

- GENERAL NOTES**
- Current Title Reference  
**PARCEL B**  
 Owner - County Commissioners of Carroll County  
 Deed reference - Liber 009 Folio 001  
 Date - November 25, 1986  
  
**PARCEL C**  
 Owner - County Commissioners of Carroll County  
 Deed reference - Liber 009 Folio 001  
 Date - November 25, 1986
  - No grading, filling or construction shall be permitted which obstructs or inhibits the surface flow of water within drainage and utility easements as shown hereon.
  - Any modification or plat reassembly shall be subject to approval by the Carroll County Planning and Zoning Commission.
  - The Project is within the water and sewer service area of the Town of Westminster.
  - The soil type within the project area is GB, taken from The United States Department of Agricultural, Natural Resources Conservation Service Web Soil Survey.
  - Residential construction on any of the lots shown hereon is limited to single family dwellings.
  - Detailed utility plan shall be provided at building permit phase.
  - The bearings shown hereon are based on NAD 83/91, Utilizing Carroll County Monuments  
 Sullivan 2012 Azi (N:701883.26 E:1315277.08)  
 Sullivan 2012 (N:701155.73 E:1314473.44)  
 S-63 (N:701265.895 E:1316117.069)
  - BPR, LLC Benchmark #99  
 (N:702433.914 E:1315734.579)

**CONTROL TABLE (Horiz: NAD 83/91) (Vert: NAVD88)**

POINT #	NORTHING	EASTING	ELEVATION	RAW DESCRIPTION
1	701883.26	1315277.08	726.76	trv/rbc sullivan 2012 avi
2	701155.73	1314473.44	709.42	trv/rbc sullivan 2012
3	701265.895	1316117.069	722.293	trv/rbc s-63
99	702433.914	1315734.579	744.720	trv/rbc/set/jrg
50001	702465.437	1315738.459	743.445	fnd/rebar/maw
50002	702460.457	1315694.083	741.822	fnd/rebar/maw
50003	702464.384	1315739.663	743.010	fnd/rebar/maw
50004	702413.665	1315794.542	745.267	fnd/axl/maw
50007	702511.003	1315762.527	743.531	fnd/rebar/maw
50008	702550.322	1315756.455	744.485	fnd/rebar/maw
50009	702639.170	1315813.278	747.250	fnd/iron pipe/maw
50224	702467.242	1315810.375	745.280	fnd/rbr/jrg
50240	702587.447	1315897.823	754.714	fnd/pipe/maw

**DATA TABULATION  
ZONING R-10,000**

- Total number of lots: 2 (Existing)
- Total area of Parcel B: 0.338 Acres
- Total area of Parcel C: 0.296 Acres
- Total area of lots: 0.634 Acres

- LIST OF DRAWINGS**
- PRELIMINARY PLAN
  - STORMWATER MANAGEMENT PLAN

**PARCEL CURVE TABLE**

CURVE #	LENGTH	RADIUS	DELTA	CHORD	CHORD LENGTH
C1	1.41'	225.00'	0°21'31"	N47°35'28"W	1.409
C2	14.80'	275.00'	3°04'59"	N48°52'06"W	14.797

**PURPOSE NOTE:**  
 THE PURPOSE OF THIS AMENDED PLAT IS TO REMOVE RESTRICTIONS FOR THESE LOTS AS NOTED ON THE ORIGINAL PLAT ( PLAT BOOK 23 PAGE 92 ) PREVIOUSLY INTENDED FOR STORM WATER MANAGEMENT. THE RECORDATION OF THIS PLAT CONVERTS THESE PARCELS TO BUILDABLE LOTS. ALL REVERTIBLE SLOPE EASEMENT AND DRAINAGE AND UTILITY EASEMENTS SHALL BE EXTINGUISHED BY THE RECORDATION OF THIS AMENDED PLAT.

**LEGEND**

- DENOTES 25% SLOPES
- DENOTES SWM DRYWELL
- DENOTES SOILS LINE

**OWNER**  
 COMMISSIONERS OF CARROLL COUNTY  
 225 N. CENTER STREET  
 WESTMINSTER, MD 21157

**DEVELOPER**  
 ARC OF CARROLL COUNTY  
 C/O DON ROWE  
 180 KRIDERS CHURCH ROAD  
 WESTMINSTER, MD 21158

**SURVEYOR'S CERTIFICATE**  
 This is to certify that this survey was personally prepared by me or that I was in responsible charge over it's preparation and the surveying work reflected in it and that this Survey is in compliance with COMAR Sections 09.13.06.12 of the Minimum Standards of Practice as now adopted by the board for Professional Land Surveyors.

Scott M. Landis Date  
 Professional Land Surveyor (Maryland No. 21613)  
 Expires/Renews: 8-18-2025

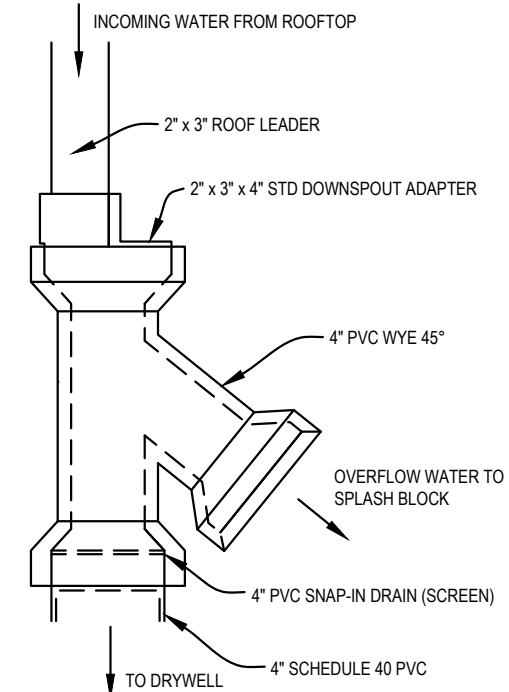
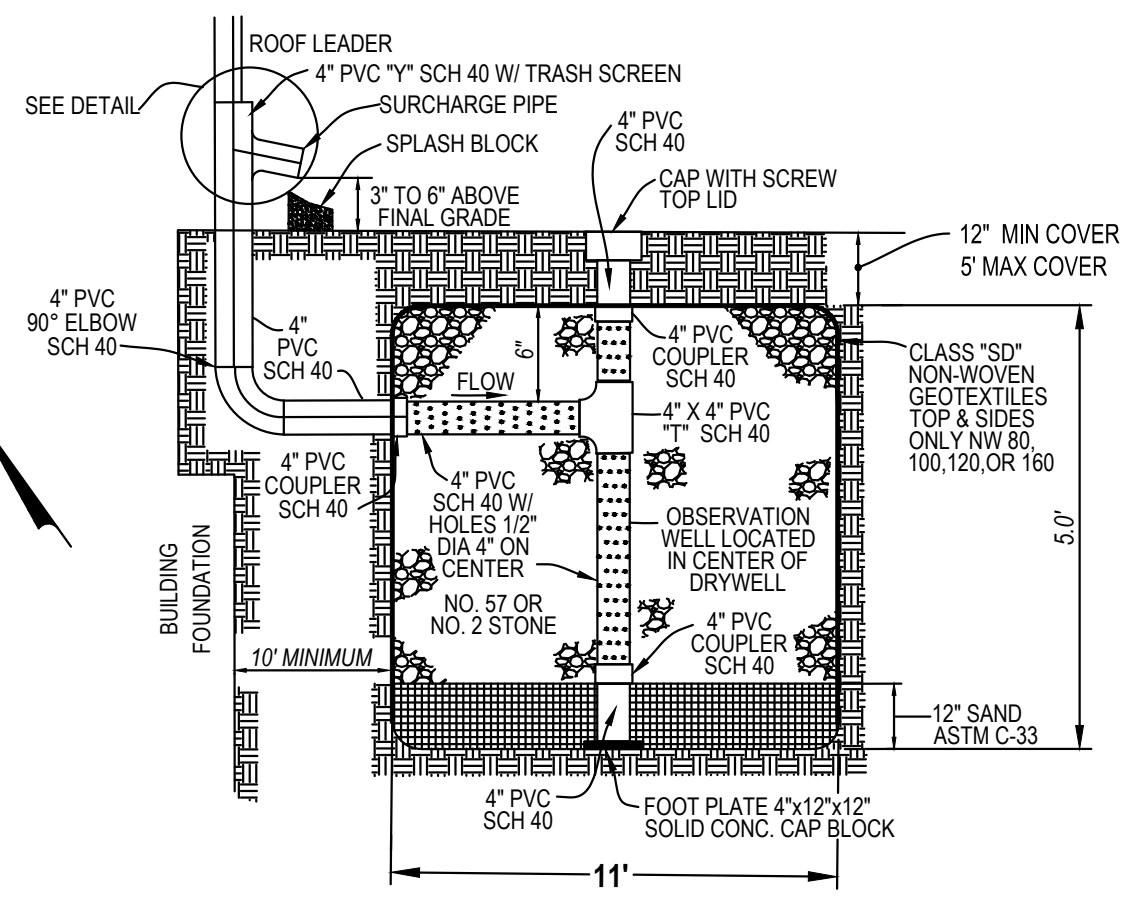
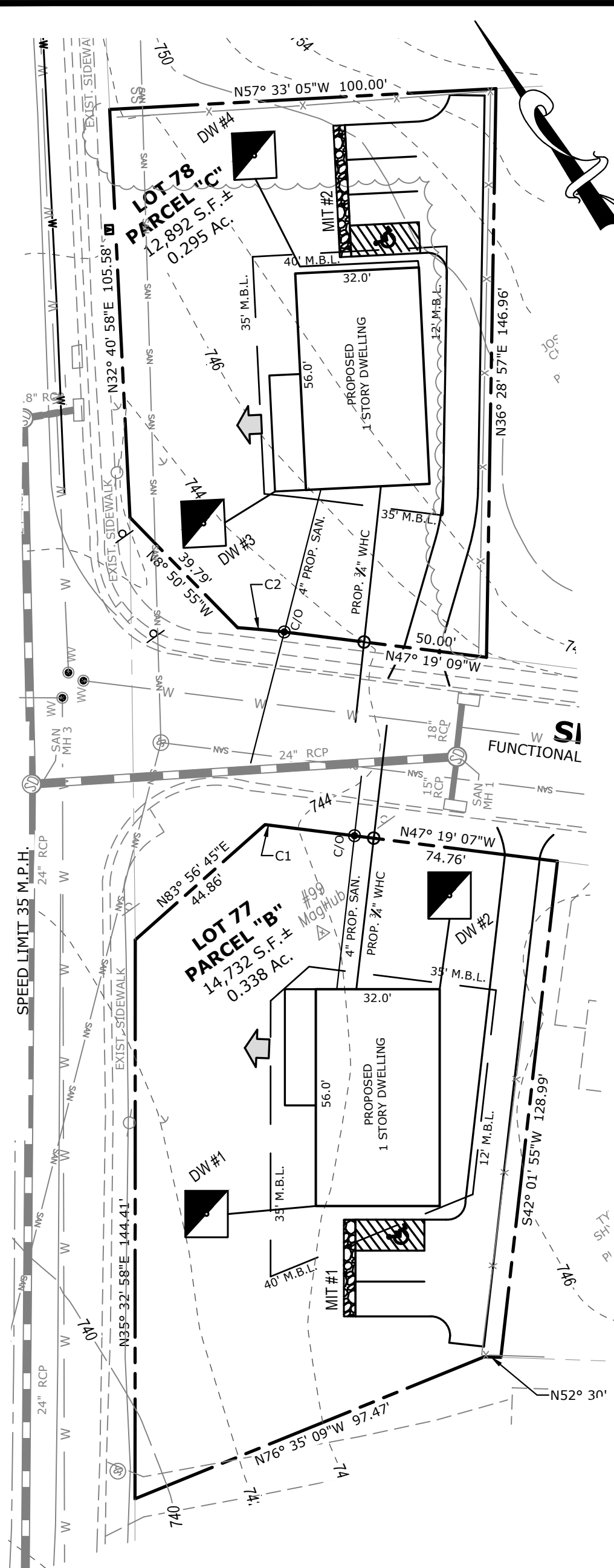
**BPR**  
**LAND SURVEYING & CIVIL ENGINEERING**  
 150 Airport Drive, Suite 4  
 Westminster, Maryland 21157 | 410-857-9030  
 WWW.BPRSURVEYING.COM

**PRELIMINARY PLAN  
 DEVLIN SQUARE  
 PARCELS B & C AMENDED**  
 PREVIOUSLY RECORDED IN PLAT BOOK 23 PAGE 92  
 7th ELECTION DISTRICT CARROLL COUNTY, MARYLAND  
 TAX MAP - 39 GRID - 14 PARCEL - 776

Carroll County File No. AP-24-0011

**SHEET 1 of 2**



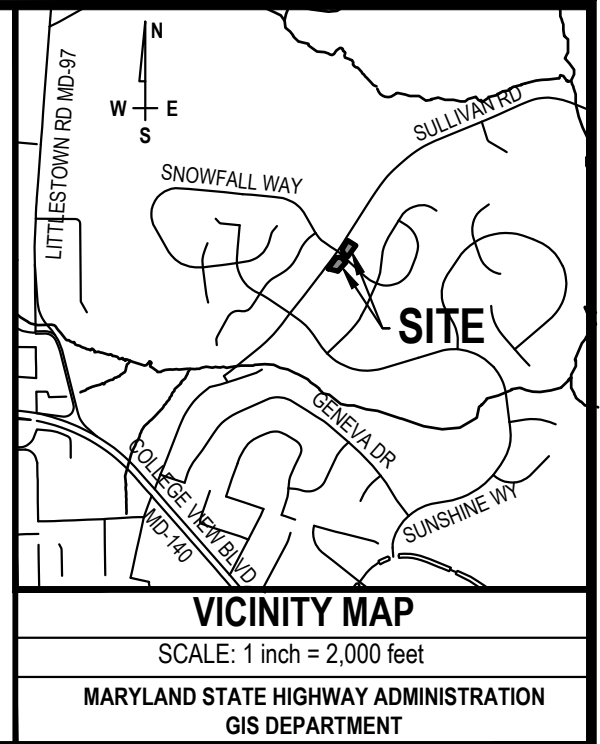


- NOTES:**
1. THE SNAP IN SCREEN IS REQUIRED TO PREVENT CLOGGING OF THE DRYWELL WITH DEBRIS.
  2. REFER TO THE LIST OF POTENTIAL SUPPLIERS BELOW FOR INFORMATION ON SOME LOCAL RETAILERS THAT SUPPLY COMPONENTS FOR THIS SYSTEM.
- 2\"/>**
- 4\"/>**
- 4\"/>**

D.W. Denotes Standard Drywell

- NOTES:**
1. IF USING ONE DRYWELL THE STANDARD DRYWELL IS 8' x 8' x 5' WITH SAND FILLING THE BOTTOM FOOT. THIS PROVIDES MINIMUM ESD (1") STORMWATER CONTROL FOR 1000 SQUARE FEET OF ROOFTOP. IF ADDITIONAL CONTROL IS REQUIRED TO PROVIDE TOTAL ESD TO MEP (UP TO 2.6") LARGER PRACTICES MAY BE USED. DRYWELLS LARGER THAN 216 CF OF STORAGE VOLUME MUST BE DESIGNED AS INFILTRATION FACILITIES.
  2. MINIMUM SETBACKS:
    - A. 100 FT. FROM WELLS
    - B. 25 FT. FROM SEPTIC AREAS
    - C. 10 FT. FROM BUILDINGS
  3. FROM THE DOWNSPOUT TO THE DRYWELL THE DRAIN PIPE MUST BE AT LEAST 6" BELOW GRADE.
  4. THE LOCATION AND SIZE OF ALL DRYWELLS (10'x10'x5') MUST BE SHOWN IN THE GRADING PLOT PLAN.
  5. THESE GEOTEXTILES ARE AVAILABLE IN FINKSBURG @ ES & G DISTRIBUTORS, 2601 EMORY ROAD, BLDG 8. 866-744-5001. ANY EQUIVALENT GEOTEXTILE IS ACCEPTABLE.

**SECTION NTS**



STAGE		INSPECTOR APPROVAL*	
		INITIALS	DATE
1. EXCAVATION TO SUBGRADE			
2. PLACEMENT OF FILTER MEDIA ON THE BOTTOM AND GEOTEXTILE INSTALLED ON SIDES			
3. PLACEMENT OF #57 STONE AND OBSERVATION WELL IN APPROXIMATE CENTER			
4. GEOTEXTILE TOP COVER PLACED & BACKFILLED			
5. DOWNSPOUT HOUSE CONNECTION AND COMPLETION OF FINAL GRADING. OBSERVATION WELL CUT TO 6" ± ABOVE FINISHED GRADE AND SPLASH BLOCKS PLACED.			
6. SIGNED AND CERTIFIED AS-BUILT PLAN SUBMITTED TO THE CARROLL COUNTY BUREAU OF RESOURCE MANAGEMENT WITHIN 60 DAYS OF COMPLETION OF CONSTRUCTION.			

- \*Please notify the certifying professional, BPR LLC 410-857-9030 48 hours prior to commencing construction**
- SEQUENCE OF CONSTRUCTION**
1. Once the individual house has been constructed and the final lot grading is complete, contact the certifying Professional Engineer/Professional Land Surveyor, (BPR LLC. (410-857-9030). Once the certifying Professional has given his/her approval, proceed as follows.
  2. Construct drywell and connect to downspout, per standard details under supervising, certifying Professional.
  3. Submit a signed and certified as-built plan within 60 days of completion of construction to the Carroll County Bureau of Resource Management for bond release.

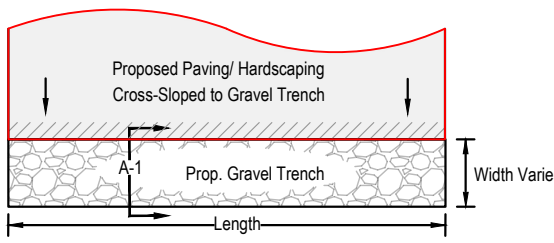
STAGE	ENGINEER'S APPROVAL	
	INITIALS	DATE
1. ENSURE DRAINAGE AREA IS PAVED AND STABILIZED WITH 2" OF DENSE GRASS		
2. EXCAVATE TRENCH TO PLAN DIMENSIONS		
3. PLACE CLASS SD GEOTEXTILE ON SIDES OF TRENCH		
4. PLACE C-33 SAND LAYER		
5. PLACE NO 2 WASHED STONE		
6. PLACE CLASS E GEOTEXTILE OVER NO 2 STONE		
7. PLACE NO 2 WASHED STONE OR DECORATIVE STONE OVER GEOTEXTILE		
8. SUBMIT AS-BUILT PAPER CERTIFICATION TO CARROLL COUNTY BUREAU OF RESOURCE MANAGEMENT WITHIN 30 DAYS OF CONSTRUCTION COMPLETION		

**\*PLEASE NOTIFY CERTIFYING INSPECTOR 24 HOURS PRIOR TO CONSTRUCTION\***

ENGINEER'S NAME: **BPR LLC**, PHONE NUMBER: **(410) 857-9030**

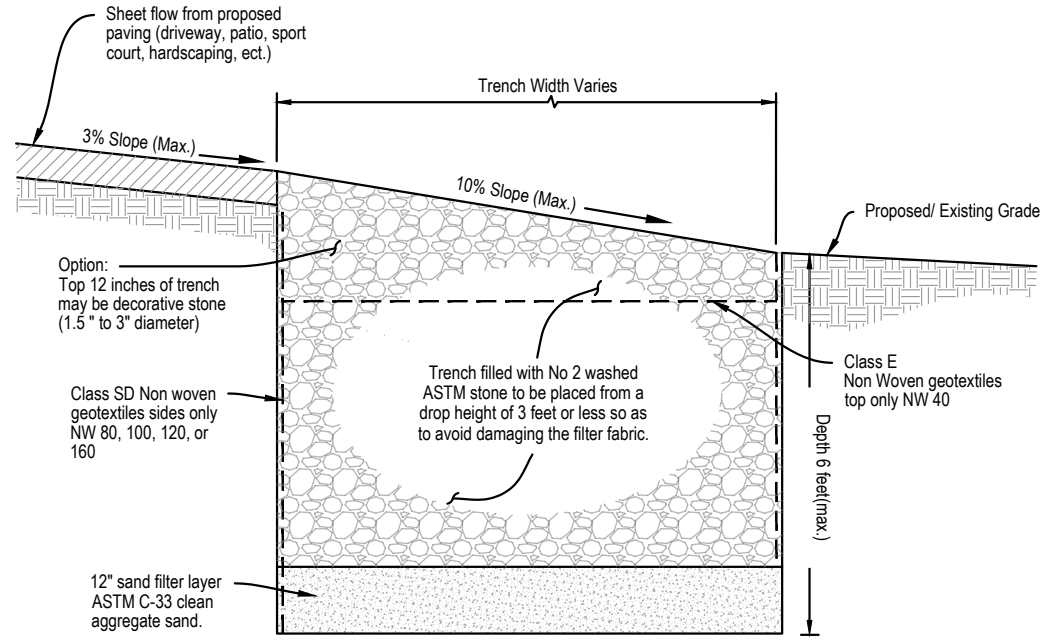
**SWM SEQUENCE OF CONSTRUCTION MICRO-INFILTRATION TRENCH**

1. CONTACT CERTIFYING PROFESSIONAL ENGINEER / PROFESSIONAL LAND SURVEYOR A MINIMUM OF 24 HOURS PRIOR TO EXCAVATION OF TRENCH HAVE ALL MATERIALS ON SITE.
2. CONSTRUCT TRENCH PER STANDARD DETAILS AND INSPECTION CHART UNDER SUPERVISION OF CERTIFYING PROFESSIONAL.
3. SUBMIT AS-BUILT CERTIFICATION TO CARROLL COUNTY BRM FOR BOND RELEASE.



- Notes:**
1. The micro infiltration trench is a Montgomery County DPS adaptation of a standard drywell design. Carroll County BRM further revised it to match their drywell standards.
  2. All drywell standards and design limitations apply to micro infiltration trenches.

**PLAN VIEW - MIT**  
NOT TO SCALE - SEE PLAN FOR ALL DIMENSIONS



**SECTION VIEW - MIT**  
NOT TO SCALE. SEE PLAN FOR ALL DIMENSIONS

OWNER	DATE	ISSUE	BY
COMMISSIONERS OF CARROLL COUNTY 225 N. CENTER STREET WESTMINSTER, MD 21157			
DEVELOPER			
ARC OF CARROLL COUNTY C/O DON ROWE 180 KRIDERS CHURCH ROAD WESTMINSTER, MD 21158			

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**LAND SURVEYING & CIVIL ENGINEERING**  
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Westminster, Maryland 21157  
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**STORMWATER MANAGEMENT PLAN**  
**DEVLIN SQUARE**  
**PARCELS B & C AMENDED**

PREVIOUSLY RECORDED IN PLAT BOOK 23 PAGE 92  
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TAX MAP - 39 GRID - 14 PARCEL - 776

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**SHEET 2 of 2**