

LOCATION MAP  
1" = 1000'

GENERAL NOTES:

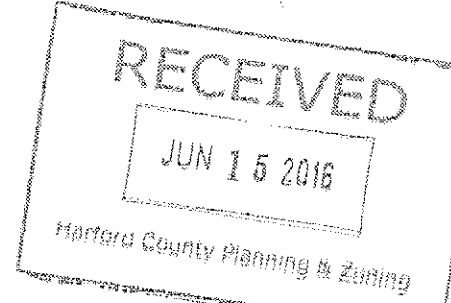
- OWNER: FOREST HILL URGENT CARE, LLC  
C/O MAURICE REID  
5 BEL AIR SOUTH PARKWAY, SUITE 1535  
BEL AIR, MARYLAND 21015
- SITE AREA: 33,475 SF OR 0.769 AC.±
- USES:  
EXISTING: BANK VACANT  
PROPOSED: MEDICAL CLINIC, RESTAURANT
- UTILITIES: EXISTING PROPOSED  
WATER: PRIVATE PUBLIC  
SEWER: PRIVATE PUBLIC  
PUBLIC
- DEED REF: 11807 / 414
- TAX ACCOUNT: 03-085561
- COUNCILMANIC DISTRICT: 8
- ZONING: B2
- TAX MAP: 40, GRID: 1D, PARCEL: 178
- ADDRESS: 2006 ROCK SPRING ROAD
- SITE LIES WITHIN ZONE "X" OF FLOOD INSURANCE RATE MAP (FIRM) PANEL 24025C0134 D DATED JANUARY 7, 2000. ZONE "X" IS AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN.
- SITE IS NOT WITHIN THE CHESAPEAKE BAY CRITICAL AREA.
- THE PROPERTY IS NOT HISTORIC.
- IMPERVIOUS AREA:  
EXISTING: 17,980 SF / 33,475 SF = 53.7%  
PROPOSED: 23,895 SF / 33,475 SF = 71.4%  
BUILDING FLOOR AREAS:  
EXISTING: 2,512 SF / 33,475 SF = 0.075 FAR  
PROPOSED: 6,420 SF / 33,475 SF = 0.192 FAR
- WATERSHED: BUSH RIVER
- SETBACKS:  
YARD: REQUIRED PROVIDED  
FRONT: 25' 75'±  
SIDE: 5' 23'±  
REAR: 35' 37'±
- PARKING:  
REQUIRED:  
MEDICAL CLINIC: 6 PER DOCTOR: 3 x 6 = 18 SPACES  
RESTAURANT: 1 TO 3 SEATS OR 1 TO 200 SF GFA  
1920 SF / 200 = 9.6 OR 10 SPACES  
28 SPACES  
TOTAL:  
PROVIDED:  
28 SPACES, INCLUDING 2 HANDICAP SPACES  
PAVING & WALKS: 17,025 SF  
BUILDING: 6,420 SF  
TOTAL: 23,445 SF / 33,475± = 70.04%
- AREA OF FLOODPLAIN: 0.00 ACRES±
- AREA OF NRD: 0.00 ACRES±
- THERE ARE NO KNOWN UNDERGROUND STORAGE TANKS ON THIS SITE.
- EMPLOYEES: MAX. 8
- TRIP GENERATION: 1779
- PUBLIC SAFETY WIRELESS RADIO COMMUNICATIONS INSIDE A BUILDING IS ESSENTIAL TO THE SAFETY OF THOSE OCCUPYING THE STRUCTURE AS WELL AS FIRE, LAW ENFORCEMENT AND EMERGENCY MEDICAL PROVIDERS RESPONDING TO A CALL FOR HELP. BUILDINGS THAT ARE GREATER THAN 5000 SQUARE FEET, HIGHER THAN 50 FEET, CONTAIN UNDERGROUND STORAGE OR PARKING AND ARE CONSTRUCTED OF MATERIALS THAT IMPEDE WIRELESS RADIO SIGNALS THAT MAY ADVERSELY AFFECT THE RESPONSE OF PUBLIC SAFETY PROVIDERS. PLEASE CONSIDER INCLUDING WIRING, ELECTRICAL CONNECTIONS AND OTHER INFRASTRUCTURE THAT MAY BE NEEDED FOR AN IN-BUILDING 800 MHZ AMPLIFIER. DEPARTMENT OF EMERGENCY SERVICES WILL TEST COVERAGE IN YOUR FACILITY ONCE CONSTRUCTION IS FINISHED. CALL 410.838.4900 FOR ASSISTANCE.

LEGEND

---	EX. BUILDING
---	EX. BOUNDARY
---	EX. CONTOURS
---	EX. CURB
---	EX. EDGE OF PAVING
---	EX. STORM DRAIN
---	EX. 8" SAN
---	EX. 12" WAT
---	EX. WATER
---	EX. CONCRETE/GRAVEL
---	EX. SOIL TYPE
---	EX. ZONING
---	EX. EASEMENT
---	EX. ELEC.
---	PROP. EASEMENT
---	PROP. BUILDING
---	PROP. CONTOUR
---	PROP. CONTOUR
---	PROP. CURB AND GUTTER
---	PROP. STORM DRAIN
---	PROP. WATER CONNECTION
---	PROP. SAN CONNECTION
---	PROP. RIP RAP



PLAN TYPE: S  
 PLAN NO: 367-2016  
 SERIES NO: 2  
 DATE: 6-15-16  
 DATE/DUE: 7-20-16



COMMERCIAL SERVICE APPLICATION 19882  
**Richardson Engineering, LLC**

30 East Padonia Road, Suite 500  
 Timonium, Maryland 21093  
 Phone: 410-560-1502 Fax: 443-901-1208

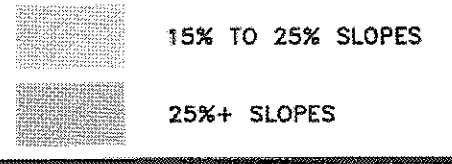
DAC PLAN  
 SERIES II  
**EXPRESS CARE**

2006 ROCK SPRING ROAD  
 3RD ELECTION DISTRICT HARFORD COUNTY, MARYLAND

REVISIONS	DRAWN BY: SE	CHECKED BY: PCR	SCALE: 1" = 30'
	DATE: 06-14-16	JOB NO.: 15073	SHEET NO.: 1 OF 1

SOILS CHART

SOILS SERIES	SEPTIC SYSTEM LIMITATIONS	HOMESITE LIMITATIONS	SMALL COMMERCIAL BUILDING LIMITATIONS	STREET AND PARKING LOT LIMITATIONS	HYDRIC SOILS	SOILS GROUP	ERODIBILITY K FACTOR	SLOPES >15%
MbB2	VERY LIMITED	NOT LIMITED	SOMEWHAT LIMITED	SOMEWHAT LIMITED	N	B	.28	Y
MbD2	VERY LIMITED	NOT LIMITED	VERY LIMITED	VERY LIMITED	N	B	.37	Y



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