

COOKSVILLE

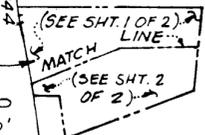
RTE 97

RTE 97

RTE 14A

SITE

VICINITY MAP  
SCALE: 1"=1200'



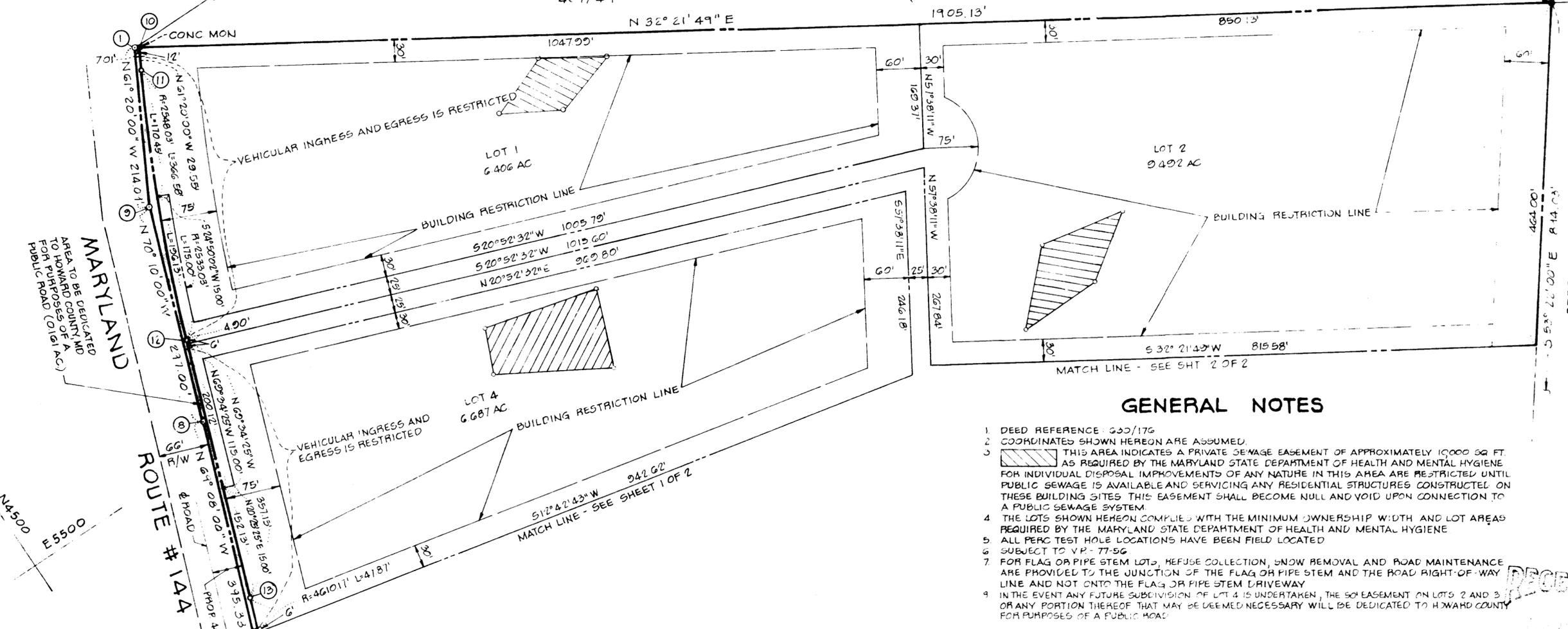
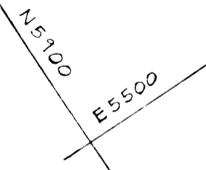
CURVE DATA

CURVE	RADIUS	LENGTH	Δ	TAN.	CHD BRG & DIST.
11-12	2548.03'	366.58'	08°14'35"	183.61'	NG5°27'17"W 366.27'
13-14	4610.17'	302.51'	03°45'35"	151.31'	NG7°41'47"W 302.45'

COORDINATES

NO.	NORTH	EAST	NO.	NORTH	EAST
1	5000.000	5000.000	9	4897.285	5187.864
2	6609.202	6019.797	10	5005.923	5003.753
3	6075.742	6737.230	11	4991.749	5029.679
4	4641.762	6462.819	12	4899.598	5362.847
5	4813.709	6035.087	13	4714.964	5697.547
6	4586.061	5991.729	14	4690.176	5977.982
7	4655.703	5836.648	15	4593.128	5993.075
8	4786.517	5467.247			

J.J. CAVANAUGH ET AL.  
4C7/49



MARYLAND  
AREA TO BE DEDICATED  
TO HOWARD COUNTY AND  
FOR PURPOSES OF A  
PUBLIC ROAD (0.161 AC)

ROUTE # 14A  
& ROAD

GENERAL NOTES

- DEED REFERENCE: 630/176
- COORDINATES SHOWN HEREON ARE ASSUMED.
- THIS AREA INDICATES A PRIVATE SEWAGE EASEMENT OF APPROXIMATELY 10000 SQ FT AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE FOR INDIVIDUAL DISPOSAL IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE AND SERVICING ANY RESIDENTIAL STRUCTURES CONSTRUCTED ON THESE BUILDING SITES THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM.
- THE LOTS SHOWN HEREON COMPLIED WITH THE MINIMUM OWNERSHIP WIDTH AND LOT AREAS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE
- ALL PERC TEST HOLE LOCATIONS HAVE BEEN FIELD LOCATED
- SUBJECT TO V.P. - 77-96
- FOR FLAG OR PIPE STEM LOTS, REFUSE COLLECTION, SNOW REMOVAL AND ROAD MAINTENANCE ARE PROVIDED TO THE JUNCTION OF THE FLAG OR PIPE STEM AND THE ROAD RIGHT-OF-WAY LINE AND NOT ONTO THE FLAG OR PIPE STEM DRIVEWAY
- IN THE EVENT ANY FUTURE SUBDIVISION OF LOT 4 IS UNDERTAKEN, THE SEWAGE EASEMENT ON LOTS 2 AND 3 OR ANY PORTION THEREOF THAT MAY BE DEEMED NECESSARY WILL BE DEDICATED TO HOWARD COUNTY FOR PURPOSES OF A PUBLIC ROAD.

RECEIVED

AREA TABULATIONS

- TOTAL NO. OF LOTS: 5
- TOTAL AREA OF LOTS: 46.374 AC.
- TOTAL AREA OF ROAD DEDICATION: 0.161 AC.
- TOTAL AREA OF PLAT: 46.535 AC.

BOENDER ASSOCIATES, INC.

SUITE 101-107  
TOWN & COUNTRY PROFESSIONAL BLDG  
ELLCOTT CITY, MD 21043

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS. HOWARD COUNTY HEALTH DEPARTMENT.

*Stephen Jones* 11-23-72  
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

DIRECTOR DATE  
APPROVED: FOR PRIVATE WATER & PRIVATE SEWERS, FOR STORM DRAINAGE SYSTEMS AND PUBLIC ROADS HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

*P. J. Regan* 12-27-77  
DIRECTOR DATE

OWNERS STATEMENT

I, C. WINFIELD ROBB, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MD ITS SUCCESSORS AND ASSIGNS: 1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) DEDICATE TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR ONE DOLLAR CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE; 3) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER SAID EASEMENTS AND RIGHT-OF-WAYS AND 4) IT IS FURTHER AGREED THAT MAINTENANCE OF ALL WATERWAYS, DRAINAGE EASEMENTS AND/OR FLOOD PLAINS SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNER, ITS SUCCESSORS AND ASSIGNS. WITNESS OUR HANDS THIS DAY OF JULY, 1977.

WITNESS

WITNESS

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF ALL OF THE LANDS CONVEYED BY GEORGE W. ROBB, JR. TO C. WINFIELD ROBB BY DEED DATED MARCH 23, 1973 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 630 AT FOLIO 176 AND THAT ALL MONUMENTS ARE IN PLACE AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED.

WILLIAM G. HARTEL, PLS NO 9436

DATE

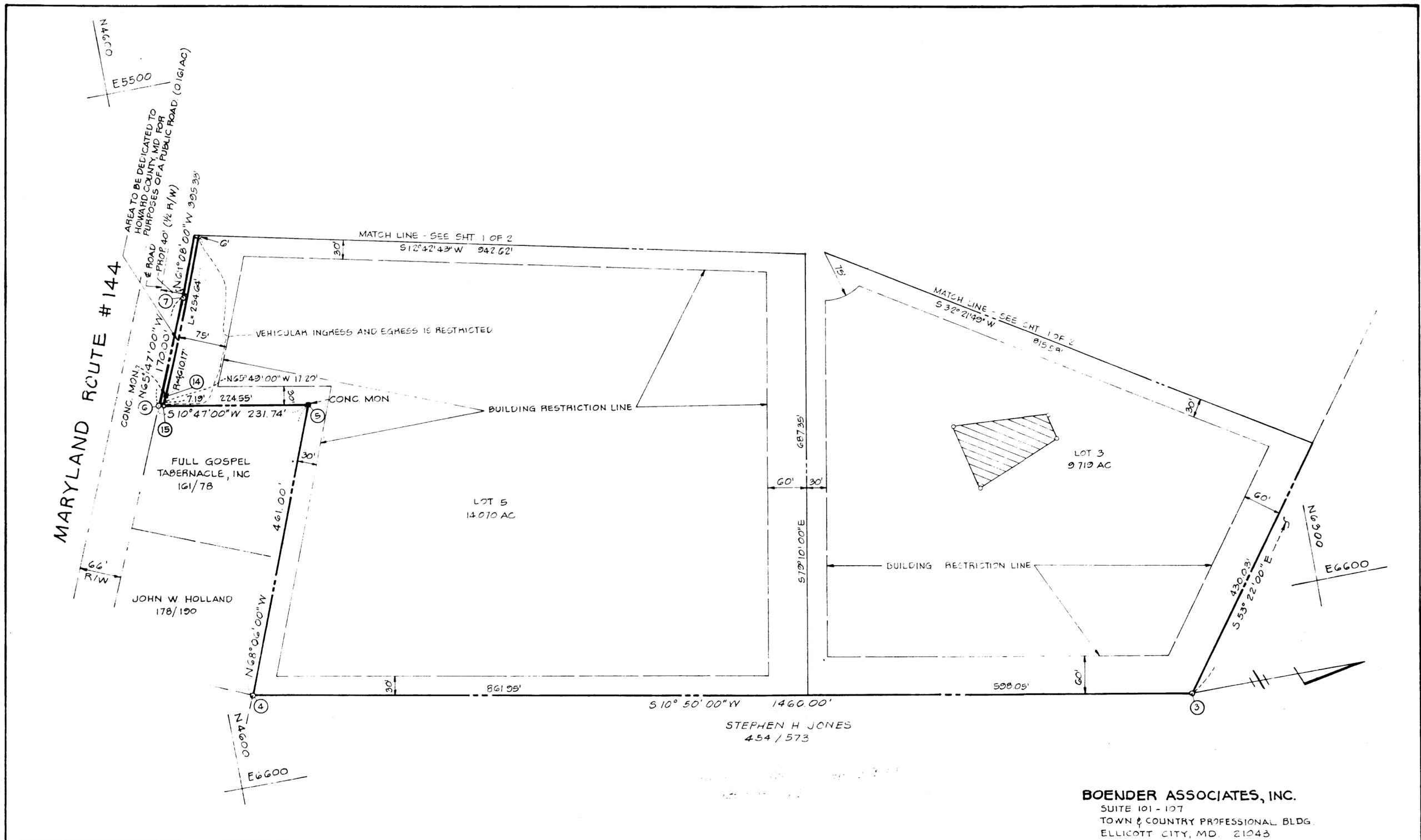
OWNER & DEVELOPER

C. WINFIELD ROBB  
FREDERICK ROAD  
COOKSVILLE, MARYLAND PLAT # 3940

LOTS 1-5  
"ROBB PROPERTY"

TAX MAP 8 PARCEL 95  
FOURTH ELECTION DISTRICT HOWARD CO., MARYLAND  
SCALE 1"=100' JUNE 30, 1977  
SHT. 1 OF 2

#621



APPROVED: FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS HOWARD COUNTY HEALTH DEPARTMENT.

*Walter Boylan 11-23-77*  
 COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY OFFICE OF PLANNING AND ZONING.

\_\_\_\_\_  
 DIRECTOR DATE

APPROVED: FOR PRIVATE WATER & PRIVATE SEWERS FOR STORM DRAINAGE SYSTEMS AND PUBLIC ROADS, HOWARD COUNTY DEPARTMENT OF PUBLIC WORKS.

*P. J. ... 12-22-77*  
 DIRECTOR DATE

**OWNERS STATEMENT**

I, C. WINFIELD ROBB, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE OFFICE OF PLANNING AND ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND GRANT UNTO HOWARD COUNTY, MD. ITS SUCCESSORS AND ASSIGNS; 1) THE RIGHT TO LAY, CONSTRUCT AND MAINTAIN SEWERS, DRAINS, WATER PIPES AND OTHER MUNICIPAL UTILITIES AND SERVICES IN AND UNDER ALL ROADS AND STREET RIGHT-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON; 2) DEDICATE TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR ONE DOLLAR CONSIDERATION, HEREBY GRANT THE RIGHT AND OPTION TO ACQUIRE THE FEE SIMPLE TITLE TO THE BEDS OF THE STREETS AND/OR ROADS AND FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE; 3) THAT NO BUILDING OR SIMILAR STRUCTURE OF ANY KIND SHALL BE ERECTED ON OR OVER SAID EASEMENTS AND RIGHT-OF-WAYS AND 4) IT IS FURTHER AGREED THAT MAINTENANCE OF ALL WATERWAYS, DRAINAGE EASEMENTS AND/OR FLOOD PLAINS SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNER, ITS SUCCESSORS AND ASSIGNS.

WITNESS OUR HANDS THIS DAY OF JULY, 1977

\_\_\_\_\_  
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**SURVEYORS CERTIFICATE**

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 WILLIAM G. HARTEL, PLS. NO. 9456 DATE

**OWNER & DEVELOPER**

C. WINFIELD ROBB  
 FREDERICK ROAD  
 COOKSVILLE, MARYLAND PLAT # 3941

**LOTS 1-5  
 "ROBB PROPERTY"**

TAX MAP 8 PARCEL 05  
 FOURTH ELECTION DISTRICT HOWARD CO., MARYLAND  
 SCALE: 1" = 100' JUNE 30, 1977  
 SHT. 2 OF 2

#621