

FOREST CONSERVATION EASEMENT LINE TABLE

LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
1	318.23	S52°58'13"W	120	24.74	S20°25'23"W
2	289.23	S37°01'47"W	121	18.06	S15°36'15"W
3	270.69	S52°41'43"W	122	39.65	S01°46'50"W
4	22.01	S13°19'02"W	123	33.56	S02°19'25"E
5	13.06	S10°13'34"W	124	60.84	S30°27'12"E
6	27.62	S2°45'20"W	125	75.92	S27°04'19"E
7	23.69	S55°32'23"W	126	66.28	S47°58'26"E
8	38.94	N75°42'23"W	127	50.36	S13°11'12"E
9	23.82	N83°21'12"W	128	59.67	S39°42'25"E
10	26.41	S63°26'56"W	129	45.11	S31°24'34"E
11	27.46	N65°22'45"W	130	16.02	S07°17'07"E
12	37.71	N31°19'22"W	131	18.62	S71°19'36"W
13	23.71	N68°51'16"W	132	27.74	S20°00'32"E
14	43.53	N67°12'29"W	133	20.12	S58°36'06"W
15	39.09	N35°05'43"W	134	26.33	S61°44'20"W
16	49.10	N30°02'32"W	135	756.82	N20°15'40"W
17	28.00	N46°03'17"W	136	603.84	N65°11'32"E
18	18.07	S80°57'58"W	137	387.77	S52°58'13"E
19	44.33	S52°45'15"W	138	58.46	S37°01'47"W

MAP 6 GRID 21
PARCEL 55
PRESERVATION PARCEL A
WILETS PROPERTY
PLAT No.'s 13940-13943

PRESERVATION PARCEL B

MAP 6 GRID 22
PARCEL 125
HOWARD CHAPEL METH CHURCH
L. 221 F. 328
L. 406 F. 486

FEAGA II PROPERTY
PLAT No. 18575

PREVIOUSLY DEDICATED FOR ROAD WIDENING UNDER RE-06-11, PLAT No. 18575 THIS R/W AREA IS NOT ENCUMBERED BY THE PRESERVATION EASEMENT. R/W AREA: 0.8731 ACRES

PRESERVATION EASEMENT: 19.4227 Ac.

PARCEL 56
2020 LONG CORNER ROAD, MT. AIRY, MD 21771
EVELYN M. SHUKAT AND ERIK DE WIDT
L. 10387 F. 450

TOTAL PARCEL SIZE: 884,085 S.F. or 20.2958 Ac.

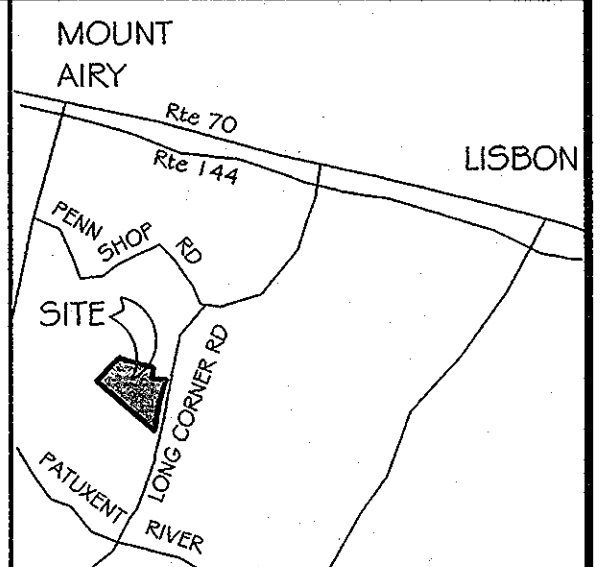
PRESERVATION EASEMENT SIZE: 846,053 S.F. or 19.4227 Ac.

PRESERVATION EASEMENT HOLDER ARE
HOWARD COUNTY, MARYLAND & PATUXENT CONSERVATION CORPS, INC.

DENSITY EXCHANGE TABULATION

	FIRST EXCHANGE	SECOND EXCHANGE
TOTAL PARCEL COMPUTED ACREAGE	20.2958 ACRES *	20.2958 ACRES *
AREA OF PRESERVATION EASEMENT	19.4227 ACRES	19.4227 ACRES
DEO UNITS CREATED	0	1
DEO UNITS SENT	0	1
CEO UNITS CREATED	4	0
CEO UNITS SENT	3	0
ACREAGE REMAINING FOR EXCHANGE	7.5458 ACRES	4.5458 **
RECEIVING PARCEL INFORMATION	WALNUT GROVE, LOTS 1-88 AND PRES. PAR. "A" - "G" PLAT No. 18575 RECORDED OCT. 12, 2006 F-06-31 RE-06-11	WALNUT CREEK, PHASE ONE, LOTS 1-22, NON-BUILDABLE PRES. PAR. "A", "C" & BUILDABLE BULK PAR. "D" F-07-06 RE-07-05

*DENSITY CALCULATIONS ARE BASED ON TOTAL PARCEL ACREAGE.
**1 UNIT (4.25 ACRES) OF THE REMAINING 4.5458 ACRES IS RETAINED FOR THE EXISTING (SEE SUPPLEMENTAL PLAN) RESIDENCE LOCATED WITHIN THE PRESERVATION EASEMENT.



VICINITY MAP
SCALE 1"=2000'

GENERAL NOTES

- SUBJECT PROPERTY ZONED RC-DEO PER THE 2/2/04 COMPREHENSIVE ZONING PLAN.
- COORDINATES BASED ON NAD27, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS
3626002 N 542135.753 E 755622.687
06HA N 542256.50 E 755520.77
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY CHARLES P. JOHNSON & ASSOCIATES IN JANUARY 1996.
- DENOTES IRON PIPE FOUND
- DENOTES CONCRETE MONUMENT FOUND
- DENOTES REBAR AND CAP SET
- DENOTES ANGULAR CHANGE IN BEARING
- ▨ THE SUBJECT PROPERTY IS ENCUMBERED BY A PRESERVATION EASEMENT AGREEMENT HELD BY HOWARD COUNTY, MD AND THE PATUXENT CONSERVATION CORPS, INC. THIS AGREEMENT PROHIBITS FURTHER SUBDIVISION OF THE PORTION OF THE PARCEL WITHIN THE EASEMENT AND OUTLINES THE RESTRICTIONS AND PERMITTED USES ASSOCIATED WITH THE EASEMENT AGREEMENT SPECIFIED WITHIN THE DEED OF PRESERVATION EASEMENT RECORDED CONCURRENTLY WITH THIS PLAT OF EASEMENT.
- EXISTING BUILDINGS TO REMAIN (SEE SUPPLEMENTAL PLAN).
- NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE REQUIRED WETLANDS, STREAMS OR THEIR BUFFERS AND FOREST CONSERVATION EASEMENT AREAS.
- THE FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED AND RECORDED UNDER RE-06-11, PLAT No. 18575, TO FULFILL THE REQUIREMENT OF SECTION 16.1200 OF THE HOWARD COUNTY CODE FOREST CONSERVATION ACT. NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT; HOWEVER, FOREST MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED. THE 5 ACRE FOREST RETENTION EASEMENT IS PROVIDED TO SATISFY AN OFF-SITE FOREST OBLIGATION FOR THE CLOVERFIELD SUBDIVISION, F-06-110. FOREST CONSERVATION SURETY IS TO BE PAID WITH THE PROCESSING OF F-06-110.

PURPOSE STATEMENT

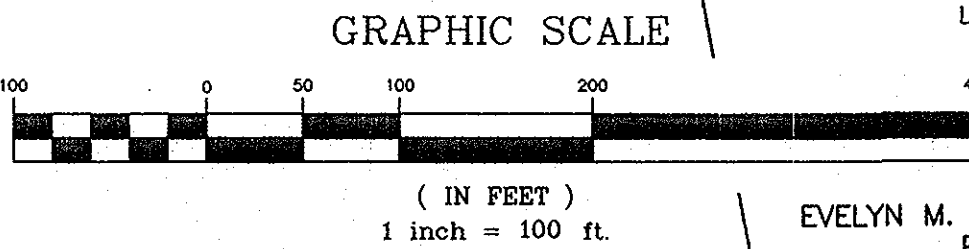
THE PURPOSE OF THIS PLAT IS TO EXTINGUISH PERMANENTLY THE RIGHT TO DEVELOP OR SUBDIVIDE THIS LAND BASED ON THE DEO/CEO PROVISION DESCRIBED IN SECTION 106 OF THE ZONING REGULATIONS BY TRANSFERRING 1 DEO DEVELOPMENT RIGHT TO WALNUT CREEK, PHASE ONE, F-07-06, RE-07-05.

COORDINATE TABLE

Number	North	East
300	539638.2986	754738.0194
301	540872.1604	754074.7303
302	541124.4037	754623.3593
303	540731.6219	755144.0341
304	540548.4760	755046.5880
305	540424.1047	755292.7422
306	540363.6445	755246.5526
307	540205.2817	755113.0631
308	540138.4142	755057.9375
309	540051.0109	754990.3149
310	539953.7875	754924.4831
311	539853.2669	754861.0857
312	539745.5718	754799.1040

MAP 12 GRID 3
PARCEL 55
N/F
STATE OF MARYLAND
L. 656 F. 099

MAP 12 GRID 3
PARCEL 1
BENJAMIN F. & THERESA N. BOHRER
L. 268 F. 03
5.57 Ac.



OWNER
EVELYN M. SHUKAT & ERIK DE WIDT
P.O. BOX 1087
MT AIRY, MD
21771

THE REQUIREMENTS OF SECTION 3-108, THE REAL PROPERTY ARTICLE OF THE ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

Steven W. Jones 9/18/07
STEVEN W. JONES DATE
PROFESSIONAL LAND SURVEYOR
MARYLAND LICENSE No. 21072

Evelyn M. Shukat 9-21-07
EVELYN M. SHUKAT DATE

Erik De Widt 9-21-07
ERIK DE WIDT DATE

APPROVED:

HOWARD COUNTY
DEPARTMENT OF
PLANNING AND ZONING

Mark Dwyer 10/15/07
DIRECTOR DATE

vs

OWNER'S CERTIFICATE

WE, EVELYN M. SHUKAT & ERIK DE WIDT, OWNERS OF SUBJECT PROPERTY SHOWN AND DESCRIBED HEREON, DO HEREBY ADOPT THIS PLAT; AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE PRESERVATION EASEMENT TO BE CONSIDERED A SENDING PARCEL FOR DEVELOPMENT RIGHTS.

WITNESS OUR HAND THIS 21ST DAY OF Sept., 2007

Evelyn M. Shukat *Walter Kable*
EVELYN M. SHUKAT WITNESS

Erik De Widt *Walter Kable*
ERIK DE WIDT WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS INTENDED TO PROVIDE A PRESERVATION EASEMENT OVER ALL OF THAT PARCEL OF GROUND CONVEYED BY TIMOTHY W. FEAGA TO EVELYN M. SHUKAT & ERIK DE WIDT BY DEED DATED OCTOBER 20, 2006 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 10387 AT FOLIO 450 IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

Steven W. Jones 9/18/07
STEVEN W. JONES DATE
PROFESSIONAL LAND SURVEYOR
MARYLAND LICENSE No. 21072

RECORDED AS PLAT No. 19472 ON 10-19-07
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND

AMENDED DENSITY SENDING PLAT OF EASEMENT

FEAGA II PROPERTY
TAX MAP No. 6 GRID 21 PARCEL 56
FOURTH ELECTION DISTRICT
HOWARD COUNTY, MARYLAND

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FREDERICK, MD FAIRFAX, VA

RE-07-05(51)