

THE PRINCE GEORGE'S COUNTY GOVERNMENT



Department of Permitting, Inspections and Enforcement

Site/Road Plan Review Division

9400 Peppercorn Place, Suite 420

Largo, Maryland 20774

(301) 883-5710



STORMWATER MANAGEMENT CONCEPT APPROVAL

CASE NAME: THE GREENS OF PATUXENT

CASE #: 18255-2018-00

APPLICANT'S NAME: CS Patuxent Greens LLC

ENGINEER : Rodgers Consulting

REQUIREMENTS:

Technical Review is required for PUBLIC/PRIVATE Storm Drain /SWM Construction.

Type of Storm Drainage/SWM Construction is PUBLIC

These additional approvals are required: FEMA CLOMR, FEMA LOMR

These fees apply: FEE-IN-LIEU.

These bonds apply: None.

Required water quality controls: BIORETENTION, INFILTRATION, EXTENDED DETENTION.

Required water quantity controls: None.

maintenance agreement is required.

No special conditions apply.

Required easements: SURFACE DRAINAGE, FLOOD PLAIN, STORM DRAIN.

**Storm Water Management fee payment of \$99,750.00 in lieu of providing on-site attenuation/quality control measures.
(Fee-In-Lieu subject to change during technical review.)**

CONDITIONS OF APPROVAL :

1. AT THE TIME OF BUILDING PERMIT REVIEW , PLEASE PROVIDE THE REVIEWER WITH A GEOTECHNICAL REPORT TO DETERMINE UNDERGROUND WATER TABLE AS PER CB -94-2004.
2. LANDSCAPE PLANS ARE REQUIRED AT TECHNICAL REVIEW .
3. A FLOODPLAIN APPROVAL FROM CITY OF LAUREL REQUIRED .
4. PROPOSED CULVERT TO BE DESIGNED TO CONVEY THE 100 YEAR STORM EVENT.
5. NO STRUCTURES TO BE BUILT WITHIN 25 FEET OF THE 100-YEAR FLOODPLAIN.
6. THIS PROJECT WILL REQUIRE PERMITS FROM THE MUNICIPALITY FOR EXISTING AND PROPOSED ROADWORK.
7. GRADING PERMIT TO BE OBTAINED FROM CITY OF LAUREL .
8. COMPENSATORY STORAGE AREA WILL BE MAINTAINED BY HOA OR CITY OF LAUREL .
9. CULVERTS : HW/D>1.5 PLEASE DESIGN THE CULVERTS PER MD 378 STANDARDS.
10. DAM BREACH ANALYSIS REQUIRED . POND CROSS SECTIONS REQUIRED TO DETERMINE POND CLASSIFICATION.
11. FEMA CLOMR AND LOMR APPROVAL REQUIRED BEFORE PERMIT ISSUANCE .
12. PROVIDE BACK FLOW PREVENTER AT STORMDRAIN LOCATED AT SOUTHWEST SIDE OF THE PROPERTY.
13. PROVIDE HYDRAULIC ANALYSIS FOR THE SOUTHWESTERN PORTION OF THE SITE .
14. PROVIDE OFFSITE GRADING ON WESTERN SIDE IN ORDER TO DIVERT FLOW FROM EXISTING

SYSTEM.

15.FOR POND ANALYSIS , RAINFALL DEPTH OF 8.49" NEED TO BE USED FOR 100-YEAR STORM.

16.USACE CERTIFIED BERM NEED TO BE PROVIDED ON NE SIDE NEAR CROW BRANCH.

17.MBR ON NW SIDE NEAR THE POND NEEDS TO BE REMOVED.

18.PEAK FLOW IN CULVERTS WHEN PATUXENT PEAK : PROVIDE PEAK FLOW CALCULATION AND JUSTIFICATION USED.

19.SWM FEE IN LIEU WILL BE PAID AT THE TIME OF TECHNICAL REVIEW .

REVIEW BY SALMAN

APPROVED BY:



Rey De Guzman

APPROVAL DATE : October 30, 2018

EXPIRATION DATE : October 30, 2021

CC: APPLICANT, SCD, PERMITS

P.G.C. FORM #3693 (REV 04/93)

FOR OFFICE USE ONLY

ADC MAP:

200' SHEET: 219NE09

STREET NAME:

GREENVIEW DR

WATERSHED :

01-Patuxent River

NUMBER OF DU'S: 0

COST PER DWELLING: 0