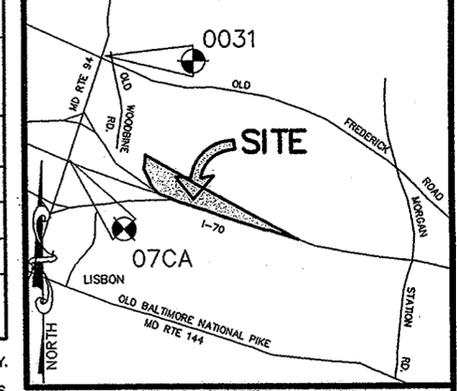


SECOND DENSITY EXCHANGE		FIRST DENSITY EXCHANGE	
SENDING PARCEL INFORMATION	RUSSELL-HOLLAND BUILDABLE-LOT 1 TAX MAP 7 & 8 GRID Nos. 6 & 7 PARCELS 4 & 101	SENDING PARCEL INFORMATION	RUSSELL-HOLLAND BUILDABLE-LOT 1 TAX MAP 7 & 8 GRID Nos. 6 & 7 PARCELS 4 & 101
TOTAL ACREAGE AVAILABLE FOR DENSITY EXCHANGE	21.69 ACRES	TOTAL ACREAGE AVAILABLE FOR DENSITY EXCHANGE (TOTAL EASEMENT AREA)	34.9426 - 4.25* = 30.69 ACRES**
CEO UNITS CREATED (1:4.25)	21.69 ACRES / 4.25 = 5	CEO UNITS CREATED (1:3)	30.69 ACRES / 3 = 10
CEO UNITS SENT (1:4.25)	5	CEO UNITS SENT (1:3)	3
AREA OF EASEMENT AVAILABLE FOR SENDING	21.69 AC. - 21.25 AC. = 0.44 AC***	AREA OF EASEMENT AVAILABLE FOR SENDING	30.69 AC. - 9.00 AC. = 21.69 AC
RECEIVING PARCEL TERRAPIN CREEK	TAX MAP 15 GRID No. 4 & 5 PARCEL 12 & 43 F-07-086 Terrapin Creek	RECEIVING PARCEL ORCHARD ESTATES	TAX MAP 40 GRID No. 18 PARCEL 178 F-07-005 Orchard Estates

\*\*\* THIS TRANSFER EXHAUSTS THE AREA AVAILABLE FOR SENDING.

\* ONE DEVELOPMENT RIGHT MUST BE RETAINED FOR THE PROPERTY.  
 \*\* FOR MATHEMATICAL CALCULATIONS, THE SENDING PARCEL IS CONSIDERED TO BE 34.9426 ACRES. HOWEVER THE EASEMENT DOES NOT COVER THE AREA OF POSSIBLE FUTURE RIGHT-OF-WAY DEDICATION, THUS IS LESS THAN 34.9426 ACRES.  
 (34.9426 AC - 0.0015 AC = 34.9411 ACRES)



**VICINITY MAP**  
 SCALE: 1" = 200'

- GENERAL NOTES**
- COORDINATES BASED ON NAD 83, MARYLAND CONTROL SYSTEM AS PROJECTED BY HOWARD GEODETIC CONTROL STATIONS Nos. 0031 AND 07CA.
  - ALL AREAS SHOWN ON THIS PLAT ARE MORE OR LESS.
  - THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT OCTOBER, 2004 BY PATTON HARRIS RUST & ASSOCIATES, PC.
  - DENOTES 34.9411 ACRES BEING THE AREA OF PRESERVATION EASEMENT.
  - THIS PARCEL IS ENCUMBERED BY A DEED OF PRESERVATION EASEMENT HELD BY THE PATIENT CONSERVATION CORP., INC. AND HOWARD COUNTY. THIS EASEMENT PROHIBITS FURTHER SUBDIVISION OF THE PARCEL, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF ITS OWNERS AND ENUMERATES THE USES PERMITTED ON THE PROPERTY.
  - THIS PROPERTY IS ZONED RC-DEO PER THE 02-02-04 COMPREHENSIVE ZONING PLAN AND THE COMP-LITE ZONING AMENDMENTS DATED 07-28-06.
  - NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAM(S), OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS.
  - THE LANDSCAPING BOND WILL BE POSTED AS PART OF THE BUILDER'S GRADING AS REQUIRED UNDER F-07-130.
  - B.R.L. DENOTES BUILDING RESTRICTION LINE.
  - THE PROPERTY SHOWN HEREON LIES IN FLOOD ZONE 'C' AS DEPICTED ON F.L.R.M. NO. 240044-0008 B DATED DECEMBER 4, 1986.
  - THE FOREST CONSERVATION OBLIGATION FOR THIS PROPERTY WAS ADDRESSED UNDER F-07-130.
  - ALL STREAM BUFFERS ARE MEASURED FROM THE TOP OF THE STREAM BANK.
  - LANDSCAPING FOR LOT 1 WAS PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN AS SHOWN ON THE SUPPLEMENTAL PLAN SUBMITTED WITH F-07-130 IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL.
  - NO WELL EXISTS, THEREFORE THE HOWARD COUNTY HEALTH DEPARTMENT WILL REQUIRE A WELL TO BE DRILLED BEFORE A BUILDING PERMIT IS ISSUED.
  - USING THE DENSITY/CLUSTER EXCHANGE OPTION PROCESS DESCRIBED UNDER SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS FOR 3 CEO UNITS HAVE BEEN TRANSFERRED TO THE ORCHARD ESTATES SUBDIVISION, F-07-005 AND 5 CEO UNITS HAVE BEEN TRANSFERRED TO TERRAPIN CREEK SUBDIVISION, F-07-086.
  - RELATED COUNTY PLANS/FILES F-07-005, F-07-130, SP-06-002 AND F-07-086.
  - THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF AT LEAST 10,000 SQUARE FEET (OR 10,000 SQUARE FEET PER LOT FOR SHARED DRAIN FIELDS ASSOCIATED WITH A SHARED SEWAGE DISPOSAL FACILITY) AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL (COMAR 28.04.03).
  - IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION TO A PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR CONVEYING SAID LOTS/PARCELS. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENTS HEREIN RESERVED TO HOWARD COUNTY WITH METES AND BOUNDS DESCRIPTION OF THE FOREST CONSERVATION AREA. UPON COMPLETION OF THE PUBLIC UTILITIES AND THEIR ACCEPTANCE BY HOWARD COUNTY, AND IN THE CASE OF THE FOREST CONSERVATION EASEMENT(S), UPON COMPLETION OF THE DEVELOPER'S OBLIGATIONS UNDER THE FOREST CONSERVATION INSTALLATION AND MAINTENANCE AGREEMENT EXECUTED BY THE DEVELOPER AND THE 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.
  - DRIVEWAYS SHALL BE PROVIDED PRIOR TO ISSUANCE OF A USE AND OCCUPANCY PERMIT FOR ANY NEW DWELLINGS TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
    - WIDTH - 12' (16' SERVING MORE THAN ONE RESIDENCE);
    - SURFACE - 6" OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING (1/2" MIN.);
    - GEOMETRY - MAX. 15% GRADE, MAX. 10% GRADE CHANGE AND MIN. 45' TURNING RADIUS;
    - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING);
    - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100 YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE;
    - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
    - PERC HOLES SHOWN HEREON HAVE BEEN FIELD LOCATED BY PATTON HARRIS RUST & ASSOCIATES, PC.
  - THE FOREST CONSERVATION EASEMENT WAS ESTABLISHED FOR THE SITE SUBDIVISION ORCHARD ESTATES, F-07-005. NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT; HOWEVER, FOREST CONSERVATION MANAGEMENT PRACTICES AS DEFINED IN THE DEED OF FOREST CONSERVATION EASEMENT ARE ALLOWED.

I FURTHER CERTIFY THAT THE REQUIREMENTS OF SECTION 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.

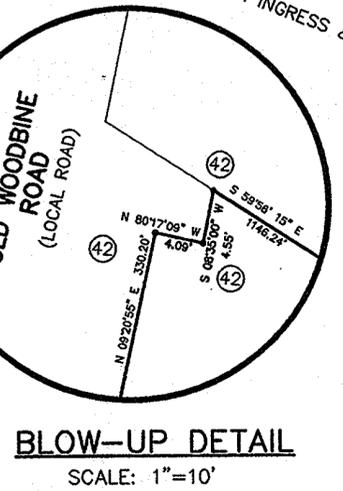
*Charles A. Sharp* 4-9-08 DATE  
 CHARLES A. SHARP  
*Denise D. Sharp* 4-9-08 DATE  
 DENISE D. SHARP  
 ARTHUR M. BOTTERILL NO. 10886 DATE

**GENERAL NOTES (CONT.)**

- NO GRADING, REMOVAL OF VEGETATIVE COVER OR TREES, PAVING AND NEW STRUCTURES SHALL BE PERMITTED WITHIN THE LIMITS OF WETLANDS, STREAM(S), OR THEIR REQUIRED BUFFERS, FLOODPLAIN AND FOREST CONSERVATION EASEMENT AREAS.
- THE LANDSCAPING BOND WILL BE POSTED AS PART OF THE BUILDER'S GRADING AS REQUIRED UNDER F-07-130.
- B.R.L. DENOTES BUILDING RESTRICTION LINE.
- THE PROPERTY SHOWN HEREON LIES IN FLOOD ZONE 'C' AS DEPICTED ON F.L.R.M. NO. 240044-0008 B DATED DECEMBER 4, 1986.
- THE FOREST CONSERVATION OBLIGATION FOR THIS PROPERTY WAS ADDRESSED UNDER F-07-130.
- ALL STREAM BUFFERS ARE MEASURED FROM THE TOP OF THE STREAM BANK.
- LANDSCAPING FOR LOT 1 WAS PROVIDED IN ACCORDANCE WITH A CERTIFIED LANDSCAPE PLAN AS SHOWN ON THE SUPPLEMENTAL PLAN SUBMITTED WITH F-07-130 IN ACCORDANCE WITH SECTION 16.124 OF THE HOWARD COUNTY CODE AND THE LANDSCAPE MANUAL.
- NO WELL EXISTS, THEREFORE THE HOWARD COUNTY HEALTH DEPARTMENT WILL REQUIRE A WELL TO BE DRILLED BEFORE A BUILDING PERMIT IS ISSUED.
- USING THE DENSITY/CLUSTER EXCHANGE OPTION PROCESS DESCRIBED UNDER SECTION 106 OF THE ZONING REGULATIONS, THE DEVELOPMENT RIGHTS FOR 3 CEO UNITS HAVE BEEN TRANSFERRED TO THE ORCHARD ESTATES SUBDIVISION, F-07-005 AND 5 CEO UNITS HAVE BEEN TRANSFERRED TO TERRAPIN CREEK SUBDIVISION, F-07-086.

**PURPOSE STATEMENT**

THE PURPOSE OF THIS AMENDED PLAT OF EASEMENT IS TO RECORD THE TRANSFER OF 5 CEO UNITS FROM THE PRESERVATION EASEMENT ESTABLISHED BY RECORDATION OF THE ORIGINAL PLAT OF EASEMENT ENTITLED "PLAT OF CONSOLIDATION AND PLAT OF PRESERVATION EASEMENT, DENSITY SENDING, RUSSELL-HOLLAND BUILDABLE LOT 1" AND RECORDED AS PLAT NUMBER AND RECORDATION OF A DEED OF AGRICULTURAL PRESERVATION EASEMENT DATED AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER FOLIO ON



**OWNERS**  
 CHARLES A. SHARP &  
 DENISE D. SHARP  
 4003 JENNINGS CHAPEL ROAD  
 BROOKVILLE, MD 20833  
 410-489-4630

**Patton Harris Rust & Associates, pc**  
 Engineers. Surveyors. Planners. Landscape Architects.

8818 Centre Park Drive  
 Columbia, MD 21045  
 T 410.997.8900  
 F 410.997.9282

APPROVED: FOR PRIVATE WATER AND PRIVATE SEWERAGE SYSTEMS  
 HOWARD COUNTY HEALTH DEPARTMENT

*Bruce Brilanson* 4/25/08  
 HOWARD COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING.

*Arthur M. Botterill* 5/20/08  
 CHIEF, DEVELOPMENT ENGINEERING DIVISION DATE

*Arthur M. Botterill* 5/20/08  
 DIRECTOR DATE

**SURVEYOR'S CERTIFICATE**

I, HEREBY CERTIFY THAT THE FINAL EASEMENT PLAT SHOWN HEREON IS CORRECT; THAT IT DEFINES A PRESERVATION PARCEL EASEMENT OF 34.9411 ACRES ON ALL THE LANDS CONVEYED BY JAMES CLARENCE HOLLAND, ET AL TO CHARLES A. SHARP AND DENISE D. SHARP BY DEED DATED MARCH 15, 2004 AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 8250 AT FOLIO 61, AND ALL THE LANDS CONVEYED BY DONNA G. RUSSELL TO CHARLES A. SHARP AND DENISE D. SHARP BY DEED DATED MARCH 12, 2004 AND RECORDED IN THE AFORESAID LAND RECORDS IN LIBER 8250 AT FOLIO 53; 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.

*Arthur M. Botterill* 04/09/08  
 ARTHUR M. BOTTERILL  
 PROFESSIONAL LAND SURVEYOR  
 MD REGISTRATION NO. 10886



**OWNER'S CERTIFICATE**

WE, CHARLES A. SHARP AND DENISE D. SHARP, 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 ROADS AND STREET RIGHTS-OF-WAY 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 FLOODPLAINS 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; (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 ERRECTED ON OR OVER THE SAID EASEMENTS AND RIGHTS-OF-WAY.

WITNESS MY/OUR HANDS THIS 9 DAY OF April, 2008.

*Charles A. Sharp* 4-9-08 DATE  
 CHARLES A. SHARP  
*Denise D. Sharp* 4-9-08 DATE  
 DENISE D. SHARP

*Arthur M. Botterill* 04/09/08 DATE  
 WITNESS  
*Arthur M. Botterill* 04/09/08 DATE  
 WITNESS

RECORDED AS PLAT No. 19941  
 ON May 30, 2008  
 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

**PLAT OF REVISION AND AMENDED PLAT OF PRESERVATION EASEMENT DENSITY SENDING RUSSELL-HOLLAND**

4TH ELECTION DISTRICT HOWARD COUNTY, MARYLAND  
 TAX MAP No. 7 PARCEL 101 GRID 6  
 TAX MAP No. 8 PARCEL 4 GRID 7 ZONED: RC-DEO  
 SCALE: 1" = 200' DATE: 04/09/08 SHEET: 1 OF 1  
 12818/1-0/SURVEY/FINAL/001 DENSITY PLAT.DWG