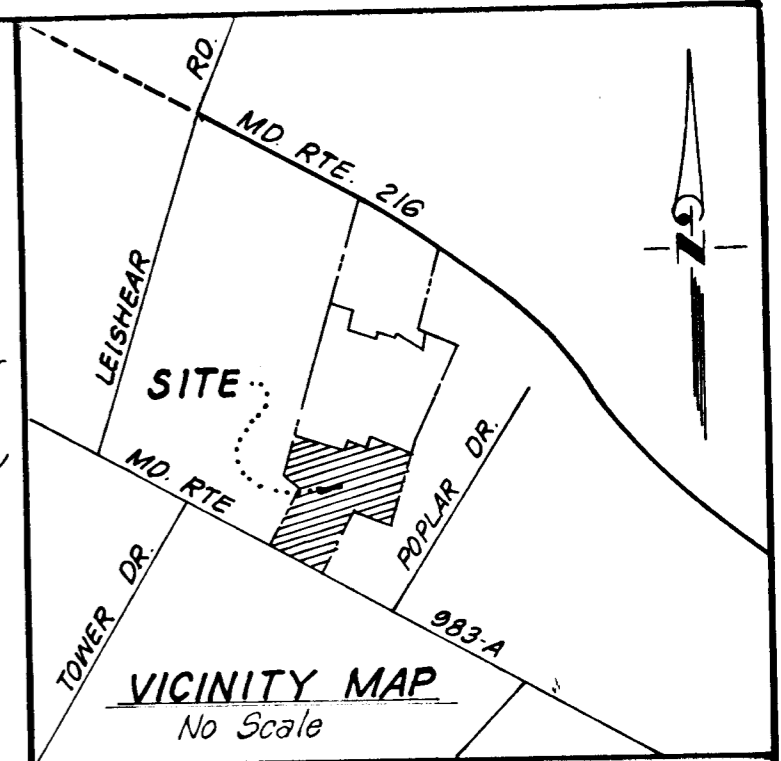


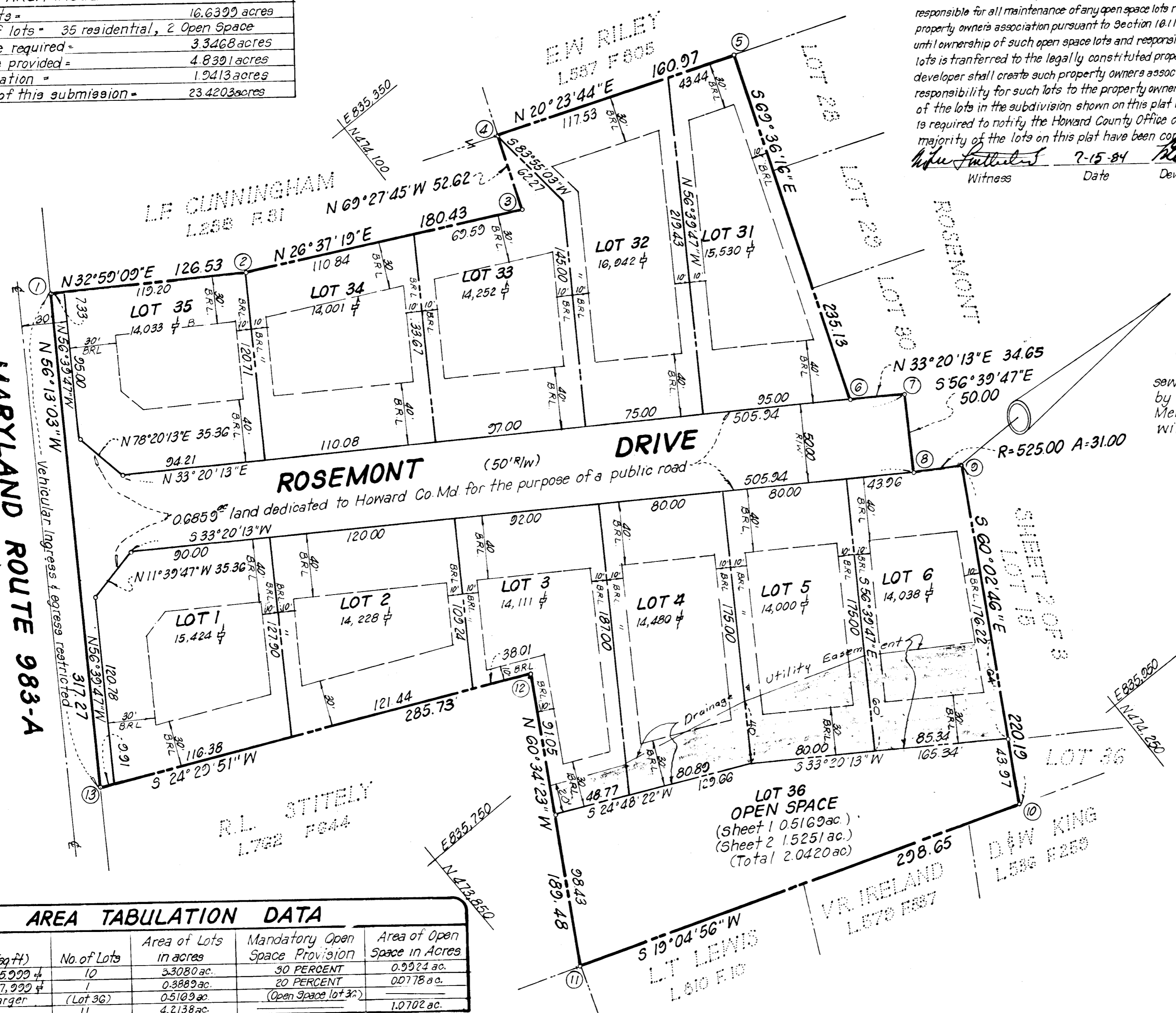
Area of lots =	16.6399 acres
Number of lots =	35 residential, 2 Open Space
Open space required =	3.3468 acres
Open space provided =	4.8391 acres
Road dedication =	1.9413 acres
Total area of this submission =	23.4203 acres

The Open Space Maintenance Note:
 The developer and/or owner of this subdivision "ROSEMONT" shall be responsible for all maintenance of any open space lots required to be conveyed to a property owners association pursuant to Section 18.117(1) of the Howard County Code, until ownership of such open space lots and responsibility for maintenance of such lots is transferred to the legally constituted property owners association. The developer shall create such property owners association and transfer maintenance responsibility for such lots to the property owners association, when a majority of the lots in the subdivision shown on this plat have been conveyed. The developer is required to notify the Howard County Office of Planning and Zoning when a majority of the lots on this plat have been conveyed.

Witness: John F. Sullivan Date: 7-15-84 Developer and/or Owner: Long Meadow Ventures



MARYLAND ROUTE 983-A
 (60' R/W)
 Vehicular ingress & egress restricted



N ^o	NORTH	EAST
1	473,887.80	835,314.86
2	473,993.95	835,383.78
3	474,155.24	835,464.60
4	474,173.70	835,415.32
5	474,324.59	835,471.42
6	474,242.64	835,691.81
7	474,271.55	835,710.88
8	474,244.12	835,752.67
9	474,270.51	835,768.94
10	474,160.56	835,959.72
11	473,878.32	835,862.08
12	473,971.41	835,697.05
13	473,711.39	835,578.56

NOTE:
 Plans for public water and public sewage systems have been approved by The Department of Health and Mental Hygiene and these facilities will be available to all lots for sale.

Number	Radius	Arc	Tan	Δ	Chd Brng	Chd
8-9	525.00	31.00	15.50	03°22'59"	N31°38'44"E	30.99

GENERAL NOTES

- Property zoned R-20 per 10/3/77 comprehensive zoning plan.
- This subdivision is subject to Section 18.122B of the Howard County Code. Public water & public sewer service has been granted under the terms and provisions, thereof, effective 9-21-84 on which date a developer agreement, #24.1233.D was filed and accepted.
- For flag or pipe stem lots, Refuse collection snow removal and road maintenance are provided to the junction of the flag or pipe stem lot driveway.
- Coordinate Md State Plane System.
- B.R.L.: Building Restriction Line

Lots Size (sq ft)	No. of Lots	Area of Lots in acres	Mandatory Open Space Provision	Area of Open Space in Acres
14,000# - 15,999 #	10	3.3080 ac.	30 PERCENT	0.9924 ac.
16,000# - 17,999 #	1	0.3889 ac.	20 PERCENT	0.0778 ac.
18,000# - larger	(Lot 36)	0.5109 ac.	(Open Space lot 36)	
Total	11	4.2138 ac.		1.0702 ac.

Area of Dedication this plat: Roads=0.6859 ac

APPROVED: For Public water and public sewage systems in conformance with the Master Plan of water and sewerage of Howard County.
John F. Sullivan 10-7-84
 Director Date

APPROVED: Howard County Office of Planning and Zoning.
John F. Sullivan 10-8-84
 Director Date

APPROVED: For public water & public sewage systems, storm drainage systems & public roads.
 Howard County Department of Public Works
John F. Sullivan 10-7-84
 Director Date

OWNERS CERTIFICATE

We LONG MEADOWS VENTURERS, owners 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, Maryland, 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 streets, rights of ways, and the specific easement areas shown hereon; (2) the right to require dedication for public use the beds of the streets and/or roads and floodplain and open space, where applicable and for good and other valuable consideration, hereby grant the right and option to Howard County to acquire the fee simple title to the beds of the streets and/or roads and floodplains, storm drainage facilities and open spaces where applicable; and (3) the right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair and maintenance; and (4) that no building or similar structure of any kind shall be erected on or over the said easements and right-of-way.

Witness our hands this 12 day of February 1984
Jefferson D. Lawrence
 L. Earl Arminger, Partner

SURVEYOR'S CERTIFICATE

I hereby certify that the Final Plat shown hereon is correct; that it is a subdivision of that land conveyed by Sydney Fishman & Doris B. Fishman, his wife, & Stanley D. Fishman and Charlotte Fishman, his wife to LONG MEADOW VENTURERS, a Maryland General Partnership by deed dated April 16, 1984 and recorded in the Land Records of Howard County in Liber 1241, Folio 350, and that all Monuments will be placed as shown in accordance with the Annotated Code of Maryland, as amended.

Feb 13, 1984 Date
Jefferson D. Lawrence
 Md Reg. P.L. #5216

Recorded among the land records of Howard County Maryland on 10-8-84 as plat number 5971

SHEET 1 OF 3
 LOTS 1 - 37
 Parcel N^o 38, Tax Maps 46 & 47, P84-12.5 79-09

ROSEMONT
 6th Election District, Howard County, Md.
 Scale: 1"=50' May 1984

OWNER LONG MEADOW VENTURERS L. Earl Arminger, Partner One Knoll North Dr. Suite 602 Columbia, Maryland 21045 301-992-4996	DEVELOPMENT CONSULTANTS GROUP, INC. 17902 GEORGES AVENUE SUITE 102 OLNEY, MD. 20832 924-4570
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1086

F-84-124



AREA TABULATION DATA

Lot Size Sq Ft	No of Lots	Area of Lots in Acres	Mandatory Open Space Provisions	Area of Open Space in Acres
14,000	13	4.2456 Ac	30 PERCENT	1.2737 ac
16,000	3	1.1551 Ac	20 PERCENT	0.2310 ac
16,000-larger (Lot 36)	1	1.5251 Ac	(Open Space lot 36)	
Total	16	6.9258 Ac		1.5047 ac

Area of dedication this plat: Roads 0.9130 ac.

APPROVED: For public water and public sewage systems, in conformance with the Master Plan of water and sewerage of Howard County.
[Signature]
 Date: 10-7-84

APPROVED: Howard County Office of Planning and Zoning.
[Signature]
 Director: _____ Date: _____

APPROVED: For public water & public sewage systems storm drainage systems & public roads.
 Howard County Department of Public Works
[Signature]
 Director: _____ Date: 10-2-84

OWNERS CERTIFICATE

We, LONG MEADOW VENTURERS, owners 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, Maryland, 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 easements areas shown hereon; (2) the right to require dedication for public use the beds of the streets and/or roads, and flood plain and open space, where applicable and for good and other valuable consideration, hereby grant the right and option to Howard County to acquire the fee simple title to the beds of the streets and/or roads and floodplains, storm drainage facilities and open space where applicable; and (3) the right to require dedication of waterways and drainage easements for the specific purpose of their construction, repair and maintenance, and (4) that no building or similar structure of any kind shall be erected on or over the said easements and rights of ways.

Witness our hands this 4 day of February 1984
[Signature]
 L. Earl Armingier, Partner

SURVEYOR'S CERTIFICATE

I hereby certify that the final Plat shown hereon is correct, that it is a subdivision of that land conveyed by Sydney Fishman & Doris D. Fishman, his wife, & Stanley D. Fishman & Charlotte Fishman, his wife, to LONG MEADOW VENTURERS, a Maryland General Partnership, by deed dated April 6, 1981 and recorded in the Land Records of Howard County in Liber 1241 Folio 350 and that all monuments will be placed as shown in accordance with the Annotated Code of Maryland, as amended.

February 13, 1984
 Date
[Signature]
 Jefferson D. Lawrence
 Md Reg. P.L.S. # 5216

Recorded among the land records of Howard County Maryland on 10-8-84 as plat number 5972

SHEET 2 OF 3
 LOTS 1 - 37
 Parcel N° 38, Tax Maps JG 47, P84-12, S 79-00
ROSEMONT
 6th Election District, Howard Co. Maryland.
 Scale: 1" = 50' May 1984

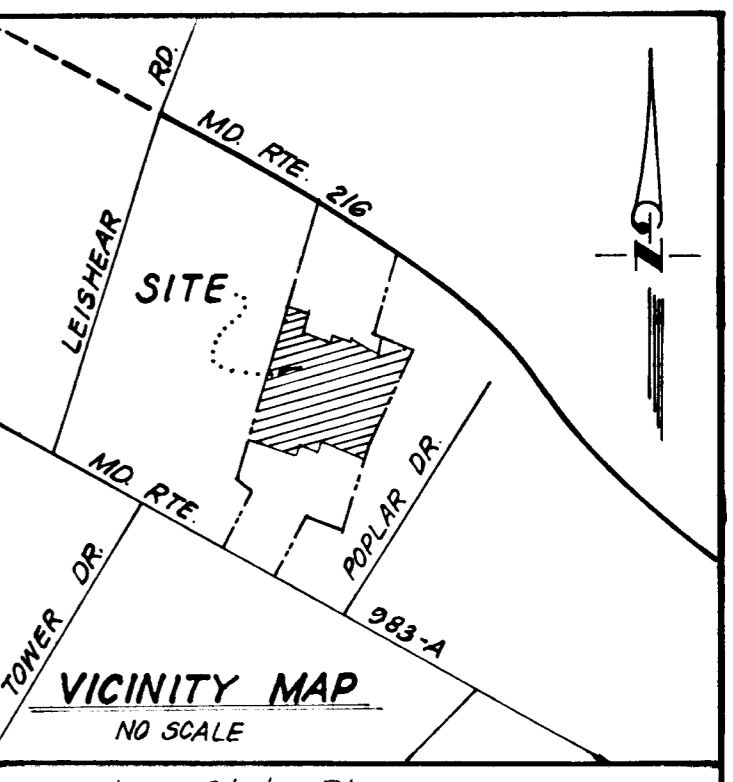
OWNER
 LONG MEADOW VENTURERS
 L. Earl Armingier, Partner
 One Royal North Dr. Suite 502
 Columbia, Maryland 21045
 301-992-4996

DEVELOPMENT CONSULTANTS GROUP, INC.
 17904 GEORGIA AVENUE
 SUITE 102, 224-4570
 ONLEY, MD, 20832

The Open Space Maintenance Note:
 The developer and/or Owner of this subdivision "ROSEMONT" responsible for all maintenance of any open space lots required to be conveyed to a property owner's association pursuant to Section 16.117 (1) of the Howard County Code, until ownership of such open space lots and responsibility for maintenance of such lots is transferred to the legally constituted property owner's association. The developer shall create such property owner's association, convey title of any open space lots to that association and transfer maintenance responsibility for such lots to the property owner's association, when a majority of the lots in the subdivision shown on this plat have been conveyed. The developer is required to notify the Howard County Office of Planning and Zoning when a majority of the lots on this plat have been conveyed.

[Signature]
 Witness
[Signature]
 Developer and/or Owner
 Date: July 15, 1984

NOTE:
 Plans for public water and public sewage system have been approved by The Department of Health and Mental Hygiene and these facilities will be available to all lots for sale.



COORDINATE

N°	NORTH	EAST
5	474,324.59	835,471.42
6	474,242.64	835,691.81
7	474,271.55	835,710.88
8	474,244.12	835,752.67
9	474,270.51	835,768.94
10	474,160.56	835,959.72
14	474,931.02	835,696.90
15	474,890.99	835,804.69
16	474,792.53	835,768.10
17	474,743.74	835,899.32
18	474,756.08	835,903.91
19	474,738.66	835,950.78
20	474,746.19	835,953.45
21	474,688.26	836,124.20
22	474,775.64	836,133.32
23	474,731.09	836,328.34
24	474,600.29	836,256.03
25	474,309.54	836,065.04
26	474,218.06	835,979.61

CURVE DATA

N°	Radius	Arc	Tan	Chd Brng.	Chd.
8-9	525.00	31.00	15.50	03°22'59"	N 31°38'44"E 30.99
8-30	525.00	118.58	59.34	12°56'29"	N 26°51'59"E 118.33
7-31	475.00	107.29	53.87	12°56'29"	S 26°51'59"W 107.06
19-20	277.00	8.00	4.00	01°39'17"	N 19°34'06"E 8.00

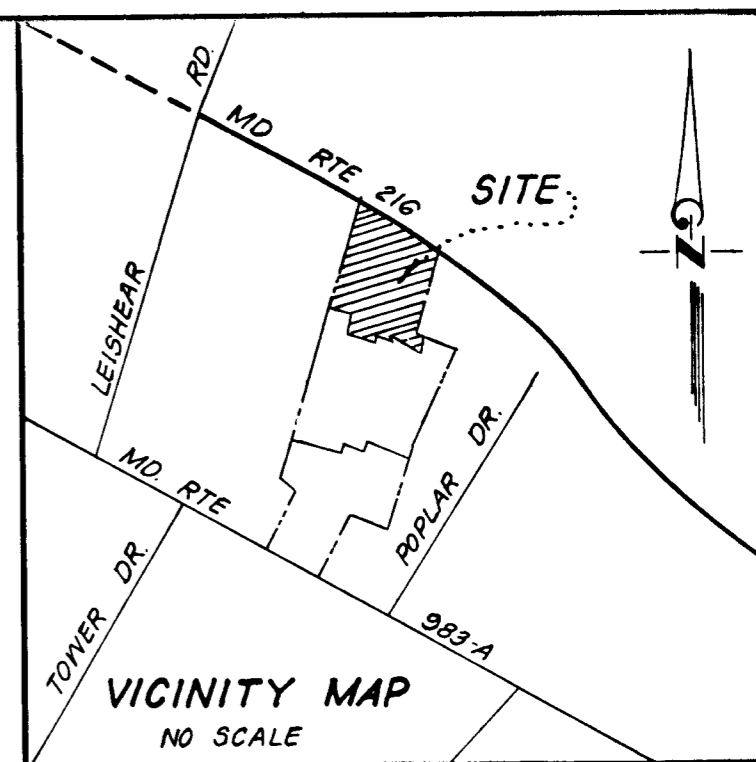
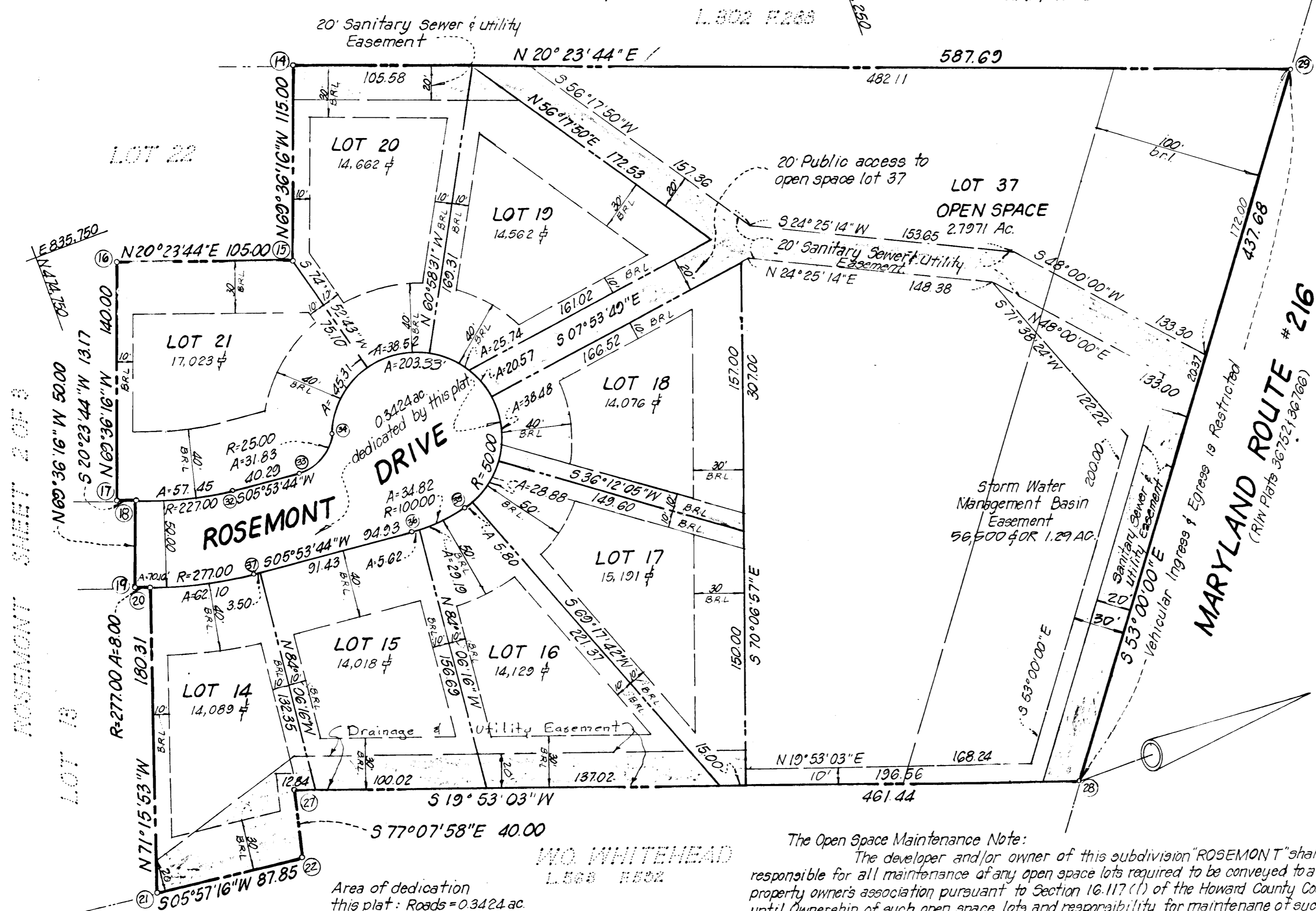
- GENERAL NOTES**
- Property zoned R-20 per 10/3/77 comprehensive zoning plan.
 - This subdivision is subject to Section 18-122B of the Howard County Code. Public water & public sewer service has been granted under the terms and provisions thereof, effective 3-21-84 on which date a developer agreement #24.1233-D was filed and accepted.
 - For flag or pipe stem lots refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipe stem lot driveway.
 - Coordinate Md State Plane system
 - B.R.L.=Building Restriction Line

1086

7-84-124

NOTE:
Plans for public water and public sewage systems have been approved by The Department of Health and Mental Hygiene and these will be available to all lots for sale.

MD & VA MILK PROD. ASSOCIATES, INC.
L. 802 F. 288



STATE PLANE COORDINATES

Nº	NORTH	EAST
14	474,931.02	835,696.90
15	474,890.95	835,804.69
16	474,792.53	835,768.10
17	474,743.74	835,899.32
18	474,756.08	835,903.91
19	474,738.66	835,950.78
20	474,746.19	835,953.45
21	474,688.26	836,124.20
22	474,775.64	836,133.32
27	474,784.55	836,024.32
28	475,218.47	836,251.26
29	475,481.88	835,901.71

CURVE DATA

Nº	Radius	Arc	Tan	Chd Brng	Chd
18-32	227.00	57.45	2888	14°30'00"	513°08'44"W 57.29
33-34	25.00	31.83	18.48	72°56'32"	S 30°34'32"E 29.72
34-35	50.00	203.33	∞	232°59'38"	N 49°27'01"E 89.50
35-36	100.00	34.82	17.51	19°56'55"	S 04°04'42"E 34.61
37-19	277.00	70.10	35.24	14°30'00"	S 13°08'44"W 69.91
19-20	277.00	8.00	4.00	01°32'17"	N 19°34'06"E 8.00

GENERAL NOTES

- 1 Property zoned R-20 per 10/3/77 comprehension zoning plan.
- 2 This subdivision is subject to Section 18-122B of the Howard County Code. Public water and public sewer service has been granted under the terms and provisions thereof effective 3-21-84 on which date a developer agreement #24-1233-D was filed and accepted.
- 3 For flag or pipe stem lots. Refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipe stem lot driveway.
- 4 B.R.L. = Building Restriction Lines
- 5 Coordinate Md State Plane system.

The Open Space Maintenance Note:
The developer and/or owner of this subdivision "ROSEMONT" shall be responsible for all maintenance of any open space lots required to be conveyed to a property owner's association pursuant to Section 16-117 (1) of the Howard County Code, until Ownership of such open space lots and responsibility for maintenance of such lots is transferred to the legally constituted property owner's association. The developer shall create such property owner's association, convey title of any open space lots to that association and transfer maintenance responsibility for such lots to the property owner's association, when a majority of the lots in the subdivision shown on this plat have been conveyed. The developer is required to notify the Howard County Office of Planning and Zoning when a majority of the lots on this plat have been conveyed.

AREA TABULATION DATA

Lots Size (sq ft)	No of Lots	Area of Lots in Acres	Mandatory Open Space Provided	Area of Open Space in Acres
14,000 - 15,999	7	2.3124	30 PERCENT	0.6937 ac
16,000 - 17,999	1	0.3908	20 PERCENT	0.0781 ac
18,000 - larger	(Lot 37)	2.7971	(Open Space lot 37)	
Total	8	5.5003		0.7719 ac

Area of dedication this plat: Roads = 0.3424 ac

APPROVED: For public water and public sewerage systems, in conformance with the Master Plan of Water and Sewerage of Howard County.
[Signature] 10-7-84
County Health Officer Date

APPROVED: Howard County Office of Planning and Zoning.
[Signature] 10-2-84
Director Date

APPROVED: For public water & public sewerage systems, storm drainage systems & public roads.
Howard County Department of public works.
[Signature] 10-2-84
Director Date

OWNERS CERTIFICATE
We, LONG MEADOW VENTURERS owners of the property shown and described herein, 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, Maryland, 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 streets rights of way and the specific easements areas shown hereon; (2) the right to require dedication for public use the beds of the streets and/or roads and flood plain and open space, where applicable and for good and other valuable consideration, hereby grant the right and option to Howard County to acquire the fee simple title to the beds of the streets and/or roads and flood plains, storm drainage facilities and open spaces where applicable; and (3) the right to require dedication of waterway and drainage easements for the specific purpose of their construction, repair and maintenance; (4) that no building or similar structure of any kind shall be erected on or over the said easement and rights-of-way.

Witness our hands this 13th day of February 1984
[Signature]
Witness L. Earl Arminger, Partner

SURVEYOR'S CERTIFICATE
I hereby certify that the Final Plat shown hereon is correct; that it is a subdivision of that land conveyed by Sydney Fishman & Doris B. Fishman, his wife, & Stanley D. Fishman & Charlotte Fishman, his wife, to LONG MEADOW VENTURERS a Maryland General Partnership, by deed dated April 6, 1984 and recorded in the Land Records of Howard County in Liber 1241, Folio 35; and that all Monuments will be placed as shown, in accordance with the Annotated Code of Maryland, as amended.

February 13, 1984
[Signature]
Date Jefferson D. Lawrence
Md. Reg. P.L.S. # 5216

Recorded among the land records of Howard County Maryland on 10-8-84 as plat number 5973
SHEETS 30F3
LOTS 1-37
Parcel 38, Tax Maps 46 & 47, P84.12, S-79-09
ROSEMONT
6th Election District, Howard Co Maryland
Scale: 1" = 50' July 1984

OWNER
LONG MEADOW VENTURERS
L. Earl Arminger, Partner
One Knoll North Dr. Suite 502
Columbia, Maryland 21045
301-992-4996

DEVELOPMENT CONSULTANTS GROUP, INC.
17904 GEORGIA AVENUE
SUITE 102, OLNEY, MD. 20832
924-4570

1086

F-84-124