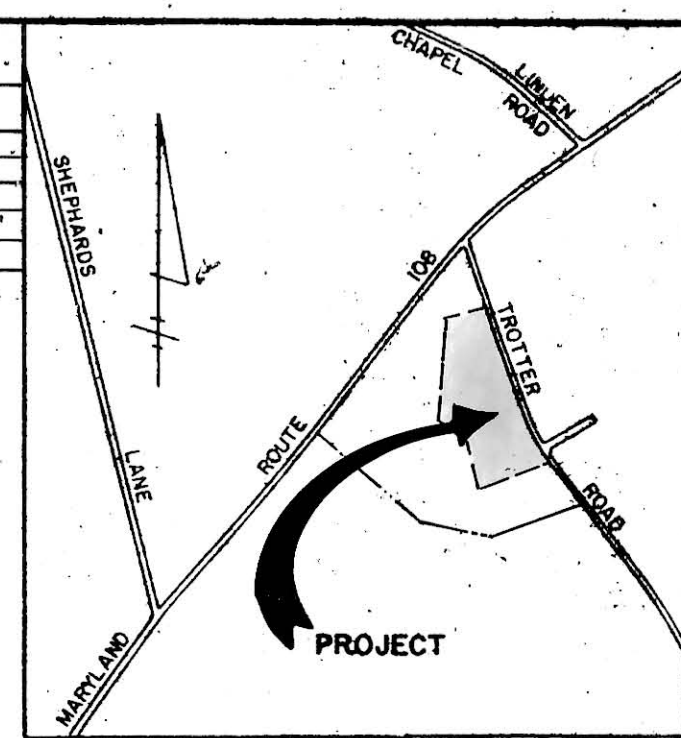


NO.	NORTH	EAST	NO.	NORTH	EAST
1	503600.52	820711.23	RW1	504682.26	821566.92
2	503603.94	820364.10	RW2	505009.92	821399.53
3	504253.37	820697.70	RW3	505388.34	821259.55
4	504830.67	819980.78	RW4	505544.71	821204.60
5	504837.63	819972.14	RW5	505639.58	821172.99
6	506107.19	820994.45	RW6	505678.36	821159.92
7	506076.33	821009.88	HP426	504771.90	821541.78
8	505677.04	821156.58	HP427	505150.18	821375.58
9	505564.09	820871.68	HP428	505513.15	821240.65
10	504934.39	820794.73	HP430	504664.43	821612.90
11	504771.33	820997.23	HP432	505686.03	821179.25
12	504165.20	821165.94	HP435	504654.81	821585.31
13	504986.53	820106.11	HP436	504450.53	821722.18
14	504984.00	820109.26	HP403	505564.09	820871.68
15	505708.34	820692.54	HP404	504934.39	820794.73
16	505711.30	820688.87	HP405	504771.32	820997.23
17	506146.08	820980.84	HP413	504478.30	821078.79
18	506176.25	821005.13			
19	505688.10	821184.47			
20	506080.32	820985.59			

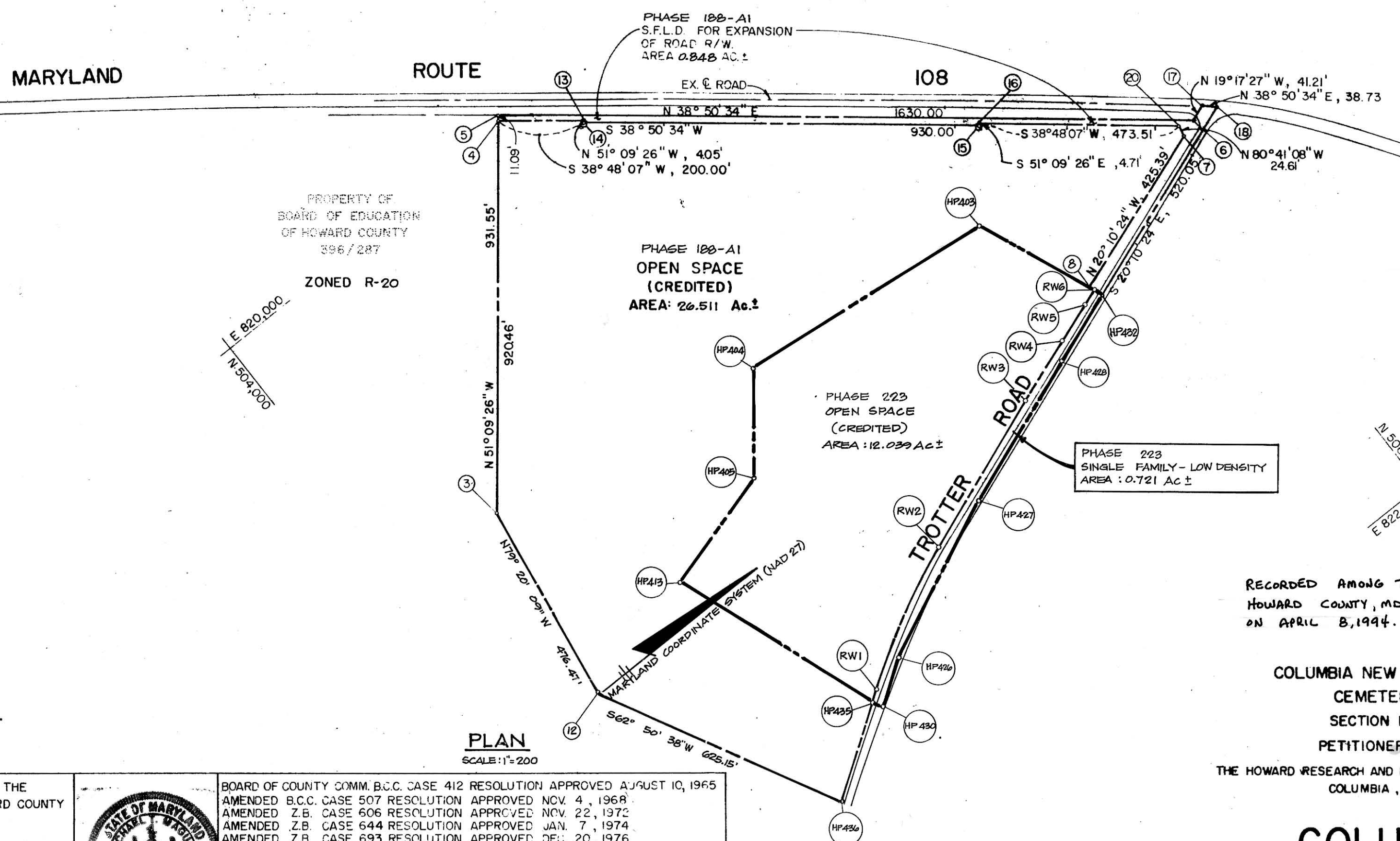
CURVE DATA							
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA	
RW2 - RW1	1522.50'	368.79'	185.26'	367.94'	S27°03'39"E	13°31'24"	
RW4 - RW3	5067.34'	105.79'	82.88'	105.74'	S19°21'42"E	01°52'27"	
RW6 - RW5	5380.01'	40.93'	20.46'	40.93'	S18°38'34"E	00°26'09"	

LINE TABLE							
FROM	TO	BEARING	DISTANCE	FROM	TO	BEARING	DISTANCE
RW3	RW2	S20°17'57"E	403.46'	HP403	RW6	N68°22'25"E	310.06'
RW5	RW4	S18°25'30"E	100.00'	HP432	HP428	S19°33'15"E	183.45'
RW1	HP435	S38°40'21"E	33.04'	HP428	HP427	S20°23'33"E	387.24'
HP435	HP413	S70°47'16"W	536.39'	HP427	HP426	S23°43'06"E	413.18'
HP413	HP405	N15°33'13"W	304.10'	HP426	HP420	S33°29'40"E	128.88'
HP405	HP404	N51°09'26"W	260.00'	HP430	HP435	S70°47'16"W	29.22'
HP404	HP403	N06°58'03"E	634.38'	HP435	HP436	S35°40'21"E	245.89'



NOTE: COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM.

FINAL DEVELOPMENT PLAN



DAFT MC CUNE WALKER INC.
200 EAST PENNSYLVANIA AVE.
TOWSON MD. 21286

PREPARED IN ACCORDANCE WITH THE ZONING REGULATIONS OF HOWARD COUNTY ADOPTED OCT 18, 1993
Michael T. Maguire 2-21-94
MICHAEL T. MAGUIRE DATE
PROPERTY LINE SURVEYOR No. 235B



BOARD OF COUNTY COMM. B.C.C. CASE 412 RESOLUTION APPROVED AUGUST 10, 1965
AMENDED B.C.C. CASE 507 RESOLUTION APPROVED NOV. 4, 1968
AMENDED Z.B. CASE 606 RESOLUTION APPROVED NOV. 22, 1972
AMENDED Z.B. CASE 644 RESOLUTION APPROVED JAN. 7, 1974
AMENDED Z.B. CASE 693 RESOLUTION APPROVED DEC. 20, 1976
AMENDED Z.B. CASE 817 RESOLUTION APPROVED SEPT. 9, 1986
AMENDED Z.B. CASE 918 RESOLUTION APPROVED MAR. 17, 1992
AMENDED Z.B. CASE 936 RESOLUTION APPROVED NOV. 13, 1992
HOWARD COUNTY PLANNING BOARD
Joan C. Lanco 3-31-94
H.C.P.B. EXEC. SECRETARY DATE H.C.P.B. CHAIRMAN DATE

223	DATE	PLAT	RECORDED
PHASE OR AMENDMENT	DATE	PLAT	RECORDED

RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MD., AS PLAT NO. 3054A-1344 ON APRIL 8, 1994.

COLUMBIA NEW TOWN DISTRICT
CEMETERY SITE
SECTION 1, AREA 3
PETITIONER & OWNER
THE HOWARD RESEARCH AND DEVELOPMENT CORPORATION
COLUMBIA, MARYLAND, 21044

COLUMBIA

FINAL DEVELOPMENT PHASE 223
5TH ELECTION DISTRICT HOWARD COUNTY, MD.
SCALE: 1" = 200' SHEET 1 OF 2

COLUMBIA NEW TOWN DISTRICT
FINAL DEVELOPMENT PLAN CRITERIA

PHASE 223
CEMETERY SITE
Section 1, Area 3

1. PUBLIC STREETS AND ROADS - Section 125-C-3-b:
To be shown on subdivision plats, if required by the Howard County Dept. of Planning and Zoning.
2. PUBLIC RIGHTS-OF-WAY - Section 125-C-3-b:
 - A. To be shown on subdivision plats, if required by the Howard County Dept. of Planning and Zoning.
 - B. Vehicular ingress and egress to Maryland Route 108 will be permitted only at points of access approved by the Howard County Dept. of Planning and Zoning.
3. MAJOR UTILITY RIGHTS-OF-WAY - Section 125-C-3-b:
To be shown on subdivision plats, if required by the Howard County Dept. of Planning and Zoning.
4. DRAINAGE FACILITIES - Section 125-C-3-b:
To be shown on subdivision plats, if required by the Howard County Dept. of Planning and Zoning.
5. RECREATIONAL, SCHOOL, PARK AND OTHER COMMUNITY USES - Section 125-C-3-c:
To be shown on subdivision plats if required by the Howard County Dept. of Planning and Zoning.
6. PERMITTED GENERAL LOCATIONS OF BUILDING AND STRUCTURES - Section 125-C-3-d(1):
No structure shall be located within thirty (30) feet of the right-of-way of any public street, road, or highway except, however, that any building or structure exceeding twenty (20) feet in height shall be set back an additional one (1) foot for each additional foot of height in excess of twenty (20)

6. PERMITTED GENERAL LOCATIONS OF BUILDING AND STRUCTURES (cont'd)
feet. No parking lot shall be located within twenty-five (25) feet of the right-of-way of any street, road or highway. Except as restricted by this paragraph 6, buildings and other structures may be located at any location within this Final Development Plan Phase as shown on a site development plan approved by the Howard County Planning Board.
The term "structure", as used in this Final Development Plan Phase, shall not include walks, shrubbery, trees, ornamental landscaping, excavation or fill, fencing, signs, gatehouse facilities, or other similar minor structures. No restriction as to location is imposed upon all such minor structures. Determination of the specific character of "other similar minor structures" will be made by the Howard County Planning Board.
Fences or walls, if located within setback areas adjacent to a public street, road or highway, upon which construction of structures is prohibited, shall not exceed three (3) feet in height (five feet for special entrance features) if solid or closed, nor five (5) feet in height if open, except in accordance with a site development plan approved by the Howard County Planning Board.

7. PERMITTED USES - Section 125-C-3-d(2)
 - 7A-1 Single Family Low Density Land Area
The land within single family low density land use area shall be used for the expansion of road right-of-way for Md. Rt. 108 and Trotter Road.
 - 7E-1 OPEN SPACE LAND USE AREAS:
The land within this Final Development Plan Phase may be used as a cemetery site and for uses ancillary thereto as determined by the Howard County Planning Board.

8. HEIGHT LIMITATION - Section 125-C-3-d(3):
No structure shall be constructed within the area encompassed by this Final Development Plan Phase exceeding thirty-four (34) feet in height from the highest ground elevation adjoining such structure, except in accordance with a site development plan approved by the Howard County Planning Board.
9. PARKING REQUIREMENTS - Section 125-C-3-d(3):
One (1) parking space for each two (2) regularly assigned employees shall be provided.
10. SETBACK PROVISIONS - Section 125-C-3-d(3):
No other setback restrictions are imposed upon land within this Final Development Plan Phase, except as restricted by paragraph 6 of this Final Development Plan Criteria.
11. MINIMUM LOT SIZES - Section 125-C-3-d(3):
No requirement is imposed upon land within this Final Development Plan Phase.
12. COVERAGE REQUIREMENTS - Section 125-C-3-d(3):
No more than ten percent (10%) of the land within this Final Development Plan Phase shall be covered by buildings or major structures except in accordance with a site development plan as approved by the Howard County Planning Board.
13. PERMITTED WATER AND SEWERAGE FACILITIES - Section 125-A-8:
The land included within this Final Development Plan Phase may be served by water facilities and by adequate sewerage facilities approved by the Maryland State Department of Health.

TABULATION OF LAND USE - PHASE 223

LAND USE	
OPEN SPACE CREDITED	12.039
SINGLE FAMILY LOW DENSITY ROADWAY	0.721
	12.760

COLUMBIA NEW TOWN DISTRICT
CEMETERY SITE
SECTION 1, AREA 3
PETITIONER / OWNER
THE HOWARD RESEARCH & DEVELOPMENT CORPORATION
COLUMBIA, MARYLAND 21044

RECORDED AMONG THE LAND RECORDS OF
HOWARD COUNTY, MD. AS PLAT NO. 3054A-1345
ON APRIL 8, 1994.

DAFT MC CUNE WALKER INC.
200 EAST PENNSYLVANIA AVE
TOWSON MARYLAND 21286

COLUMBIA
FINAL DEVELOPMENT PLAN PHASE 223
5 TH ELECTION DISTRICT HOWARD COUNTY, MD.
NO SCALE SHEET 2 OF 2