

COORDINATE TABLE		
POINT	NORTH	EAST
1	N 588822.6073	E 1357696.2745
2	N 588750.5183	E 1357677.0049
3	N 588804.8739	E 1357484.5125
4	N 588854.4013	E 1357307.9966
5	N 588932.9699	E 1357299.9457
6	N 589129.8198	E 1357321.4443
7	N 589067.4681	E 1357554.7049
8	N 588874.2546	E 1357503.0581

MINIMUM LOT SIZE CHART			
LOT NO.	GROSS AREA	PIPE STEM AREA	MINIMUM LOT SIZE
1	15,733	1,728	14,005
2	16,166	2,160	14,006
3	16,689	2,681	14,007

CURVE DATA TABLE						
CURVE NO.	RADIUS	ARC	TANGENT	DELTA	CHORD	LENGTH
C-1	25.00'	45.21'	31.78'	103°37'26"	S36°31'05"W	39.30'
C-2	25.00'	11.51'	5.86'	26°22'35"	S01°16'57"W	11.41'

NATURAL AREA CONSERVATION & STORMWATER MANAGEMENT CREDIT EASEMENT LINE TABLE	
NO.	BEARING & DISTANCE
L1	S75°02'04"E 23.45'
L2	S11°07'48"E 39.62'
L3	S58°12'24"W 8.31'
L4	S17°05'03"E 10.88'
L5	S39°27'38"W 2.64'
L6	S15°17'38"E 26.32'
L7	S88°19'48"W 13.61'
L8	S26°52'21"W 8.61'
L9	S11°54'21"E 14.82'
L10	S14°28'14"W 46.05'
L11	S15°55'31"W 39.48'
L12	N74°19'36"W 2.83'



THE REQUIREMENTS § 3-108, THE REAL PROPERTY ARTICLE, 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.

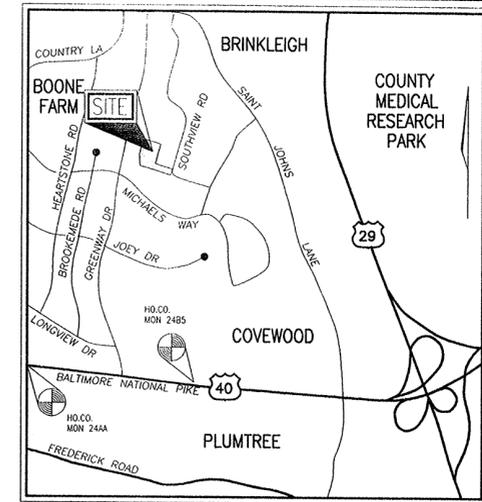
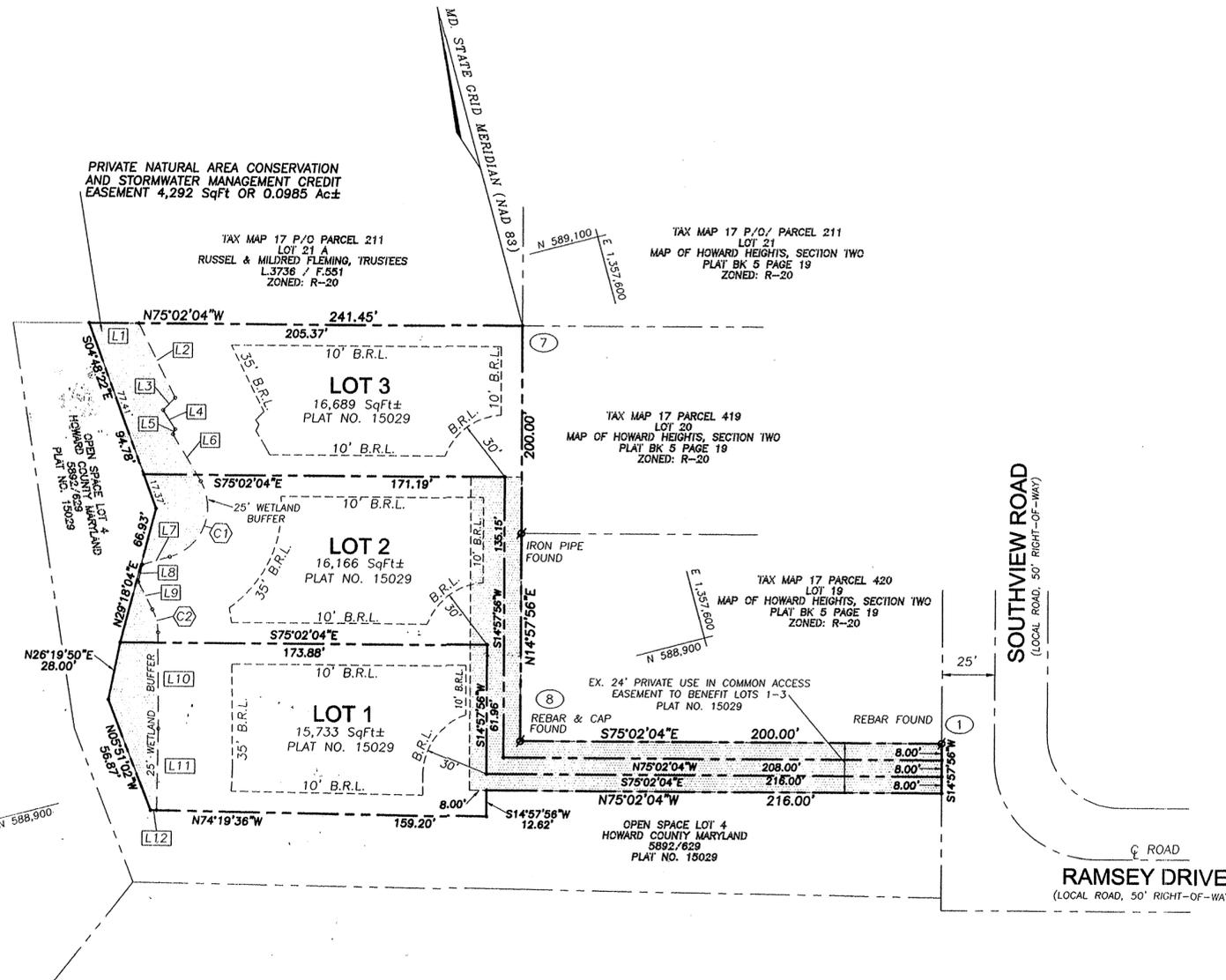
*Joseph Jay Wooldridge* 02/10/02  
 JOSEPH JAY WOOLDRIDGE DATE  
 PROFESSIONAL LAND SURVEYOR # 11027

*Brian W. Skelly* 3/8/02  
 BRIAN W. SKELLY DATE  
 (LOT 1)

*Randall A. Martin* 3-8-2002  
 RANDALL A. MARTIN DATE  
 (LOT 2)

*Kathleen M. Martin* 3-8-02  
 KATHLEEN M. MARTIN DATE  
 (LOT 2)

*Christopher L. Rachuba* 3-8-02  
 RACHUBA HOME BUILDERS LLC DATE  
 CHRISTOPHER L. RACHUBA  
 (LOT 3)



VICINITY MAP  
 SCALE: 1"=2000'

**GENERAL NOTES**

- THE LOTS SHOWN HEREON COMPLY WITH MINIMUM OWNERSHIP WIDTH AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT SUBJECT PROPERTY ZONED R-20 PER 10/18/93 COMPREHENSIVE ZONING PLAN.
- COORDINATES BASED ON NAD '83, MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATIONS NO. 31EA AND 31EB
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED BY REAL ESTATE SURVEYORS, L.L.C. IN JUNE, 2000.
- BRL DENOTES BUILDING RESTRICTION LINE.
- DENOTES IRON PIN W/ CAP SET
- DENOTES IRON PIPE OR IRON BAR FOUND.
- DENOTES ANGULAR CHANGE IN BEARING OF BOUNDARY OR RIGHTS-OF-WAY.
- DENOTES STONE OR MONUMENT FOUND.
- THE AREAS SHOWN HEREON ARE MORE OR LESS.
- NO 100 YEAR FLOODPLAINS EXIST ON SITE.
- NO CLEARING, GRADING, OR CONSTRUCTION IS PERMITTED WITHIN WETLANDS, STREAMS, FLOODPLAINS, OR THEIR BUFFERS.
- FOREST CONSERVATION REQUIREMENTS WERE PREVIOUSLY ADDRESSED ON PLAT F-01-113.
- THIS REVISION PLAT IS GRANDFATHERED TO THE 4TH EDITION OF THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS.

**AREA TABULATION**

TOTAL NUMBER OF BUILDABLE LOTS TO BE RECORDED:	3
TOTAL NUMBER OF OPEN SPACE LOTS TO BE RECORDED:	0
TOTAL NUMBER OF LOTS TO BE RECORDED:	3
TOTAL AREA OF BUILDABLE LOTS TO BE RECORDED:	1.1155 AC
TOTAL AREA OF OPEN SPACE LOTS TO BE RECORDED:	0.0000 AC
TOTAL AREA OF LOTS TO BE RECORDED:	1.1155 AC
TOTAL AREA OF ROADWAY TO BE RECORDED:	0.0000 AC
TOTAL AREA TO BE RECORDED:	1.1155 AC

**FREDERICK WARD ASSOCIATES, INC.**

Engineers - Architects - Surveyors  
 7125 Riverwood Drive, Suite 11 • Columbia, Maryland 21046  
 Tel 410.720.6900 Fax 410.720.6226

**OWNERS / DEVELOPERS**

LOT 1	LOT 2	LOT 3
BRIAN W. SKELLY 8540 PINE RUN CT. ELLCOTT CITY, MD. 21043	RANDALL A. MARTIN KATHLEEN M. MARTIN 8797 STONEHOUSE DR ELLCOTT CITY, MD. 21043	RACHUBA HOME BUILDERS LLC CHRISTOPHER L. RACHUBA 1111 VINEYARD HILL ROAD CATONSVILLE, MD. 21228

THE PURPOSE OF THIS REVISION PLAT IS TO ESTABLISH A NATURAL AREA CONSERVATION AND STORMWATER MANAGEMENT CREDIT EASEMENT WITHIN THE 25' WETLAND BUFFER ON LOTS 1-3

APPROVED: FOR PUBLIC WATER AND PUBLIC SEWERAGE SYSTEMS IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY

*Penney Brantner* 3-28-02  
 HOWARD COUNTY HEALTH OFFICER MR DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

*Michael...* 3/15/02  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Joseph...* 4/1/02  
 DIRECTOR DATE

**OWNER'S CERTIFICATE**

WE, BRIAN W. SKELLY, RANDALL A. MARTIN, KATHLEEN M. MARTIN, RACHUBA HOME BUILDERS LLC OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS FINAL PLAN OF SUBDIVISION, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT 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 OR STREET RIGHTS-OF-WAYS AND THE SPECIFIC EASEMENT AREAS SHOWN HEREON, 2) THE RIGHT TO REQUIRE DEDICATION FOR PUBLIC USE OF THE BEDS OF THE STREETS AND/OR ROADS, THE FLOOD PLAINS AND OPEN SPACE WHERE APPLICABLE AND FOR GOOD AND 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 SPACE WHERE APPLICABLE; 3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS 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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY. WITNESS OUR HANDS THIS 8th DAY OF MARCH 2002.

*Brian W. Skelly* WITNESS  
*Randall A. Martin* WITNESS  
*Kathleen M. Martin* WITNESS  
*Christopher L. Rachuba* WITNESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS CORRECT; THAT IT IS A PLAT OF REVISION TO THE PLAT ENTITLED "SOUTHVIEW ROAD LOTS 1-3 AND OPEN SPACE LOT 4" DATED OCTOBER 24, 2001 AND RECORDED AS PLAT NUMBER 15029 OF THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

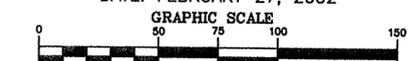
I ALSO CERTIFY THAT ALL MONUMENTS ARE IN OR WILL BE IN PLACE PRIOR TO THE ACCEPTANCE OF THE STREETS IN THE SUBDIVISION BY HOWARD COUNTY AS SHOWN, IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND THE BOUNDARY SURVEY IS IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*Joseph Jay Wooldridge* 02/10/02  
 JOSEPH JAY WOOLDRIDGE DATE  
 PROFESSIONAL LAND SURVEYOR # 11027

RECORDED AS PLAT NO. 15333 ON 4-04-02 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**PLAT OF REVISION SOUTHVIEW ROAD LOTS 1-3**

A REVISION TO "SOUTHVIEW ROAD, LOTS 1-3 AND OPEN SPACE LOT 4" ZONED R-20  
 TAX MAP NO:17 BLK:22 PARCEL NO:730  
 PREVIOUS FILE NUMBERS: F-01-113, SDP-02-050  
 2nd ELECTION DISTRICT  
 HOWARD COUNTY, MARYLAND  
 DATE: FEBRUARY 27, 2002



SCALE: 1"=50' SHEET 1 OF 1