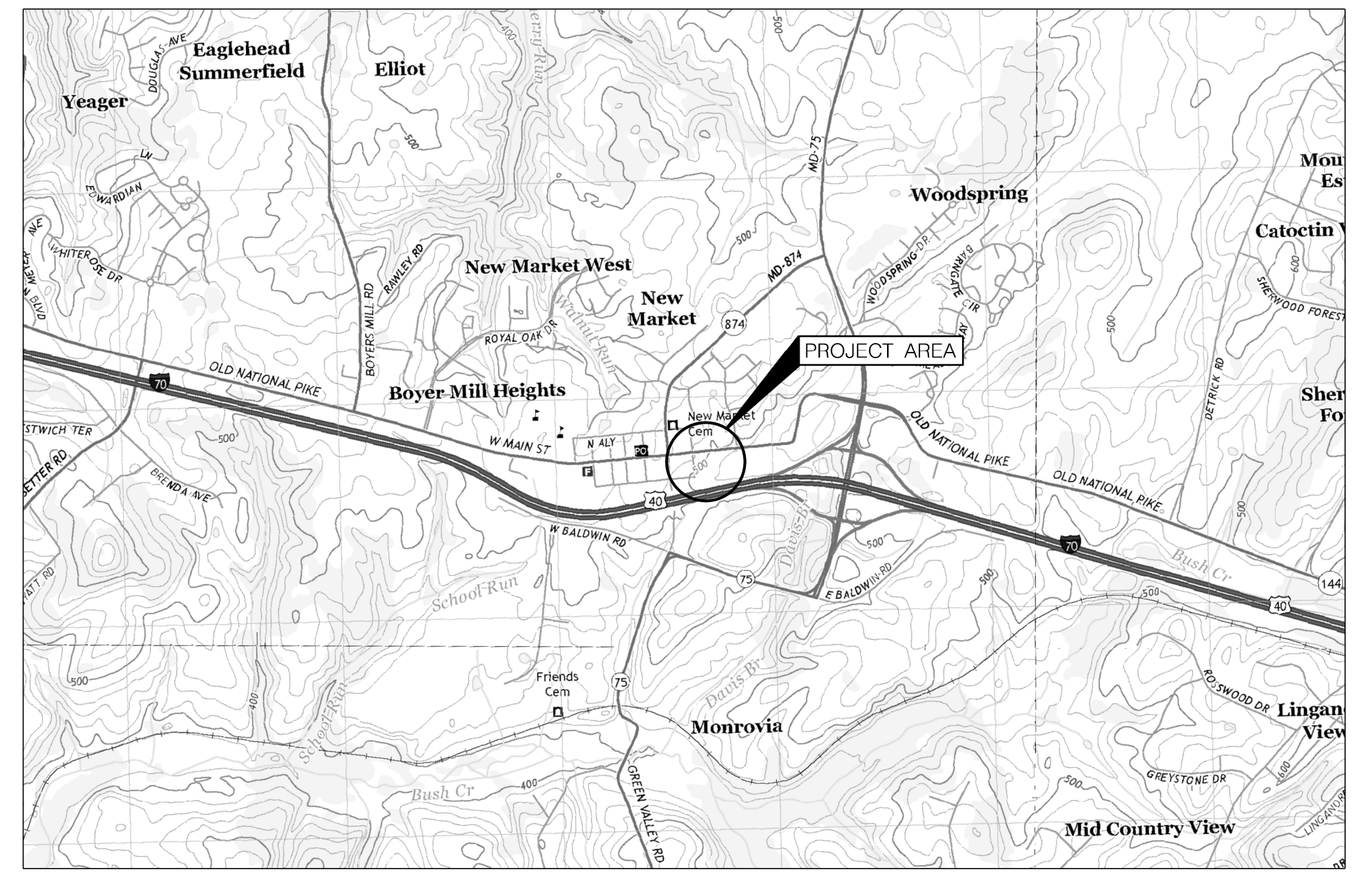


OWNER:
 TOWN OF NEW MARKET
 40 SOUTH ALLEY
 P.O. BOX 27
 NEW MARKET, MARYLAND 21774
 CONTACT: WINSLOW F. BURHANS III
 PHONE: 301-865-5544

SOIL TYPES:
 USDA WEB SOIL SURVEY
 MvB: MYERSVILLE SILT LOAM,
 3 TO 8 PERCENT SLOPES
 HYDRAULIC SOIL GROUP B
 GoB: GLENVILLE SILT LOAM,
 3 TO 8 PERCENT SLOPES
 HYDRAULIC SOIL GROUP D



VICINITY MAP
 TAX MAP: 0801, PARCEL 3810
 SCALE: 1" = 2000'
 ACREAGE TABULATION
 TOTAL AREA OF THIS PLAT: 1.26 ACRES

- NO TITLE REPORT PERFORMED BY OR PROVIDED TO THE WILSON T. BALLARD COMPANY REGARDING THE PROPERTY SHOWN HEREON. THIS PLAT MAKES NO ATTEMPT TO LOCATE ANY EASEMENTS OR RIGHTS OF WAY, IF ANY EXIST, OTHER THAN THOSE SHOWN HEREON.
- THE TRACT IS CONTAINED IN THE NEW MARKET PLANNING REGION.
- CURRENT ZONING IS "OSR" OPEN SPACE RECREATION.
- THE SITE IS OWNED BY THE TOWN AND THUS EXEMPT FROM NEW MARKET ZONING ORDINANCE. ORDINANCE WILL BE FOLLOWED WHERE POSSIBLE.
- THE TRACT SHOWN HEREON IS NOT AFFECTED BY THE LIMITS OF THE 100-YEAR FLOOD PLAIN AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 240027 319E
- THERE ARE NO KNOWN WELLS OR SEWER AREAS WITHIN 100 FEET OF THE OUTLOT SHOWN HEREON, EXCEPT AS SHOWN.
- AREA SUMMARY:

	EXISTING	PROPOSED
TOTAL AREA OF SITE	54,799 SF	54,799 SF
TOTAL BUILDING AREA (P.E.P. INDOOR)	NA	1,800 SF (30' X 60')
TOTAL BUILDING AREA (P.E.P. OUTDOOR)	NA	600 SF (30' X 20')
TOTAL BASKETBALL COURT AREA	5,326 SF	NONE
TOTAL PATIO AREA (REPURPOSED BASKETBALL COURT)	NA	1,248 SF
TOTAL SIDEWALK AREA (NEW)	NA	2,257 SF
TOTAL IMPERVIOUS AREA	17,712 SF	18,291 SF
TOTAL INCREASE OF IMPERVIOUS AREA	NA	579 SF
- BUILDING DATA:

	USE:
PARTIALLY ENCLOSED PAVILLION	EVENTS
- WATER/SEWER CLASSIFICATION (NPS)

WATER	PUBLIC (W-5)
SEWER	PUBLIC (S-1)
- LIGHTING IS TO BE BUILDING MOUNTED ON THE PARTIALLY ENCLOSED PAVILLION IN SUCH A MANNER WHICH ELIMINATES GLARE ONTO ADJACENT PROPERTIES AND STREETS. ALL LIGHTING SHALL BE OPERATED BY MOTION AND BY SWITCH.
- WETLAND AREAS ARE SHOWN. (THERE ARE NO WETLANDS ON /AROUND THIS SITE.)
- GRADING FOR SIDEWALK AND SWM WILL MODIFY DRAINAGE PATTERNS.
- MINIMUM BUILDING RESTRICTION LINES (PER ZONING ORDINANCE) OPEN SPACE DISTRICT

	EXISTING	PROVIDED DISTANCES
FRONT YARD:	50 FT.	46 FT (FROM FRONT LINE TO PAVILLION)
REAR YARD	50 FT.	209 FT (FROM REAR LINE TO PAVILLION)
SIDE YARD	15 FT.	24 FT (FROM RIGHT SIDE LINE TO PAVILLION)
		117 FT (FROM LEFT SIDE LINE TO PAVILLION)
HEIGHT:	25 FT.	20 FT TALL (ONE STORY)
ALL YARDS: 2.5 X HEIGHT FOR BUILDINGS IN EXCESS OF 25 FT.		
- PLAN COMPLIES WITH YARD REQUIREMENTS PER NEW MARKET ORDINANCE EXCEPTIONS 1.4.1.
- DISTURBED AREA IS GREATER THAN 5,000 SF, THEREFORE SWM WILL BE REQUIRED FOR THE PROJECT.
- ALL AREAS DISTURBED DURING CONSTRUCTION WILL BE SEEDED AND MULCHED

STORMWATER MANAGEMENT:
 THE PROJECT WILL INCREASE THE SITE IMPERVIOUS AREA BY APPROXIMATELY 579 SF (0.0133 ACRES). THE PROJECT WILL REDEVELOP APPROXIMATELY 5,326 SF (0.1223 ACRES) OF EXISTING IMPERVIOUS AREA. ENVIRONMENTAL SITE DESIGN (ESD) TO THE MAXIMUM EXTENT PRACTICABLE (MEP) WILL BE PROVIDED BY ESD BEST MANAGEMENT PRACTICES (BMPs). PRELIMINARY BMP FACILITY FOOTPRINTS ARE SHOWN DIRECTLY NORTH OF THE PEP AND SOUTHEAST OF THE EXISTING PARKING LOT ALONG SOUTH ALLEY. FORMAL ESD CALCULATIONS WILL BE COMPLETED ONCE THE PEP SIZE AND LAYOUT IS FINALIZED. POTENTIAL ESD TECHNIQUES INCLUDE: MICRO-BIORETENTION, LANDSCAPE INFILTRATION, INFILTRATION BERMS, BIO-SWALES, AND RAIN GARDENS.

EROSION AND SEDIMENT CONTROL:
 EROSION AND SEDIMENT CONTROL FOR THE PROJECT WILL BE ACCOMPLISHED THROUGH THE UTILIZATION OF VARIOUS TECHNIQUES INCLUDING, BUT NOT LIMITED TO, STABILIZED CONSTRUCTION ENTRANCES, SILT FENCE, AND DIVERSION FENCE. THE EROSION AND SEDIMENT CONTROL DEVICES AND/OR MEASURES ARE TO BE INSTALLED PRIOR TO ANY EXCAVATION OR DISTURBANCE WITHIN THE PROJECT LIMITS. UPON COMPLETION OF THE IMPROVEMENTS, ALL DISTURBED AREAS SHOULD BE STABILIZED AND ANY SEDIMENT DEVICES SHOULD BE REMOVED WITH THE APPROVAL OF THE FREDERICK COUNTY ENVIRONMENTAL COMPLIANCE SECTION. ALL EROSION AND SEDIMENT CONTROL MEASURES WILL BE DESIGNED IN ACCORDANCE WITH THE 2011 MARYLAND STANDARDS AND SPECIFICATIONS FOR SOIL EROSION AND SEDIMENT CONTROL.

LANDSCAPING:
 SITE PLANTINGS WILL BE ADDRESSED DURING THE PREPARATION OF THE IMPROVEMENT PLANS (IP). PROPOSED TREE PLANTINGS WILL FOLLOW THE FREDERICK COUNTY FOREST RESOURCE ORDINANCE (FRO) EXHIBIT L1, LIST OF NATIVE OVERSTORY TREES IN FREDERICK COUNTY, AND THE FREDERICK COUNTY FRO EXHIBIT L2, LIST OF NATIVE UNDERSTORY TREES AND SHRUBS IN FREDERICK COUNTY.

APPROVED: TOWN OF NEW MARKET PLANNING COMMISSION
 CHAIRMAN _____ DATE _____

TOWN OF NEW MARKET
 NEW MARKET, MARYLAND 21774
 NEW MARKET
 PARTIALLY ENCLOSED PAVILLION

POINT	DESCRIPTION
Ⓐ	PROPOSED 5' CONCRETE SIDEWALK AT 2% MAXIMUM RUNNING SLOPE
Ⓑ	PROPOSED 5' CONCRETE SIDEWALK REPLACING EXISTING BASKETBALL COURT PAVEMENT
Ⓒ	EXISTING BASKETBALL COURT TO BE REPURPOSED AS PROPOSED PATIO
Ⓓ	TIE IN EXISTING AND PROPOSED SIDEWALK
Ⓔ	LOCATION OF PROPOSED 50'X54' PARTIALLY ENCLOSED PAVILLION (P.E.P.)
Ⓕ	EXISTING PATHWAY TO PARKING AREA
Ⓖ	POTENTIAL SWM LOCATION (E.G. MICRO-BIORETENTION)
Ⓗ	PORTION OF PAVILLION INCLUDING ROOF, BUT NO ENCLOSING WALLS

LEGEND

	NEW CONCRETE PAVEMENT		EXISTING SANITARY SEWER
	EXISTING IMPERVIOUS AREA		EXISTING WATER
	REMOVED IMPERVIOUS AREA		EXISTING OVERHEAD ELECTRIC
			PROPOSED SANITARY SEWER CONNECTION
			PROPOSED WATER CONNECTION
			POTENTIAL SWM AREA
			WETLAND BOUNDARY (APPROX.)

DATE: NAD 8391 Horizontal
 NAVD 88 Vertical

WB THE WILSON T. BALLARD CO.
 CONSULTING ENGINEERS | OWINGS MILLS, MD

SITE PLAN

SCALE: 1" = 40' ADVERTISED DATE _____ CONTRACT NO. ### _____

DESIGNED BY: PCP	COUNTY: FREDERICK
DRAWN BY: PCP	LOGMILE: _____
CHECKED BY: TMR	HORIZONTAL SCALE: _____
F.A.P. NO.:	VERTICAL SCALE: _____
DRAWING NO. _____ OF _____	SHEET NO. 1 OF 1