

U.S. EQUIVALENT COORDINATE TABLE

POINT	NORTHING	EASTING
305	610,071.7164	1,315,920.2305
306	610,045.5055	1,315,949.3177
307	609,944.0042	1,315,945.9943
318	609,820.7386	1,315,882.1896
320	609,902.9442	1,315,659.0236
321	610,036.6259	1,315,840.6012
1,044	609,899.2809	1,315,661.7223

Reservation Of Public Utility Easements

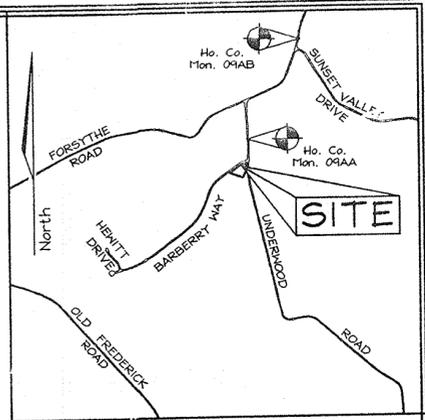
"Developer reserves unto itself, its successors and assigns, all easements shown on this plan for water, sewer, and other public utilities located in, on, over, and through Lot 1. Any conveyances of the aforesaid lots shall be subject to easements herein reserved, whether or not expressly stated in deed(s) conveying said lot(s). Developer shall execute and deliver deeds for easements herein reserved to Howard County, with a Metes and Bounds Description. Upon completion of the public utilities and their acceptance by Howard County, and the release of Developer's surety posted with said agreement, the county shall accept the easements and record the deed(s) of easement in the land records of Howard County."

The Requirements § 3-108, The Real Property Article, Annotated Code of Maryland, 1999 Replacement Volume, (As supplemented) as far as they relate to the making of this Plat and the Setting of Markers have been complied with.

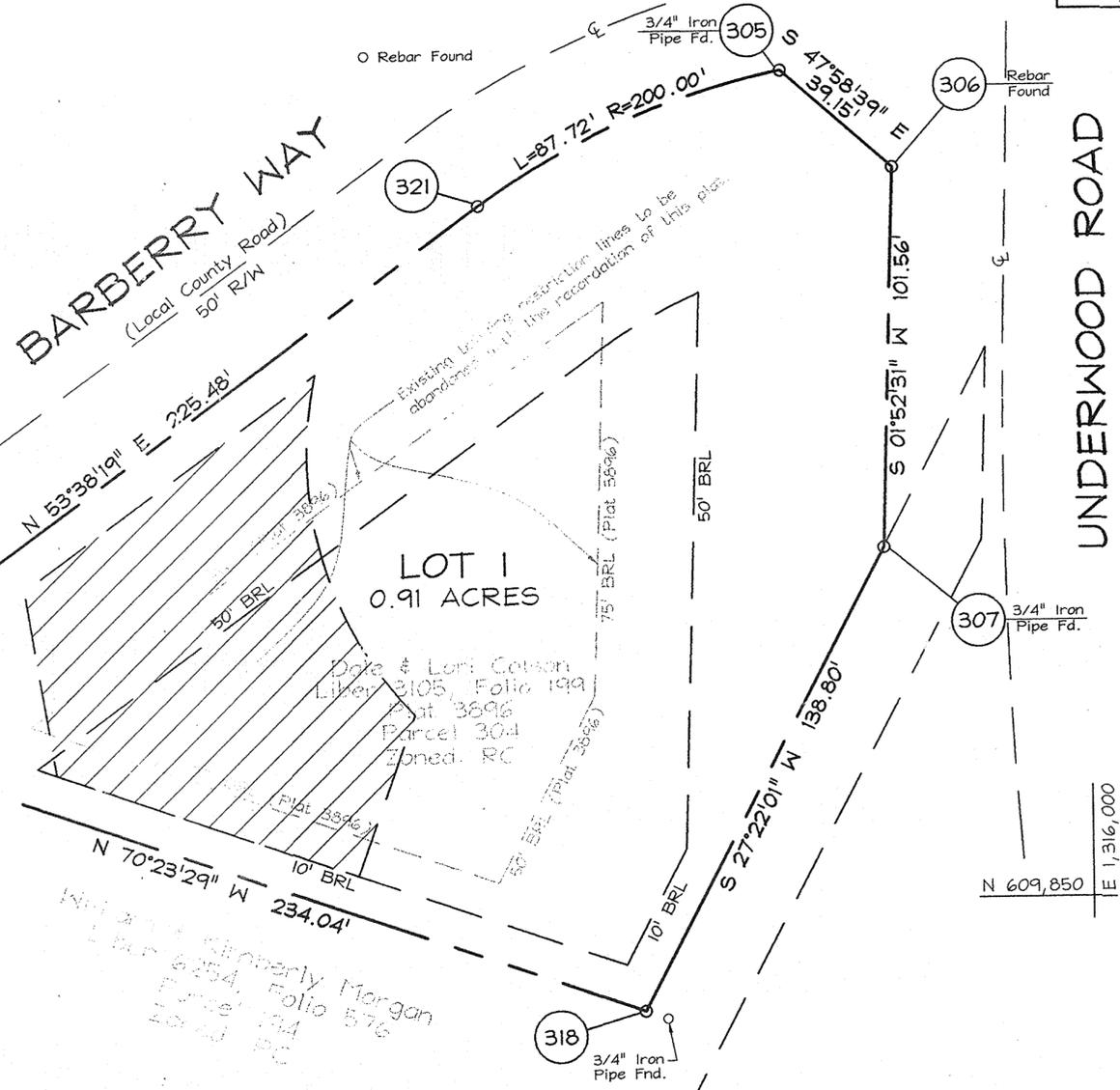
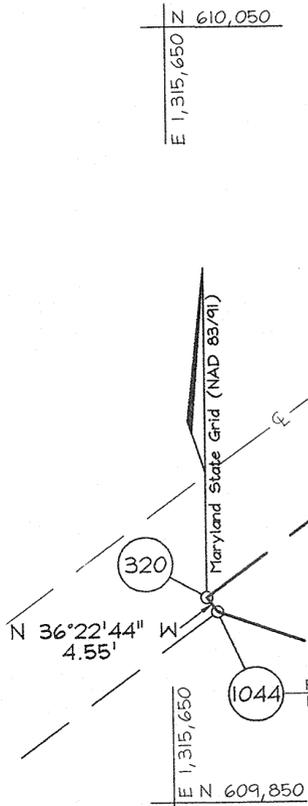
C. Brooke Miller 2/20/06
 C. Brooke Miller (Maryland Property Line Surveyor #135) Date

Dale Robert Colson 2/15/06
 Dale Robert Colson Date

Lori Lynn Colson 2/15/06
 Lori Lynn Colson Date



VICINITY MAP
SCALE: 1"=2000'



PLAN VIEW
SCALE: 1"=30'

GENERAL NOTES

- Subject property zoned RC-DEO per 02/02/04 Comprehensive Zoning Plan.
- Coordinates based on NAD '83, Maryland Coordinate System as projected by Howard County. Geodetic Control Stations no. 09AA and no. 09AB. Denotes approximate location (see location map).
 Sta. 09AA N 610,473.183 E 1,315,967.45
 Sta. 09AB N 612,167.155 E 1,316,859.81
- Denotes iron pipe found.
- Denotes rebar and cap set.
- Denotes concrete monument found.
- Denotes concrete monument set.
- BRL Denotes Building Restriction Line.
- This plat is based on field run Monumented Boundary Survey performed on or about October, 2005 by FSH Associates. All lot areas are more or less (+/-).
- For flag or pipestem lots, refuse collection, snow removal and road maintenance are provided to the junction of the flag or pipestem and road right-of-way line and not to the pipestem lot driveway.
- Driveway(s) shall be provided prior to issuance of a use and occupancy permit to ensure safe access for fire and emergency vehicles per the following requirements:
 A) Width - 12 feet (14 feet serving more than one residence);
 B) Surface - six (6") inches of compacted crusher run base with tar and chip coating (1-1/2' Minimum);
 C) Geometry - Maximum 14% grade, Maximum 10% grade change and 45-foot turning radius;
 D) Structures (culverts/bridges) - capable of supporting 25 gross tons (H25-loading);
 E) Drainage elements - capable of safely passing 100 year flood with no more than 1 foot depth over surface;
 F) Structure clearances - minimum 12 Feet;
 G) Maintanances - sufficient to ensure all weather use
- Distances shown are based on surface measurement and not reduced to NAD '83 grid measurement.
- There are no wetlands, streams, cemeteries, steep slopes or 100 Year Floodplain existing on-site.
- The lots shown hereon comply with the minimum ownership, width and lot area as required by the Maryland State Department of the Environment.
- This subdivision is exempt from providing storm water management. Lot is developed.
- Existing dwelling on lot 1 to remain, no new buildings, extensions or additions to the existing dwelling are to be constructed at a distance less than the zoning regulations require.
- This subdivision plat is exempt from Forest Conservation Requirements of the Howard County Code in accordance with Section 16.1202.(b).(1)(vii) because it is a plat of revision.
- This subdivision plat is exempt from the perimeter landscape requirements of Section 16.124 of the Howard County Code and Landscape Manual because it is a plat of revision.
- There is an accessory structure on Lot 1 to remain which is non-conforming with respect to the building restriction lines as set-forth under Section 104.E of the Zoning Regulations. No new buildings, extensions or additions to the existing structures are to be constructed at a distance less than the Zoning Regulations require.
- This plat is subject to the amended fifth edition of the Subdivision and Land Development Regulations per Council Bill 45-2003 and Zoning Regulations as amended by Council Bill 75-2003. Development or construction on this lot must comply with setback and buffer regulations in effect at the time of submission of the site development plan, waiver petition application, or building/grading permit.

AREA TABULATION CHART

- Total number of Buildable Lots to be recorded: 1
- Total area of Buildable Lots to be recorded: 0.906 Acre±
- Total area of road widening to be recorded: 0.000 Acre±
- Total area of subdivision to be recorded: 0.906 Acre±

PURPOSE NOTE

The purpose of this plat is to revise the outline of existing building restriction lines to current standards.

OWNER/DEVELOPER

DALE ROBERT COLSON
 & LORI LYNN COLSON
 1102 Underwood Road
 Sykesville, Maryland 21784

FSH Associates
 Engineers Planners Surveyors
 8318 Forrest Street Ellicott City, MD 21043
 Tel: 410-750-2251 Fax: 410-750-7350
 E-mail: info@fsha.biz

Howard County Health Department
 APPROVED: For Private Water and Sewerage Systems

Penny E. Boranstein M.D./B.S. 4/10/06
 Howard County Health Officer KJB M.D. Date

APPROVED: Howard County Department of Planning and Zoning

David M. Lough 3/2/06
 Chief, Development Engineering Division YG Date

Mark M. Lough 4/10/06
 Director Date

OWNER'S CERTIFICATE

We, Dale Robert Colson and Lori Lynn Colson, 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 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 road and street Rights-of-Way 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 and Floodplains and Open Space where applicable and for good and other the 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; (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 said Easements and Rights-of-Way.

Witness my hand this 15th day of February, 2006

Dale Robert Colson 2/15/06
 Dale Robert Colson Date

Lori Lynn Colson 2/15/06
 Lori Lynn Colson Date

Chris D. Z...
 Witness

Chris D. Z...
 Witness

SURVEYOR'S CERTIFICATE

I hereby certify that the final plat shown hereon is correct; that it is a subdivision of all of the lands conveyed by Dale Robert Colson to Dale Robert Colson and Lori Lynn Colson by deed dated December 6, 1993 and recorded in the land records of Howard County in Liber 3105 folio 199, and that all monuments are in place 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.



C. Brooke Miller 2/20/06
 C. Brooke Miller (Maryland Property Line Surveyor #135) Date

Recorded as Plat No. 19198 on 4/13/06
 Among the Land Records of Howard County, Maryland.

REVISION PLAT OF
LOT 1
WESTCLIFFE MANOR
 (LOT 1 PLAT #3896)
 PARCEL 304
 TAX MAP 9 GRID 2
 4TH ELECTION DISTRICT
 HOWARD COUNTY, MARYLAND

Scale: 1"=30'
 Date: January 10, 2006
 Sheet 1 of 1