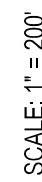


GENERAL NOTES

FOUNDATION, OR ANY LAND TRUST OR ORGANIZATION



ESD CROSS SECTIONS



PG 10/08

EXISTING PROPOSED

CONTOUR (INDEX, INTERMEDIATE)

DRAINAGE DIME

EASEMENTS (LABEL, LINE)

EXISTING SPECIMEN TREE
(APPROXIMATE LOCATION)

WETLAND (BUFFER, DELINEATION)

SPOT SHOTS

SOILS BOUNDARY/SOILS LABEL
(SOURCE: USDA SOIL SURVEY OF
PRINCE GEORGES COUNTY 1967)

TREE LINE

STEEP SLOPES (15% TO 25%)

STEEP SLOPES (>25%)

SUBMERGED GRAVEL WETLAND

SUBMERGEBRETENTION DEVICE

IMPERVIOUS SURFACE

100-YEAR OVERFLOW

PUBLIC UTILITY EASEMENT

UTILITIES

CABLE (LINE, MANHOLE, VAULT)

ELECTRIC (LINE, MANHOLE,
POLE, VAULT/BOX)

FIBER OPTIC (LINE/MARKERS)


NATURAL GAS (LINE, MANHOLE,
MARKER)

SEWER (LINE, MANHOLE)

STORMDRAIN (LINE, INLETS,
MANHOLE)

TELEPHONE (LINE, MANHOLE,
VAULT/BOX)

WATER (LINE, HYDRANT, MANHOLE,
METER, VALVE, WELL)



NOTE:

DRAINAGE AREAS IN TABLE INCLUDE THE FACILITY

Prince George's County Government

Department of Permitting, Inspections and Enforcement


Site/Road Plan Review Division

9400 Peppercorn Place, Suite 420

Largo, Maryland 20774


Final Plan BMP SUMMARY TABLE

Revision Date: May 30, 2014



Project Name		Corridor Center		Concept No.		36929-2023-SDC		Permit No.		Total Site Acreage										28.28	
POI	LABEL	NAME	MD NORTH	MD EAST	LAND USE	CONSTRUCTION PURPOSE	DRAINAGE AREA (AC)	TOTAL IMPERVIOUS AREA (AC)	NEW IMPERVIOUS AREA (AC)	EXISTING IMPERVIOUS AREA (AC)	PERCENT IMPERVIOUS	Rv	TARGET P _i (IN)	TARGET VOL (FT ³)	DESIGN VOL (FT ³) USING ESD PRACTICES	DESIGN VOLUME (CF) USING STRUCTURAL PRACTICES	MAX ESD VOL (ESD max) (CF)	RCN	ON_OFF_SITE		
2	SGW-01	Submerged Gravel Wetlands	521340	1346137	Medium Density Residential	NEWD	7.70	4.62	4.62	0.000	60%	0.59	1.8	31151.0	37504.0	-	44541.8	88	On Site		
2	SGW-02	Submerged Gravel Wetlands	521387	1345234	Medium Density Residential	NEWD	2.50	1.55	1.55	0.000	62%	0.61	1.9	10536.0	14897.5	-	14897.5	88	On Site		
1	SGW-03	Submerged Gravel Wetlands	521917	1345808	Medium Density Residential	NEWD	3.13	1.78	1.78	0.000	57%	0.56	1.8	11550.0	14018.2	-	17227.3	86	On Site		
1	SGW-04	Submerged Gravel Wetlands	521995	1346058	Medium Density Residential	NEWD	2.70	1.14	1.14	0.000	42%	0.43	1.8	7617.0	11424.8	-	11424.8	87	On Site		
1	SGW-05	Submerged Gravel Wetlands	521969	1345353	Medium Density Residential	NEWD	1.18	0.55	0.55	0.000	47%	0.47	1.8	3620.0	4661.4	-	5430.1	86	On Site		
1	SGW-06	Submerged Gravel Wetlands	522202	1345993	Medium Density Residential	NEWD	1.24	0.78	0.78	0.000	62%	0.61	1.9	5353.0	4902.6	-	7460.2	88	On Site		
1	SGW-07	Submerged Gravel Wetlands	522151	1346202	Medium Density Residential	NEWD	1.19	0.69	0.69	0.000	58%	0.57	1.9	4802.0	5175.0	-	6707.7	87	On Site		
1	MBR-08	Micro-Bioretentation	521687	1345488	Medium Density Residential	NEWD	0.46	0.34	0.34	0.000	74%	0.71	1.8	2143.3	2516.7	-	3214.9	77	On Site		
1	MBR-09	Micro-Bioretentation	521685	1345846	Medium Density Residential	NEWD	0.46	0.28	0.28	0.000	60%	0.59	1.8	1773.4	2660.1	-	2660.1	77	On Site		
TOTAL							20.57	11.73	11.73				TOTAL	78,546	97,760	0					
TOTAL UNTREATED IMPERVIOUS AREA=								1.71 ac	REQUIRED ESDv= 88,310 cu-ft										PROVIDED ESDv= 97,760 cu-ft		

LAUREL (10TH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

<p>TAX MAP</p> <p>5-E2</p>	<p>ZONING CATEGORY:</p> <p>M-X-T</p>
<p>WSSC 200' SHEET</p> <p>219NE06.220NE06</p> <p>220NE07</p> <p>SITE SURVEY</p> <p>HORIZONTAL: <u>NAD 83</u></p> <p>VERTICAL: <u>NGVD 29</u></p>	<p>DATE: 8/14/2024</p> <p>DESIGNED: HP</p> <p>TECHNICIAN: KJG</p> <p>CHECKED: KJW</p> <p>CAD DTD'S: V8 / NCS</p> <p>VERSION:</p>
<p>SHEET <u>1</u></p> <p>OF <u>8</u></p> <p>PROJECT NO.</p> <p>0008-82-01</p>	

[illegible]

MISS UTILITY NOTE

INFORMATION CONCERNING EXISTING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS. THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF ALL EXISTING UTILITIES AND UTILITY CROSSINGS BY DIGGING TEST PITS BY HAND, WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777, 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY COMPANY BEFORE PROCEEDING WITH CONSTRUCTION. CLEARANCES LESS THAN NOTED MAY REQUIRE REVISIONS TO THIS PLAN.

OWNER / DEVELOPER / APPLICANT

PULTE GROUP
9302 LEE HIGHWAY
SUITE 1000
FAIRFAX, VA 22031
703-272-1840
DAVID DeMARCO


PROFESSIONAL CERTIFICATION

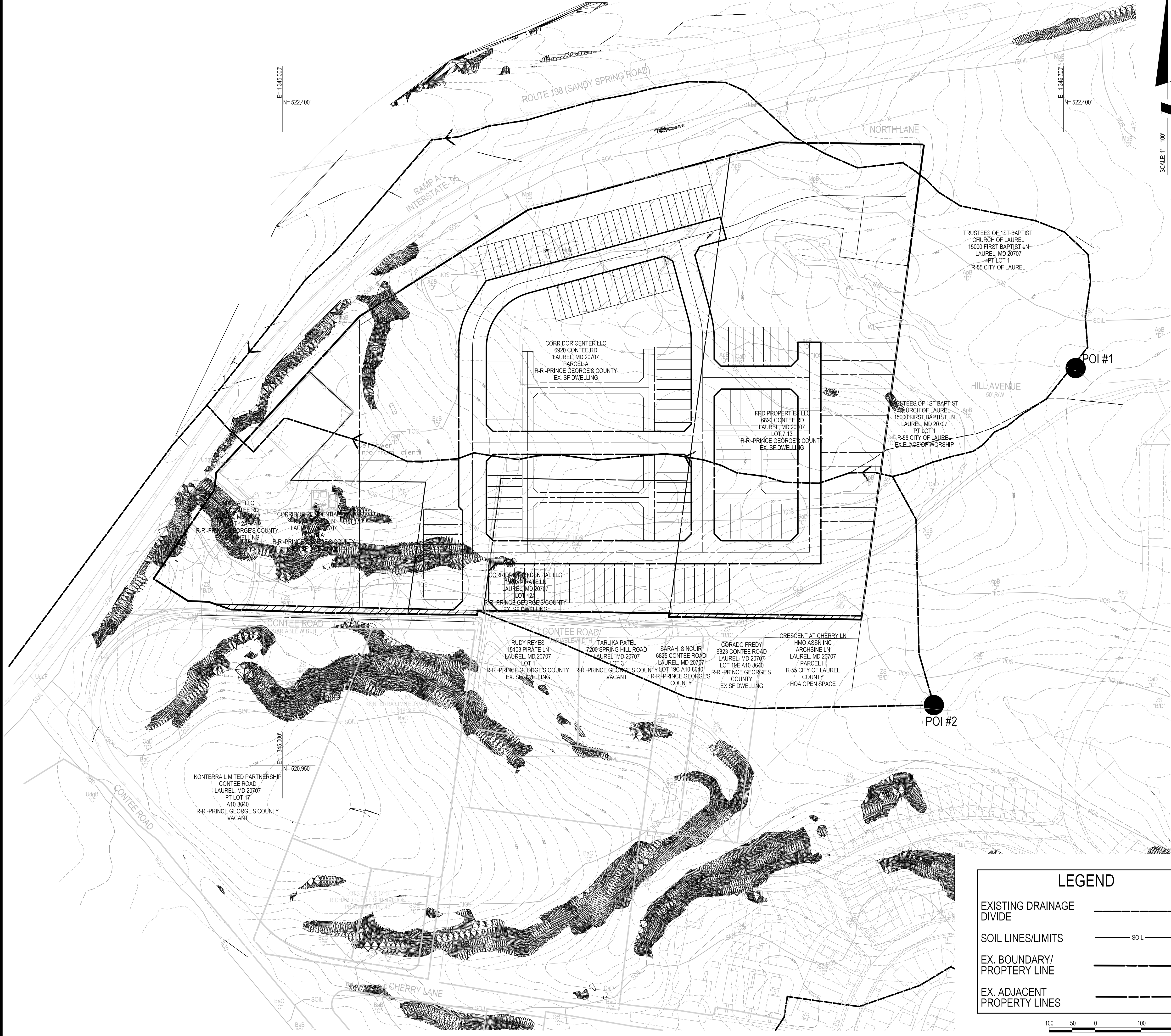
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OF THE STATE OF MARYLAND,
LICENSE NO. 40806, EXPIRATION DATE: 06/20/2025

EXISTING OVERALL DRAINAGE AREA MAP

SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY
LAUREL, MD

LAUREL (10TH) ELECTION DISTRICT, PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP	ZONING CATEGORY:
E-2E	M-X-T
WSSC 200' SHEET 219NE06, 220NE06 220NE07	
SITE QUANTITY	
HORIZONTAL: <u>NGD 83</u>	
VERTICAL: <u>NAD 83</u>	
 1" = 100'	DATE: 8/14/2024 DESIGNED: HP TECHNICIAN: KJG CHECKED: KJW CAD STD'S, VERSION: V8 / NCS
SHEET <u>2</u> OF <u>8</u>	
PROJECT NO.	
0008-82-01	



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ESD FACILITY#	TOTAL DRAINAGE AREA (SF)	TOTAL IMP. AREA (SF)
SGW-01	335,369	201,328
SGW-02	108,738	67,545
SGW-03	136,280	77,503
SGW-04	117,768	49,876
SGW-05	51,518	23,954
SGW-06	54,212	33,829
SGW-07	51,938	30,239
MBR-08	20,000	14,765
MBR-09	20,000	12,025

LEGEND

LIMITS OF DISTURBANCE

PROPERTY LINE

SOIL LINES/LABELS

EXISTING DRAINAGE DIVIDE

PROPOSED DRAINAGE DIVIDE

L.O.D.

SOIL

CAD

4300 Forbes Boulevard, Suite 230
Lanham, MD 20706
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NO.	REVISIONS	BY	DATE
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OWNER / DEVELOPER / APPLICANT

PULTE GROUP
3302 LEE HIGHWAY
SUITE 1000
FAIRFAX, VA 22031
703-272-1840
DAVID DeMARCO

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LICENSE NO. 40806 EXPIRATION DATE: 06/20/2025

PROPOSED DRAINAGE AREA MAP
SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY
LAUREL, MD
LAUREL (10TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP 5-E2	ZONING CATEGORY: M-X-T
WSSC 200' SHEET 219NE06.220NE06 220NE07	
SITE DATUM HORIZONTAL: NAD 83 VERTICAL: NGVD 29	
1" = 100'	DATE: 8/14/2024 DESIGNED: HP TECHNICIAN: KJG CHECKED: KJW CAD STD'S: V8 / NCS
SHEET 3 OF 8	PROJECT NO. 0008-82-01

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MATCHLINE - SHEET 6



MATCHLINE - SHEET 5

SCALE: 1" = 40'
NAD83/NGVD 29

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PLAN VIEW

SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY

LAUREL, MD

LAUREL (10TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP

5-E2

ZONING CATEGORY:

M-X-T

WSSC 200' SHEET

219NE06.220NE06

220NE07

SITE DATUM

HORIZONTAL: NAD 83

VERTICAL: NGVD 29

1" = 40'

SHEET 4

OF 8

PROJECT NO.

0008-82-01



DATE: 8/14/2024

DESIGNED: HP

TECHNICIAN: KJG

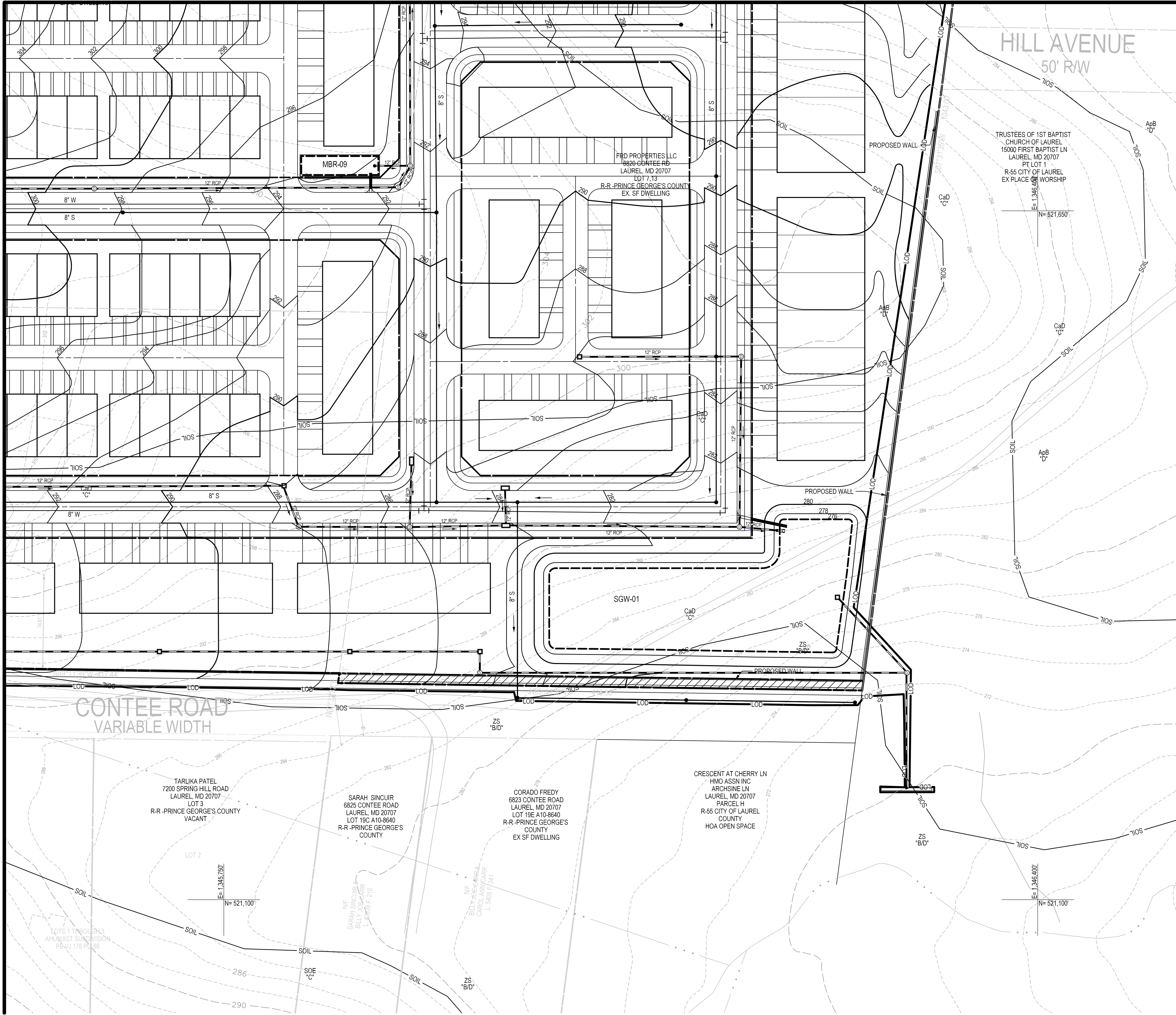
CHECKED: KJW

CAD STD'S: V8 / NCS

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MATCHLINE - SHEET 4

MATCHLINE - SHEET 7



SCALE: 1" = 40'
NAD83/NGVD 29

40 20 0 40 80



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PLAN VIEW

SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY

LAUREL, MD

LAUREL (10TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP	ZONING CATEGORY:
---------	------------------

5-E2	M-X-T
------	-------

WSSC 200' SHEET 219NE06,220NE06 220NE07	
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SITE DATUM HORIZONTAL: NAD 83 VERTICAL: NGVD 29	
---	--

1" = 40'	DATE: 8/14/2024
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SHEET 5	DESIGNED: HP
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OF 8	TECHNICIAN: KJG
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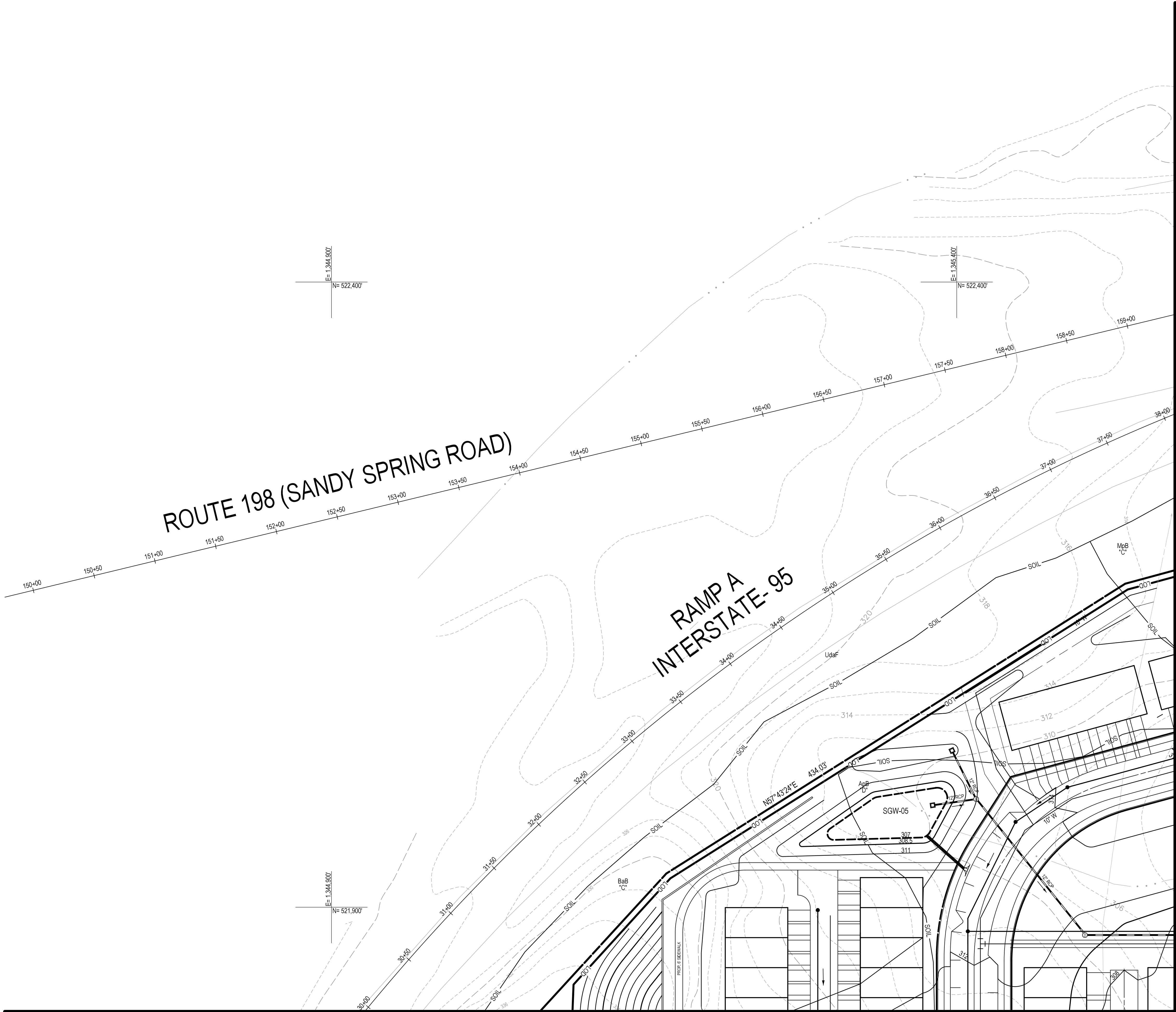
	CHECKED: KJW
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	CAD STD'S: V8 / NCS
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PROJECT NO. 0008-82-01	
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SCALE: 1" = 40'
NAD83/NGVD 28

MATCHLINE - SHEET 7

MATCHLINE - SHEET 4



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PULTE GROUP
9302 LEE HIGHWAY
SUITE 1000
FAIRFAX, VA 22031
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PLAN VIEW

SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY

LAUREL, MD

LAUREL (10TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP 5-E2	ZONING CATEGORY: M-X-T
-----------------	---------------------------

WSSC 200' SHEET
219NE06.220NE06
220NE07

SITE DATUM
HORIZONTAL: NAD 83
VERTICAL: NGVD 28

1" = 40'

SHEET 6
OF 8

PROJECT NO.
0008-82-01

DATE: 8/14/2024
DESIGNED: HP
TECHNICIAN: KJG
CHECKED: KJW
CAD STD'S: V8 / NCS



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REFERENCE
GRID

A

B

C

D

E

F

G

H

I

J

K

L

M

N

O

MATCHLINE - SHEET 6



MATCHLINE - SHEET 5

40 20 0 40 80



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LICENSE NO. 40806 EXPIRATION DATE: 06/20/2025

PLAN VIEW

SITE DEVELOPMENT CONCEPT PLAN
CORRIDOR CENTER PROPERTY

LAUREL, MD

LAUREL (10TH) ELECTION DISTRICT PRINCE GEORGE'S COUNTY, MARYLAND

TAX MAP 5-E2 ZONING CATEGORY: M-X-T

WSSC 200' SHEET 219NE06,220NE06,220NE07

SITE DATUM HORIZONTAL: NAD 83 VERTICAL: NGVD 28

1" = 40'

SHEET 7 OF 8
DESIGNED: HP
TECHNICIAN: K/JG
CHECKED: K/JW
CAD STDS: V8 / NCS

PROJECT NO. 0008-82-01



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PLANTER BOX MICRO-BIORETENTION
CROSS SECTION
NOT TO SCALE

TYPICAL SUBMERGED GRAVEL WETLAND CROSS SECTION
NOT TO SCALE

