

Martin O'Malley  
Governor

Anthony G. Brown  
Lt. Governor



Margaret G. McHale  
Chair

Ren Serey  
Executive Director

STATE OF MARYLAND  
CRITICAL AREA COMMISSION  
CHESAPEAKE AND ATLANTIC COASTAL BAYS

1804 West Street, Suite 100, Annapolis, Maryland 21401  
(410) 260-3460 Fax: (410) 974-5338  
[www.dnr.state.md.us/criticalarea/](http://www.dnr.state.md.us/criticalarea/)

December 30, 2008

Ms. Barbara L. Norrington  
Queen Anne's County  
Department of Land Use, Growth Management  
and Environment  
160 Coursevall Drive  
Centerville, MD 21617

Re: MISPP#04-08-12-0005-C  
SMO, Inc (Thompson Creek)

Dear Ms. Norrington:

Thank you for providing information for the above referenced site plan for review and comment. The applicant proposes to redevelop an existing commercial site located in the Intensely Developed Area (IDA) with a convenience store and gas station. The site is 0.97 acres in size and currently 91% impervious. The proposed activity will reduce impervious surface to 72% which will meet the 10% pollutant reduction requirement. No Habitat Protection Areas will be impacted, including the 100-foot Buffer. Based on the information provided we have no comments regarding this development proposal.

Thank you for the opportunity to provide comments. If you have any further questions, please contact me at (410) 260-3475.

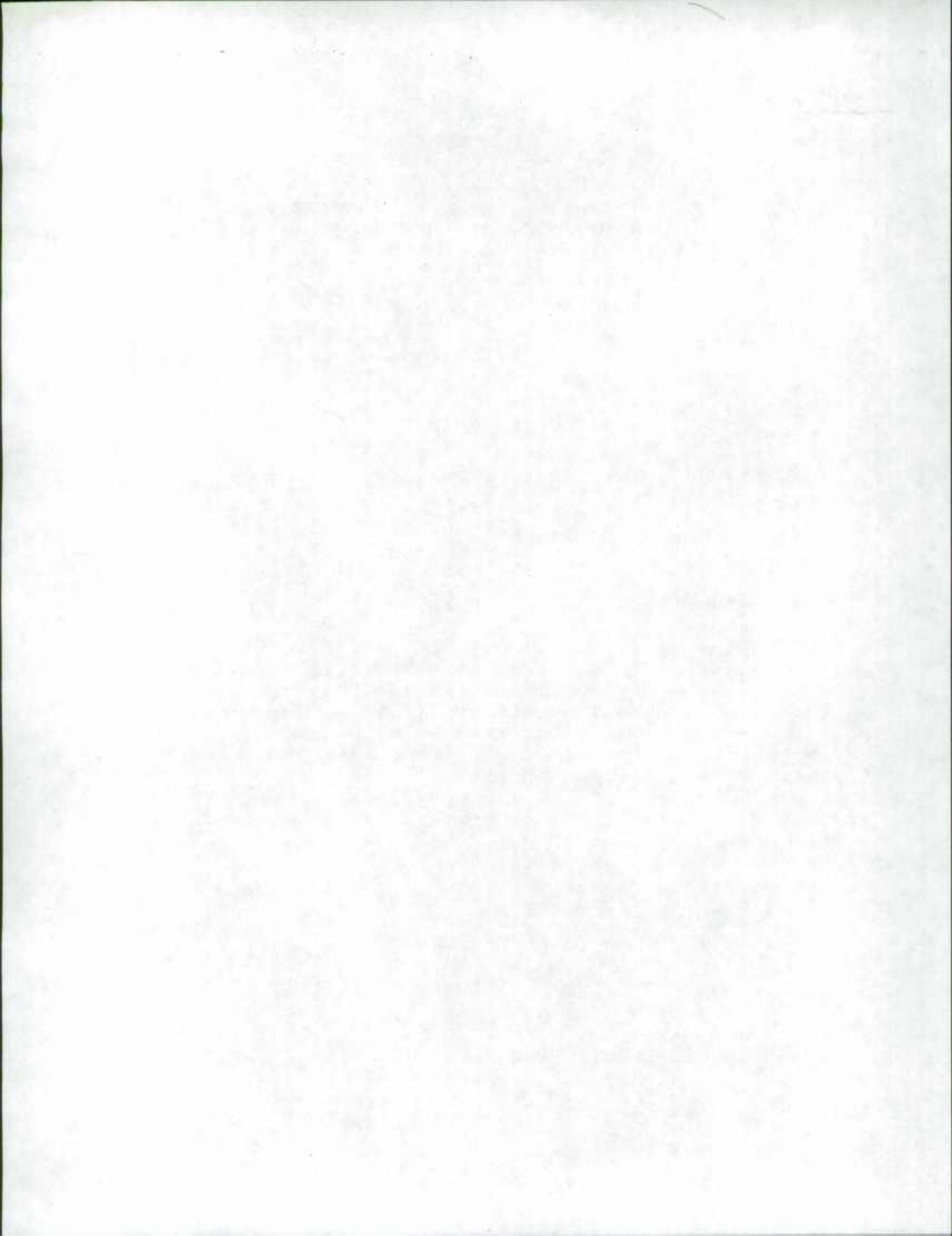
Sincerely,

A handwritten signature in cursive script that reads "Kate Charbonneau".

Kate Charbonneau  
Regional Program Chief

Cc: QC702-08  
Frank Hall, Senior Land Use Planner

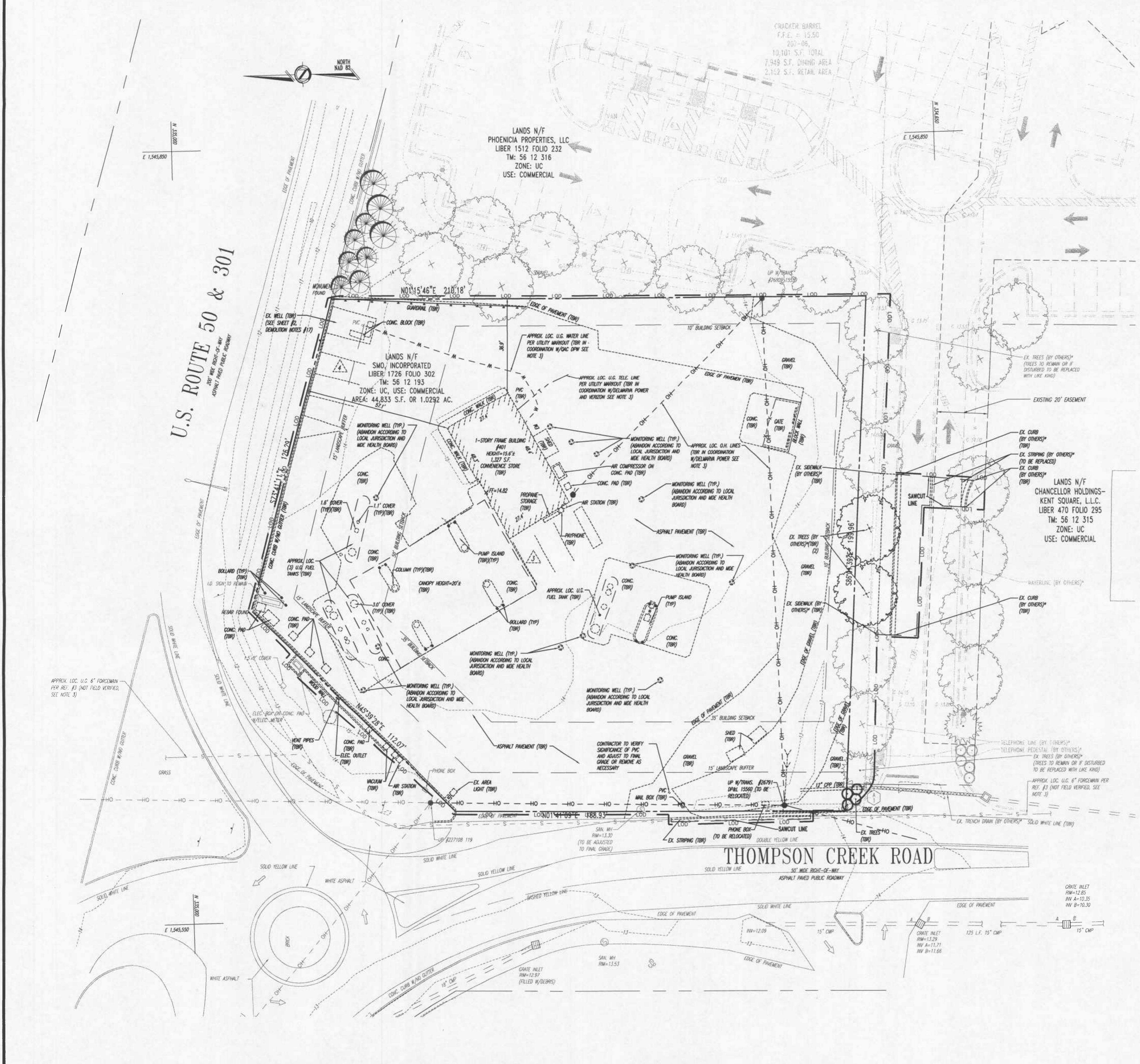








M:\07\SMO\MD07 2044 - SMO # 433 - 401 Thompson Creek Road, Stevensville, MD\CAD\Unshaded Site Plan (Rev 1)\MD072044SS1.dwg  
 12/17/2008 10:25:02 AM, jbbucher



**SURVEY NOTES**

1. PROPERTY IS KNOWN AS SMO REALTY, LLC, AS RECORDED IN LIBER 1726, FOLIO 302, AMONG THE LAND RECORDS OF QUEEN ANNE'S COUNTY, MARYLAND AND HAVING A TAX MAP REFERENCE OF MAP 56 GRID 12 PARCEL 193.
2. AREA = 42,312 SQUARE FEET OR 0.97 ACRES.
3. LOCATION OF ALL UNDERGROUND UTILITIES ARE APPROXIMATE. ALL LOCATIONS AND SIZES ARE BASED ON UTILITY MARK-OUTS, ABOVE GROUND STRUCTURES THAT WERE VISIBLE & ACCESSIBLE IN THE FIELD, AND THE MAPS AS LISTED IN THE REFERENCES AVAILABLE AT THE TIME OF THE SURVEY. AVAILABLE ASBUILT PLANS AND UTILITY MARKOUT DOES NOT ENSURE MAPPING OF ALL UNDERGROUND UTILITIES AND STRUCTURES. BEFORE ANY EXCAVATION IS TO BEGIN, ALL UNDERGROUND UTILITIES SHOULD BE VERIFIED AS TO THEIR LOCATION, SIZE AND TYPE BY THE PROPER UTILITY COMPANIES.
4. THIS PLAN IS BASED ON INFORMATION PROVIDED BY A SURVEY PREPARED IN THE FIELD BY BOHLER ENGINEERING AND OTHER REFERENCE MATERIAL AS LISTED HEREON. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT.
5. THIS PROPERTY MAY BE SUBJECT TO RESTRICTIONS, COVENANTS AND/OR EASEMENTS, WRITTEN OR IMPLIED.
6. THE EXISTENCE OF UNDERGROUND STORAGE TANKS, IF ANY, WAS NOT KNOWN AT THE TIME OF THE FIELD SURVEY.
7. ELEVATIONS ARE BASED ON NAVD 88 DATUM.
8. THE PROPERTY IS LOCATED IN ZONE C (AREAS OF MINIMAL FLOODING) PER PLAN REFERENCE #2.
9. WATER AND TELEPHONE UTILITIES ARE SHOWN PER MARK-OUT AND FIELD LOCATION. SEWER FORCE MAIN IS SHOWN PER FIELD LOCATION OF ABOVE GROUND STRUCTURE AND PLANS RECEIVED FROM UTILITY COMPANIES AND LOCAL GOVERNMENT OFFICES.

**SURVEY REFERENCES**

1. MARYLAND DEPARTMENT OF ASSESSMENTS AND TAXATION RECORDS FOR QUEEN ANNE'S COUNTY, MARYLAND, MAP 56.
2. MAP ENTITLED "FIRM, FLOOD INSURANCE RATE MAP, QUEEN ANNE'S COUNTY, MARYLAND (UNINCORPORATED AREAS) PANEL 38 OF 65", COMMUNITY-PANEL NUMBER 240054 0038 C, MAP EFFECTIVE DATE JUNE 16, 1992.
3. MAP ENTITLED "CONTRACT NO. 4, PLAN AND PROFILE, MODIFICATION NO. 11, KENT NARROWS / STEVENSVILLE / GRASONVILLE AREA WASTEWATER COLLECTION SYSTEM."

**PROPERTY DESCRIPTION**

STARTING AT REBAR FOUND AT SOUTHEAST CORNER OF THE INTERSECTION OF U.S. ROUTE 50/301 AND THOMPSON CREEK ROAD, NEAR EAST BOUND LINE OF U.S. ROUTE 50/301, S73° 41'11"E 126.29', N01°15'46"E 210.18', S86°01'39"E 199.96', N01°41'09"E 168.93', N45°39'28"E 112.07'.

**BOHLER ENGINEERING**  
 CIVIL & CONSULTING ENGINEERS

OFFICES:  
 STEUBEN, VA  
 BOWIE, MD  
 TOWSON, MD  
 FREETOWN, VA  
 CENTER VALLEY, PA  
 CHANTOY, PA

PROJECT MANAGERS:  
 SURVEYORS:  
 ENVIRONMENTAL ENGINEERS  
 LANDSCAPE ARCHITECTS

| REVISIONS |      |         |    |
|-----------|------|---------|----|
| REV.      | DATE | COMMENT | BY |
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|--------------|----------|
| PROJECT No.: | MD072044 |
| DRAWN BY:    | PAB      |
| CHECKED BY:  | MEW      |
| DATE:        | 12/17/08 |
| SCALE:       | 1"=20'   |
| CAD I.D.:    | SS1      |

PROJECT:  
**SMO #433**  
 FOR  
**SMO, INC.**

PROPOSED GASOLINE SERVICE STATION

SMO #433  
 401 THOMPSON CREEK ROAD  
 QUEEN ANNE'S COUNTY  
 STEVENSVILLE, MD  
 TAX MAP: 56  
 PARCEL: 193  
 GRID: 12  
 ELECTION DISTRICT: 4

**BOHLER ENGINEERING**

810 GLENEAGLES COURT  
 SUITE 300  
 TOWSON, MARYLAND 21286  
 PH: (410) 821-7900  
 FX: (410) 821-7987  
 www.bohlerengineering.com

MISS UTILITY  
 OF DELMARVA  
  
 BEFORE YOU DIG CALL  
 811 IN MD & DE  
 OR 1-800-282-8555  
 PROTECT YOURSELF. GIVE TWO  
 WORKING DAYS NOTICE.

RECEIVED  
 DEC 22 2008  
 CRITICAL AREA COMMISSION

THIS DRAWING DOES NOT INCLUDE NECESSARY COMPONENTS FOR CONSTRUCTION SAFETY. ALL CONSTRUCTION MUST BE DONE IN COMPLIANCE WITH THE OCCUPATIONAL SAFETY AND HEALTH ACT OF 1970 AND ALL RULES AND REGULATIONS THEREOF APPROPRIATE.

THE CONTRACTOR TO CALL MISS UTILITY TO HAVE ALL EXISTING UTILITIES MARKED 48 HOURS PRIOR TO ANY CONSTRUCTION.

**PROFESSIONAL CERTIFICATION**  
 I, JOSEPH J. UCIFERRO, HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVED BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 36064, EXPIRATION DATE: 6/26/10

**J. J. UCIFERRO**  
 PROFESSIONAL ENGINEER  
 LICENSE NO. 36064  
 EXPIRES 6/26/10

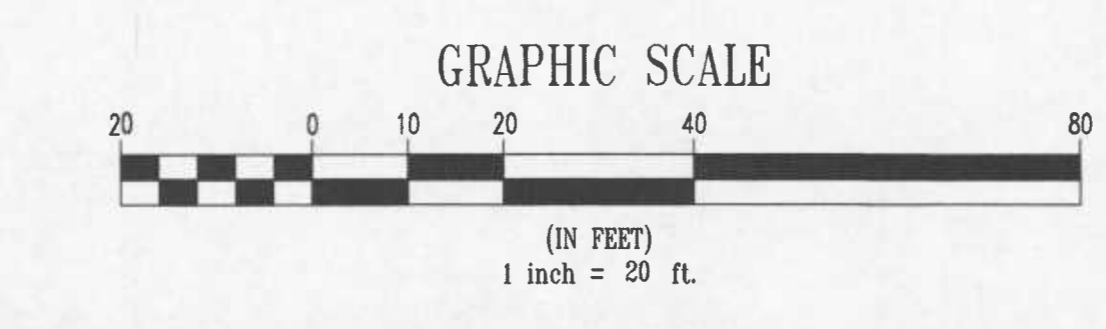
SHEET TITLE:  
**EXISTING CONDITIONS PLAN**

SHEET NUMBER:  
**3**  
 OF 16

**QUEEN ANNE'S COUNTY**  
 1706

The DEPARTMENT of PUBLIC WORKS  
 of  
 QUEEN ANNE'S COUNTY  
 MARYLAND

|   |                                 |
|---|---------------------------------|
| APPROVED BY:                            |                                 |
| Q.A. Co. DEPARTMENT OF PUBLIC WORKS     | DATE                            |
| REVIEWED BY:                            | REVIEWED BY:                    |
| NATURAL RESOURCES CONSERVATION SERVICES | Q.A. SOIL CONSERVATION DISTRICT |
| DATE                                    | DATE                            |



**NOTE:**  
 \* WORK PROPOSED BY OTHERS WAS TAKEN FROM PLANS PREPARED MCCORNE, INC., ENTITLED: "SITE PLAN AND CONSTRUCTION DRAWINGS FOR CRACKER BARREL OLD COUNTRY STORE, INC., IN STEVENSVILLE, MARYLAND, FOURTH ELECTION DISTRICT, QUEEN ANNE'S COUNTY, MARYLAND, PREPARED FOR: CRACKER BARREL OLD COUNTRY STORE, INC." PROJECT NO.: D1060275, DATED: NOVEMBER, 2007, LAST REVISED 11/16/07 AND 02/12/08.

