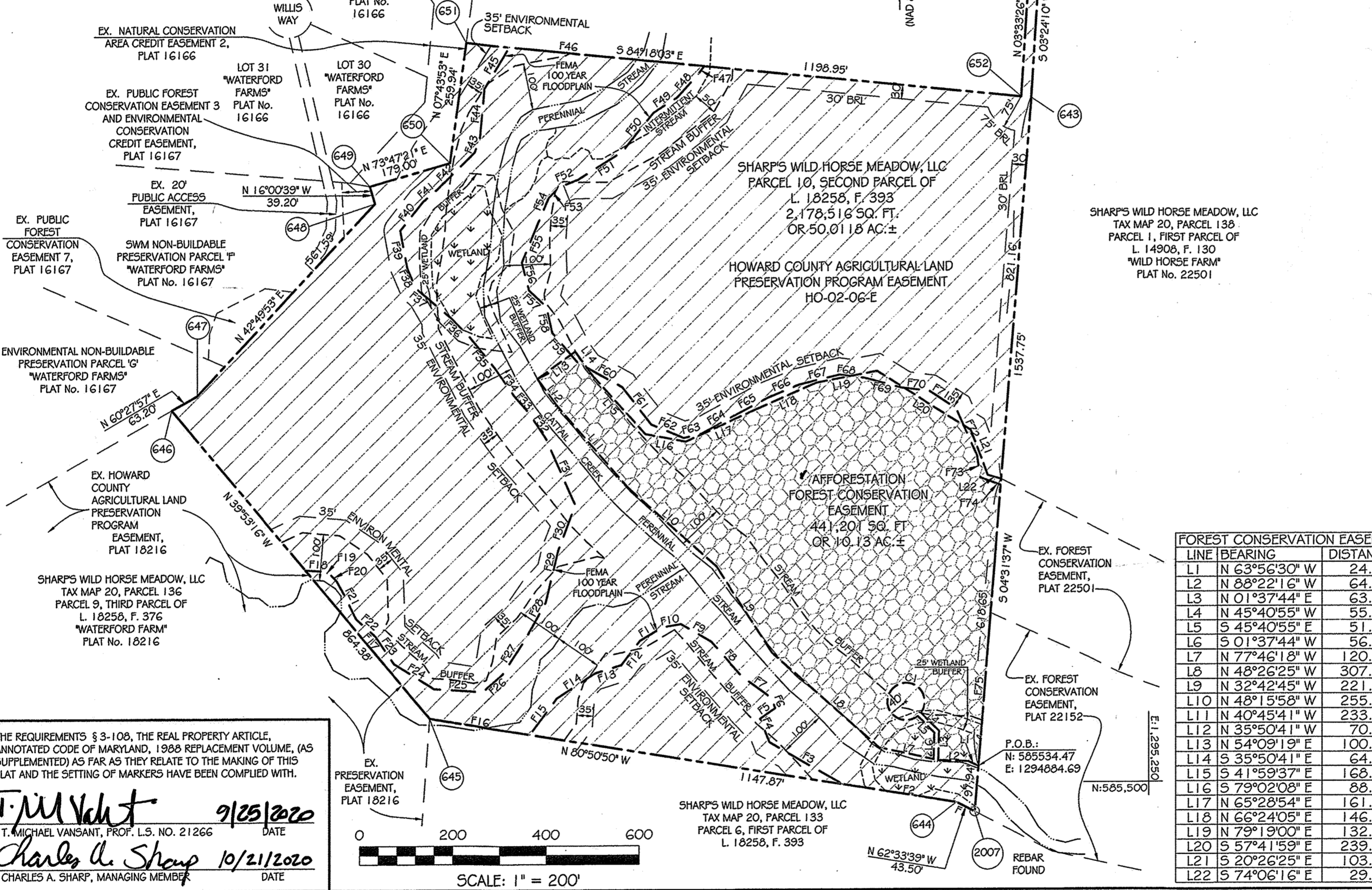


LINE	BEARING	DISTANCE
F1	N 62°33'39" W	43.50'
F2	N 80°50'50" W	249.89'
F3	N 60°01'24" W	180.73'
F4	N 21°25'42" W	54.85'
F5	N 55°05'59" E	39.02'
F6	N 18°22'03" W	22.39'
F7	N 54°09'32" W	78.70'
F8	N 41°13'21" W	100.89'
F9	N 59°51'25" W	76.09'
F10	S 79°22'04" W	41.87'
F11	S 58°36'59" W	54.22'
F12	S 37°34'11" W	65.83'
F13	S 72°32'17" W	60.91'
F14	S 57°02'28" W	95.63'
F15	S 36°46'14" W	97.82'
F16	N 80°50'50" W	217.11'
F17	N 39°53'16" W	416.01'
F18	S 86°35'30" E	40.17'
F19	S 61°19'04" E	15.98'
F20	S 44°26'53" E	18.45'
F21	S 27°07'45" E	91.95'
F22	S 48°19'19" E	56.09'
F23	S 33°30'08" E	70.77'
F24	S 57°51'23" E	101.68'
F25	S 86°22'37" E	104.56'
F26	N 48°05'33" E	58.00'
F27	N 32°57'15" E	86.99'
F28	N 28°58'18" E	91.53'
F29	N 13°29'24" E	114.26'
F30	N 20°52'51" E	105.38'
F31	N 23°51'16" W	156.41'
F32	N 33°38'25" W	67.95'
F33	N 40°24'02" W	47.33'
F34	N 34°39'42" W	74.42'
F35	N 39°23'42" W	81.82'
F36	N 44°11'21" W	58.63'
F37	N 49°41'08" W	99.46'
F38	N 22°54'33" W	48.80'
F39	N 10°25'49" W	80.16'
F40	N 38°03'33" E	79.21'
F41	N 49°13'46" E	41.95'
F42	N 45°14'28" E	111.22'
F43	N 21°33'33" E	29.37'
F44	N 05°20'55" E	110.81'
F45	N 30°50'59" E	102.94'
F46	S 84°18'03" E	420.79'
F47	S 36°29'54" W	21.63'
F48	S 42°02'40" W	67.30'
F49	S 57°14'16" W	60.41'
F50	S 38°47'00" W	106.31'
F51	S 57°54'30" W	113.54'
F52	S 68°09'16" W	44.39'
F53	S 44°13'46" W	30.57'
F54	S 22°36'43" W	68.37'
F55	S 22°11'06" W	82.34'
F56	S 14°23'53" E	61.66'
F57	S 46°31'22" E	51.48'
F58	S 12°23'15" E	56.29'
F59	S 40°33'29" E	85.40'
F60	S 61°03'43" E	108.79'
F61	S 37°46'23" E	102.49'
F62	S 67°17'40" E	74.31'
F63	N 77°10'53" E	39.23'
F64	N 61°26'13" E	79.46'
F65	N 62°00'54" E	84.08'
F66	N 67°38'57" E	72.93'
F67	N 76°26'36" E	89.35'
F68	S 81°59'28" E	53.29'
F69	S 75°14'49" E	81.25'
F70	S 82°35'06" E	63.26'
F71	S 56°48'58" E	67.67'
F72	S 23°54'54" E	110.58'
F73	S 07°56'54" E	49.07'
F74	S 70°28'06" E	46.12'
F75	S 04°31'37" W	703.38'

CURVE DATA					
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	DELTA ANGLE	CHORD BEARING
C1	40.00'	241.30'	10.00'	345°38'19"	S 44°19'05" W

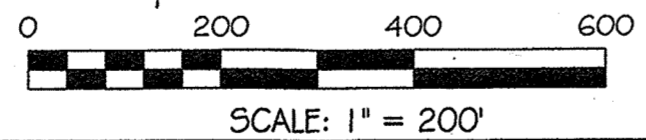
COORDINATE TABLE		
POINT	NORTHING	EASTING
G41	587658.0971	1295019.2961
G42	587652.3862	1295038.9221
G43	586969.7818	1294998.3354
G44	585456.8740	1294838.3581
G45	585639.4650	1293705.1005
G46	586302.7040	1293150.7870
G47	586333.8594	1293205.7777
G48	586745.7054	1293587.5719
G49	586783.3816	1293576.7607
G50	586833.3540	1293748.6441
G51	587090.9310	1293783.6137
G52	586971.8702	1294976.6374
G53	587355.4556	1295985.7853
G54	587640.8139	1295078.6632
G55	585436.8289	1294876.9644



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.

T. Michael Vansant 9/25/2020
T. MICHAEL VANSANT, PROF. L.S. NO. 21266 DATE

Charles A. Sharp 10/21/2020
CHARLES A. SHARP, MANAGING MEMBER DATE



LINE	BEARING	DISTANCE
L1	N 63°56'30" W	24.11'
L2	N 88°22'16" W	64.57'
L3	N 01°37'44" E	63.52'
L4	N 45°40'55" W	55.44'
L5	S 45°40'55" E	51.06'
L6	S 01°37'44" W	56.84'
L7	N 77°46'18" W	120.63'
L8	N 48°26'25" W	307.60'
L9	N 32°42'45" W	221.47'
L10	N 48°15'58" W	255.82'
L11	N 40°45'41" W	233.62'
L12	N 35°50'41" W	70.05'
L13	N 54°09'19" E	100.00'
L14	S 35°50'41" E	64.90'
L15	S 41°59'37" E	168.33'
L16	S 79°02'08" E	88.31'
L17	N 65°28'54" E	161.58'
L18	N 66°24'05" E	146.71'
L19	N 79°19'00" E	132.83'
L20	S 57°41'59" E	239.35'
L21	S 20°26'25" E	103.22'
L22	S 74°06'16" E	29.58'

- ### GENERAL NOTES
- THE SUBJECT PROPERTY IS ZONED RC-DEO PER THE 10/06/13 COMPREHENSIVE ZONING REGULATIONS.
 - COORDINATES ARE BASED ON THE MARYLAND COORDINATE SYSTEM (NAD 83/2011) VIA THE LEICA SMARTNET RTN (EPOCH 2010.00) WITH TIES TO LOCAL HOWARD COUNTY CONTROL STATIONS NO. 131D AND 14GA.
STA. 131D N. 591125.324 E. 1292599.242
STA. 14GA N. 591450.408 E. 1297571.302
 - THIS PLAT IS BASED ON A FIELD RUN MONUMENTED BOUNDARY SURVEY PERFORMED ON OR ABOUT DECEMBER 2019, BY VANMAR ASSOCIATES, INC.
 - REPRESENTS REBAR AND CAP FOUND.
 - THE PURPOSE OF THIS PLAT IS TO RECORD THE FOREST CONSERVATION EASEMENT SHOWN HEREON AS PART OF THE PRIVATE FOREST CONSERVATION PROGRAM.
 - TOTAL AREA OF FOREST CONSERVATION EASEMENT = 441,201 SQ. FT. OR 10.13 ACRES ±.
 - SITE DEED REFERENCE: LIBER W.A.R. 18258 AT FOLIO 393.
 - THIS SITE IS NON-BUILDABLE UNTIL THE HOWARD COUNTY HEALTH DEPARTMENT APPROVES PERCOLATION TESTING FOR A PRIVATE SEWAGE EASEMENT.
 - NO CLEARING, GRADING, OR CONSTRUCTION IS PERMITTED WITHIN THE REQUIRED WETLANDS, STREAMS, OR THEIR BUFFERS, AND FOREST CONSERVATION EASEMENT AREAS.
 - THERE ARE NO HISTORIC SITES OR CEMETERIES ON THIS PROPERTY.
 - NO SPECIMEN TREES ARE PROPOSED FOR REMOVAL.
 - THERE IS NO STORM WATER MANAGEMENT REQUIRED FOR THIS DEVELOPMENT.
 - THE FLOODPLAIN OUTLINE FOR THIS PROJECT WAS PREPARED BY F. E. M. A., EFFECTIVE DATE NOVEMBER 6, 2013 AS SHOWN ON MAP PANEL NUMBERS 24027C0040D AND 24027C0045D.
 - THE WETLAND DELINEATION OUTLINE FOR THIS PROJECT WAS PREPARED FROM MARYLAND DEPARTMENT OF NATURAL RESOURCES WETLAND MAPPING OBTAINED ON APRIL 7, 2020.
 - NO TRAFFIC STUDY IS REQUIRED FOR THIS PROJECT.
 - | | |
|--|--|
| | THIS AREA DESIGNATES FOREST CONSERVATION EASEMENT AREA: 441,201 SQ. FT. OR 10.1286 ACRES ± AFFORESTATION WHICH IS TO BE PROVIDED BY THIS PLAT. |
| | THIS AREA DESIGNATES THE EXISTING HOWARD COUNTY AGRICULTURAL LAND PRESERVATION PROGRAM EASEMENT HO-02-06-E. |

RESERVATION OF FOREST CONSERVATION EASEMENTS

DEVELOPER RESERVES UNTO ITSELF, ITS SUCCESSORS AND ASSIGNS, ALL EASEMENTS SHOWN ON THIS PLAT FOR FOREST CONSERVATION (DESIGNATED AS "FOREST CONSERVATION AREA"), LOCATED IN, ON, OVER AND THROUGH THE PARCEL, ANY CONVEYANCES OF THE AFORESAID PARCEL SHALL BE SUBJECT TO THE EASEMENT HEREIN RESERVED, WHETHER OR NOT EXPRESSLY STATED IN THE DEED CONVEYING SAID PARCEL. DEVELOPER SHALL EXECUTE AND DELIVER DEEDS FOR THE EASEMENT HEREIN RESERVED TO HOWARD COUNTY. IN THE CASE OF THE FOREST CONSERVATION EASEMENT, 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 THE DEVELOPER'S SURETY POSTED WITH SAID AGREEMENT, THE COUNTY SHALL ACCEPT THE EASEMENT AND RECORD THE DEED OF EASEMENT IN THE LAND RECORDS OF HOWARD COUNTY.

PURPOSE NOTE:
THE PURPOSE OF THIS PLAT IS TO CREATE 10.13 ACRES FOREST CONSERVATION AFFORESTATION MITIGATION EASEMENT.

APPROVED
HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Chad E. ... 12.14.20
CHIEF, DEVELOPMENT ENGINEERING DIVISION & DATE

Charles A. Sharp 10/21/2020
CHARLES A. SHARP, MANAGING MEMBER DATE

OWNER'S CERTIFICATE

SHARPS WILD HORSE MEADOW, LLC, OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAT, AND IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE FOREST CONSERVATION EASEMENT SHOWN AND DESIGNATED HEREON.

WITNESS OUR HANDS THIS 21st DAY OF October, 2020.

Charles A. Sharp
CHARLES A. SHARP (MANAGING MEMBER)

Chad E. ...
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL EASEMENT PLAT SHOWN HEREON IS CORRECT; THAT IT IS ALL OF THE LANDS CONVEYED BY PIERCE BUTLER DUNN UNTO SHARPS WILD HORSE MEADOW, LLC, A MARYLAND LIMITED LIABILITY COMPANY, BY DEED DATED JULY 2, 2018, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER W.A.R. 18258 AT FOLIO 393; AND THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE AS SHOWN IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND AS AMENDED.

I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED BY ME OR UNDER MY RESPONSIBLE CHARGE AND THAT I AM A DULY LICENSED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 21266, EXPIRATION DATE SEPTEMBER 9, 2021, IN ACCORDANCE WITH COMAR 09.13.06.12

T. Michael Vansant 9/25/2020
T. MICHAEL VANSANT, PROF. LAND SURVEYOR DATE
MARYLAND LICENSE NO. 21266

RECORDED AS PLAT NO. 25414 ON 12-21 AMONG THE LAND RECORDS OF HOWARD COUNTY, MD.

PLAT OF
FOREST CONSERVATION BANK
SHARPS WILD HORSE MEADOW, LLC
HOWARD COUNTY, MARYLAND
PARCEL 10, SECOND PARCEL OF
LIBER W.A.R. 18258 AT FOLIO 393

TAX MAP: 20 ELECTION DISTRICT: No. 4 SCALE: 1" = 200'
GRID NO: 12 HOWARD COUNTY, MARYLAND DATE: JULY, 2020
PARCEL NO: 137 EX. ZONING: RC-DEO SHEET 1 OF 1

VANMAR ASSOCIATES, INC.
Engineers Surveyors Planners
310 South Main Street Mount Airy, Maryland 21771
(301) 829-2890 (301) 831-5015 (410) 549-2751
Fax (301) 831-5803 ©Copyright, Latest Date Shown