan <mlanigan@carusohomes.com>
Sent: Thursday, December 05, 2019 1:15 PM
To: Oswald, Hank <hoswald@howardcountymd.gov>
Subject: RE: B19003991_5521 Jacks Landing Way

[Note: This email originated from outside of the organization. Please only click on links or attachments if you know the sender.]

The door removal was a bathroom entrance into the library. The OSDS plan (attached) was submitted to the county today. Please let me know if you need more than just removing the bathroom entrance into library.

Monica Lanigan

Starts Coordinator
Caruso Homes, Inc.
W. 301-261-0277 (etx.4224)
C. 248-705-0406
2120 Baldwin Avenue, Suite 200
Crofton, Maryland 21114
mlanigan@carusohomes.com

From: Oswald, Hank <hoswald@howardcountymd.gov>
Sent: Thursday, December 5, 2019 12:41 PM
To: Monica Lanigan <mlanigan@carusohomes.com>
Subject: RE: B19003991_5521 Jacks Landing Way

Hi Ms. Lanigan:

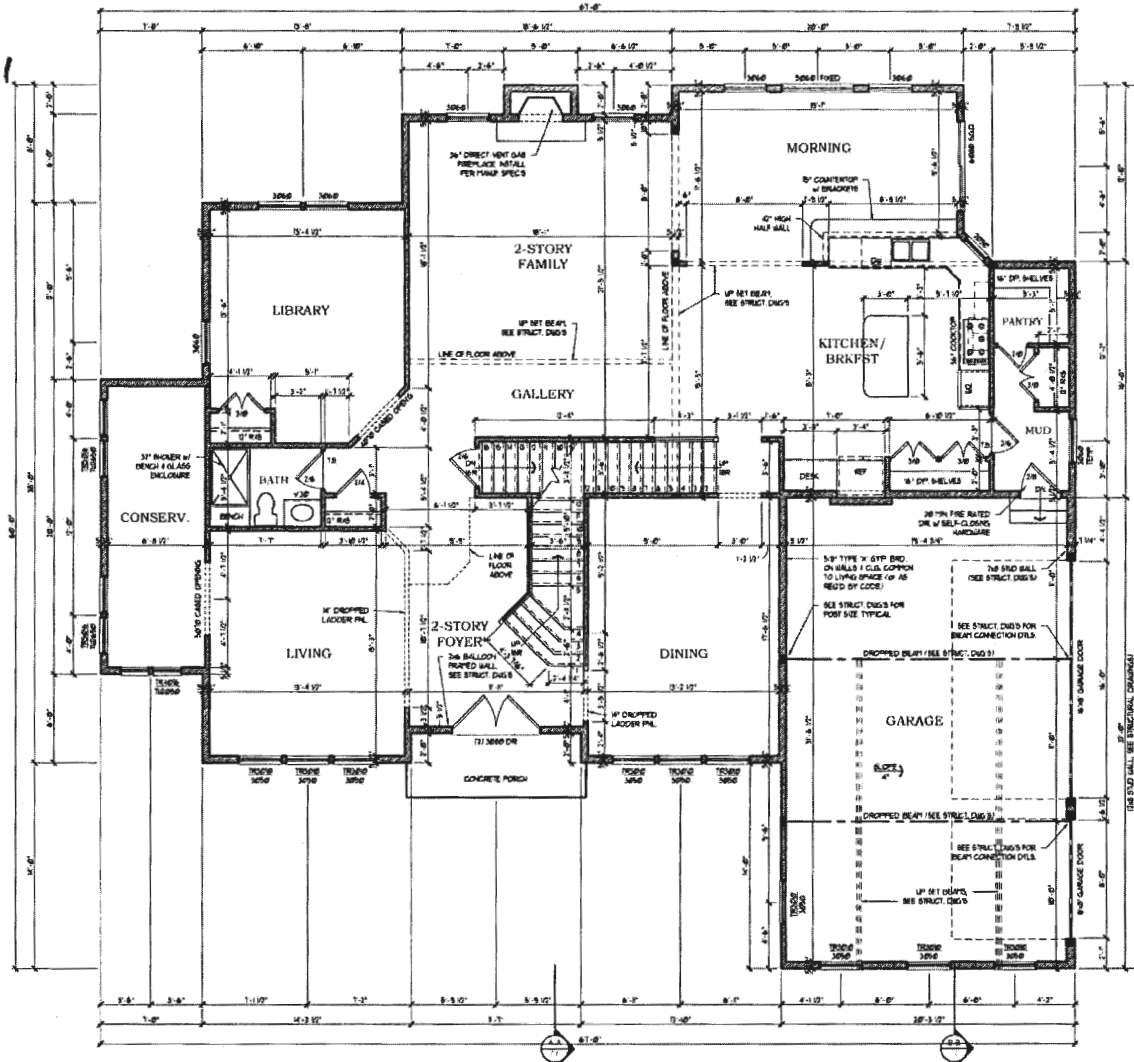
Unless I am missing it, the attachment doesn't seem to reflect door removal to the library. Also, the OSDS Plan and site plan need to be revised per my last comment about the building foundation.

Let me know if you have any questions.

Thanks,

Hank

REVISED
 Date: 12/13/19
 Comments: B19003991
 OPENED DOOR TO
 LIBRARY 4' PER
 HEALTH



ALL DOORS AT FIRST FLOOR TO BE 8' TALL INTERIOR and EXTERIOR

FIRST FLOOR PLAN
 SCALE: 1/8" = 1'-0"
 SCALE: 1/4" = 1'-0"

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Professional Certification
 I hereby certify that these drawings were prepared by me or under my direct supervision and that I am a duly Licensed Professional Architect in the State of Maryland.
 License Number: 13-00-0000
 Expiration Date: 12-31-2025

DATE: 12-13-19
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 DATE: 6-5-19

PROJECT: CARUSO HOMES, INC.
 ADDRESS: 8334 Main Street
 CITY: ELICOTT CITY, MD 21043
 PHONE: (410) 465-7500
 FAX: (410) 465-0903
 WWW: www.archcoll.com

Architecture Collaborative, Inc.
 8334 Main Street
 Ellicott City, MD 21043
 Tel: (410) 465-7500 Fax: (410) 465-0903
 www.archcoll.com

REVISIONS

DATE	REVISION

SHEET #
5.1

Oswald, Hank

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Hi Ms. Lanigan:

Respectfully,

Hank

Hank Oswald
Licensed Environmental Health Specialist
Howard County Health Department
Bureau of Environmental Health
Well & Septic Program
8930 Stanford Boulevard
Columbia, MD 21045
410.313.1786 (Office)
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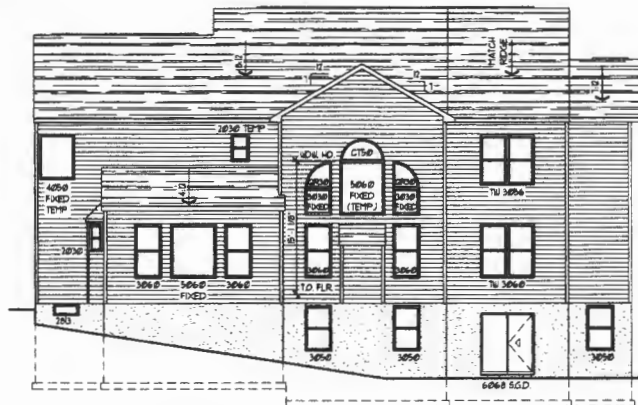
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B19003991



RIGHT SIDE ELEVATION
SCALE (17x11) 1/16" = 1'-0"
SCALE (18x24) 1/8" = 1'-0"



REAR ELEVATION
SCALE (17x11) 1/16" = 1'-0"
SCALE (18x24) 1/8" = 1'-0"



LEFT SIDE ELEVATION
SCALE (17x11) 1/16" = 1'-0"
SCALE (18x24) 1/8" = 1'-0"

5521 Jack's Landing Way
Clarksville, MD 21029
4 Bed
5 Bath
Kingsport
Elevation 23
Unfinished Basement
3 car side-garage
7' two story
conservatory
10 rooms total



FRONT ELEVATION #23
SCALE (17x11) 1/8" = 1'-0"
SCALE (18x24) 1/4" = 1'-0"

Architecture Collaborative, Inc.
8334 Main Street
Ellicott City, MD 21043
www.archcoll.com
Tel: (410) 465-7500 Fax: (410) 465-0903

ELEVATION 23
Scale: 1/16" = 1'-0" (17x11) / 1/8" = 1'-0" (18x24)
Date: 5-13
Drawn: ACI
U.S. P. # (7242) 328

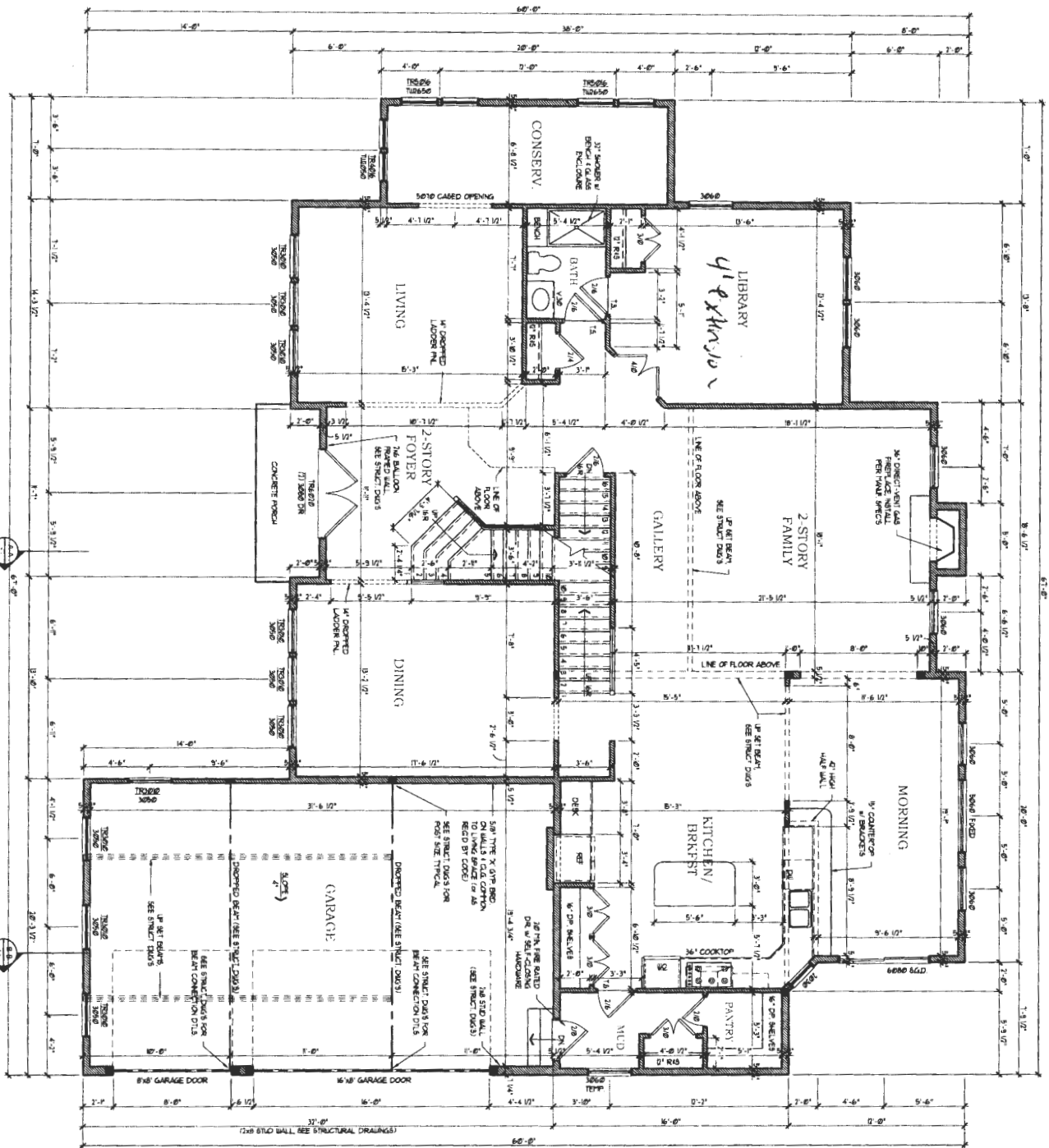
CARUSO HOMES, INC.
KINGSPORT - 054.0007

PROFESSIONAL CERTIFICATION
I hereby certify that these documents were prepared by me or under my direct supervision and that I am a duly licensed professional architect in the State of Maryland.
License number: 582
Expiration date: 04-05-2025

SHEET #
3.23

DATE: _____
PROJECT: _____

1 BR



FIRST FLOOR PLAN

ALL DOORS AT FIRST FLOOR TO BE 8' TALL. INTERIOR AND EXTERIOR

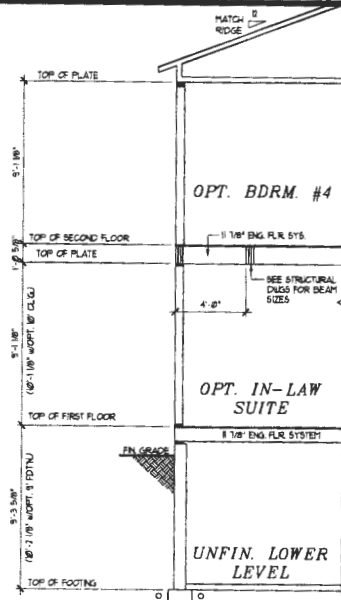
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Professional Certification
I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed Professional Architect under the laws of the State of Maryland.
License number: 9601
Expiration date: 04-05-2020

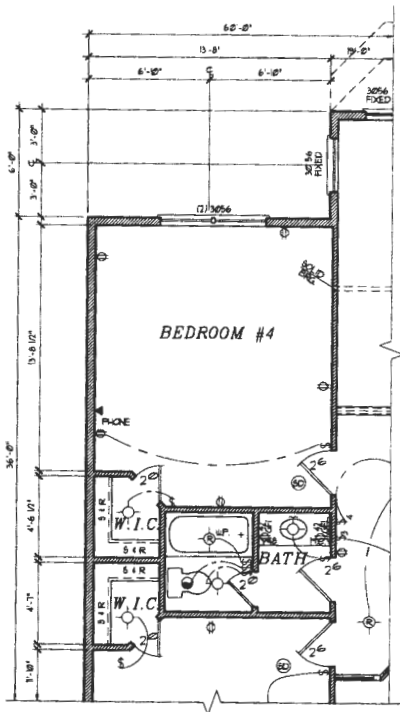
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			scale: 1" = 4' (34x22) title: drawn: ACI date: 6-5-19
			U.N.O. 1" = 8' (17x11) 5.1
			CARUSO HOMES, INC.
			KINGSPOINT - OSA.0007

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8334 Main Street Ellicott City, MD 21043
www.archcol.com
Tel: (410) 465-7500 Fax: (410) 465-0903

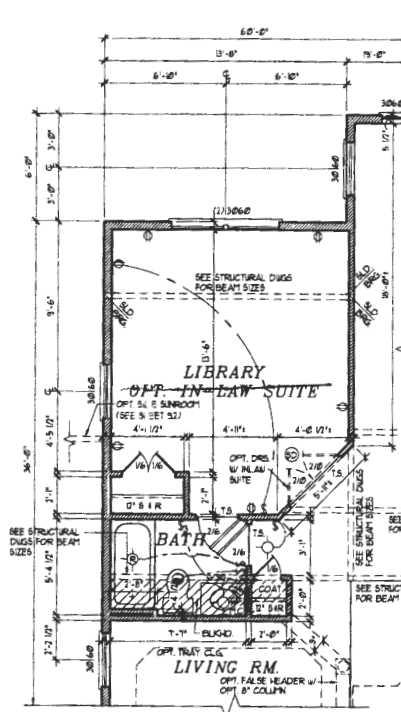
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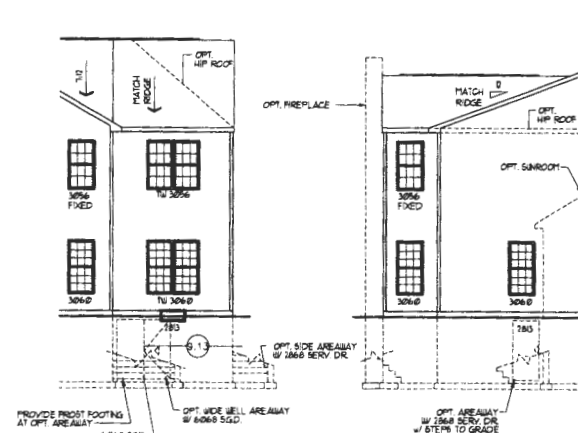
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PARTIAL SECOND FLOOR PLAN
SCALE: 1/8" = 1/4" = 1'-0"

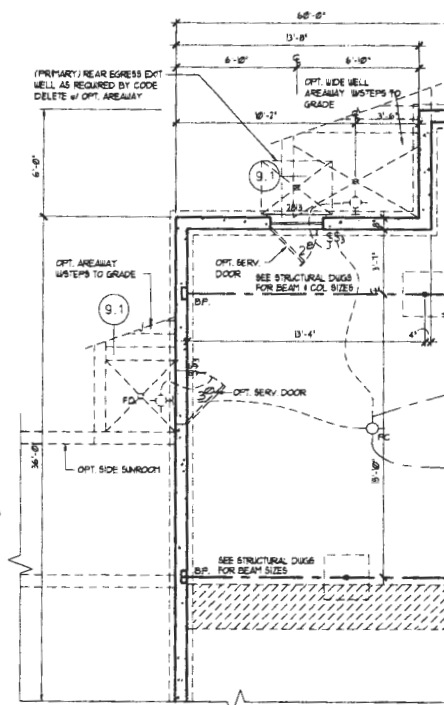


PARTIAL FIRST FLOOR PLAN
SCALE: 1/8" = 1/4" = 1'-0"



REAR ELEVATION
SCALE: 1/16" = 1/8" = 1'-0"

LEFT SIDE ELEVATION
SCALE: 1/16" = 1/8" = 1'-0"



PARTIAL FOUNDATION PLAN
(OPT. 4'-0" IN-LAW SUITE EXT. ABOVE)
SCALE: 1/8" = 1/4" = 1'-0"

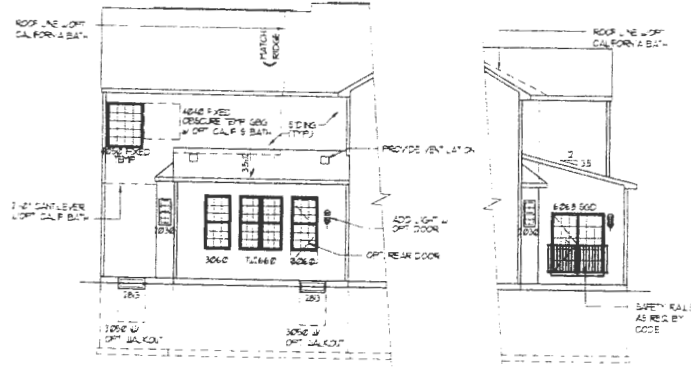
Professional Certification
I hereby certify that these documents were prepared or approved by me and that I am a duly licensed professional architect under the laws of the State of Maryland.
License number: 5821
expiration date: 04-03-2020

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8320 Main Street, Suite 2, Ellicott City, MD 21043
Tel.: (410) 465-7500 Fax: (410) 465-0903
www.archcol.com

content: & BED 4 EXT. CARUSO HOMES KINGSFORD
Date: 4-13-06
Title:

revisions:
09-24-14 GENERAL REDLINE REVISIONS - AP
03-18-15 "LEAN" PLAN REVIEW COMMENTS

SHEET # 9.16A

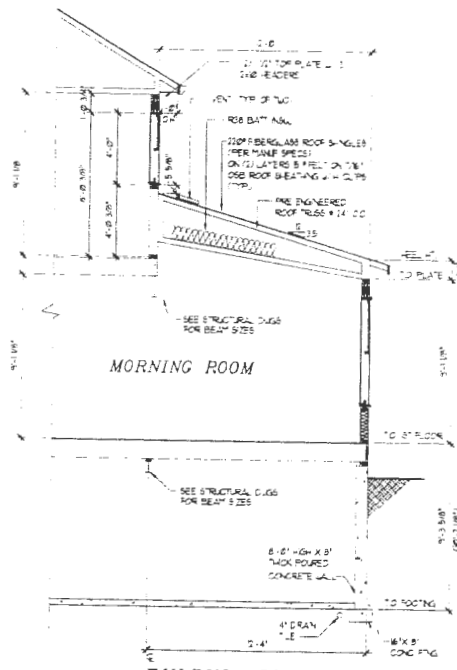


REAR ELEVATION

SCALE: 1/8" = 1'-0" (24X36)
SCALE: 1/16" = 1'-0" (11X17)

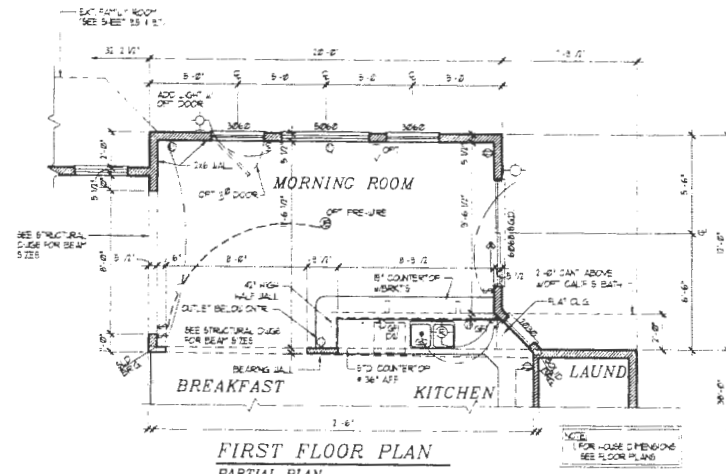
RIGHT SIDE ELEVATION

SCALE: 1/8" = 1'-0" (24X36)
SCALE: 1/16" = 1'-0" (11X17)

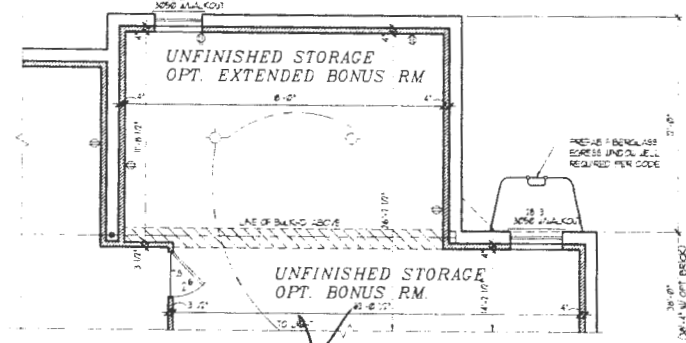


BUILDING SECTION

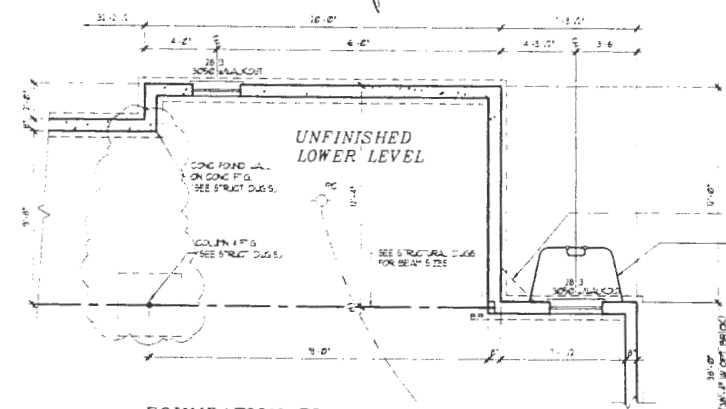
SCALE: 1/4" = 1'-0" (24X36)
SCALE: 1/8" = 1'-0" (11X17)



**FIRST FLOOR PLAN
PARTIAL PLAN**



**OPT. FINISHED LOWER LEVEL PLAN
PARTIAL PLAN**



**FOUNDATION PLAN
PARTIAL PLAN**

OPT. MORNING ROOM DETAILS

SCALE: 1/4" = 1'-0" (24X36)
SCALE: 1/8" = 1'-0" (11X17)

PROVIDE SMOKE DETECTORS AND CARBON MONOXIDE DETECTORS AS REQUIRED BY LOCAL CODE. WIRE TO A NEAREST DISC'T. (LIFT BATTERY BACKUP) AND INTER-CONNECTED FOR SIMULTANEOUS ACTIVATION.
THESE DRAWINGS ARE SCHEMATIC ONLY. THE ELECTRICAL CONTRACTOR IS RESPONSIBLE FOR THE DESIGN AND INSTALLATION OF ALL ELECTRICAL SYSTEMS. ALL ELECTRICAL WORK SHALL MEET THE REQUIREMENTS OF THE NATIONAL ELECTRIC CODE, THE LOCAL POWER COMPANY AND ALL APPLICABLE CODES. FIXTURES AND APPARATUS ARE SELECTED BY THE BUILDER AND SHALL BE APPROVED.

ELECTRICAL SYMBOLS

- ⊕ DUPLEX OUTLET AT AFF
- ⊕ DUPLEX OUTLET AT AFF
- ⊕ 120 VOLT DUPLEX OUTLET AT AFF
- ⊕ INTERROOM RECEPTACLE
- ⊕ GROUND FAULT INTERRUPTER AT AFF
- ⊕ GROUND FAULT INTERRUPTER AT AFF
- ⊕ WALL SWITCH
- ⊕ 3-WAY WALL SWITCH
- ⊕ 4-WAY WALL SWITCH
- ⊕ DIMMER WALL SWITCH
- ⊕ EXHAUST FAN
- ⊕ FAN/CO FAN
- ⊕ LIGHT FIXTURE CEILING MOUNTED
- ⊕ LIGHT FIXTURE RECESSED
- ⊕ FLOUORESCENT LIGHT FIXTURE
- ⊕ FLOOD LIGHT
- ⊕ LIGHT FIXTURE WALL MOUNTED
- ⊕ "HERD'S" AT
- ⊕ ANCHOR BOLT
- ⊕ DOOR CUME
- ⊕ TELEPHONE JACK
- ⊕ TELEPHONE JACK
- ⊕ GARBAGE DISPOSAL
- ⊕ SMOKE DETECTOR
- ⊕ CARBON MONOXIDE DETECTOR
- ⊕ COMBINATION SMOKE CARBON DETECTOR
- ⊕ ELECTRIC PANEL
- ⊕ ELECTRIC METER
- ⊕ INTERCOM
- ⊕ INTERCOM CONSOLE

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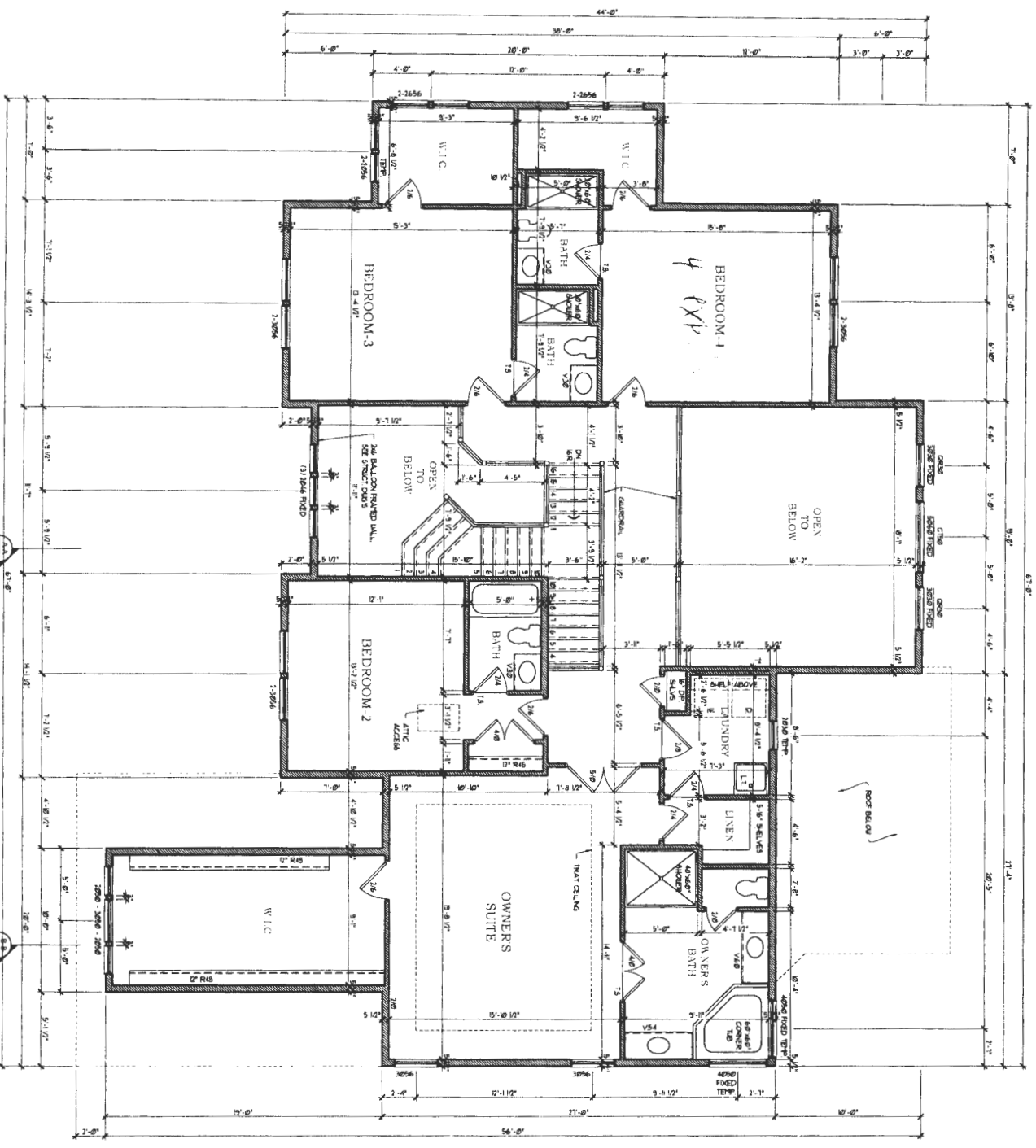
OPT. REAR MORNING ROOM PLAN
DATE: 12-15-2018
SCALE: 1/8" = 1'-0" (24X36)
FILE # CARUSO HOMES
KINGS-SPORT

SHEET #
9.3

GENERAL REVISIONS - AP

NO.	DATE	DESCRIPTION
01	02-24-14	LEAN PLAN REVISIONS
02	03-18-15	ADD OPT FIN L.L. PLAN
03	05-29-16	DEL WING WALL TO COORD W/STRUCT

135



SECOND FLOOR PLAN
 DATE: 06/05/19
 SCALE: 1/8" = 1'-0"

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Professional Certification
 I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional architect under the laws of the State of Maryland.
 License number: 0623
 Expiration date: 04-03-2020

SHEET #
6.1

date	revision	by

content: **SECOND FLOOR PLAN**
 scale: 1" = 4' (34x22) file: U.N.O. 1" = 8' (17x17) 6.1
 drawn: ACI date: 6-5-19
CARUSO HOMES, INC.
 title: **KINGSFORT - OSA.0007**

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