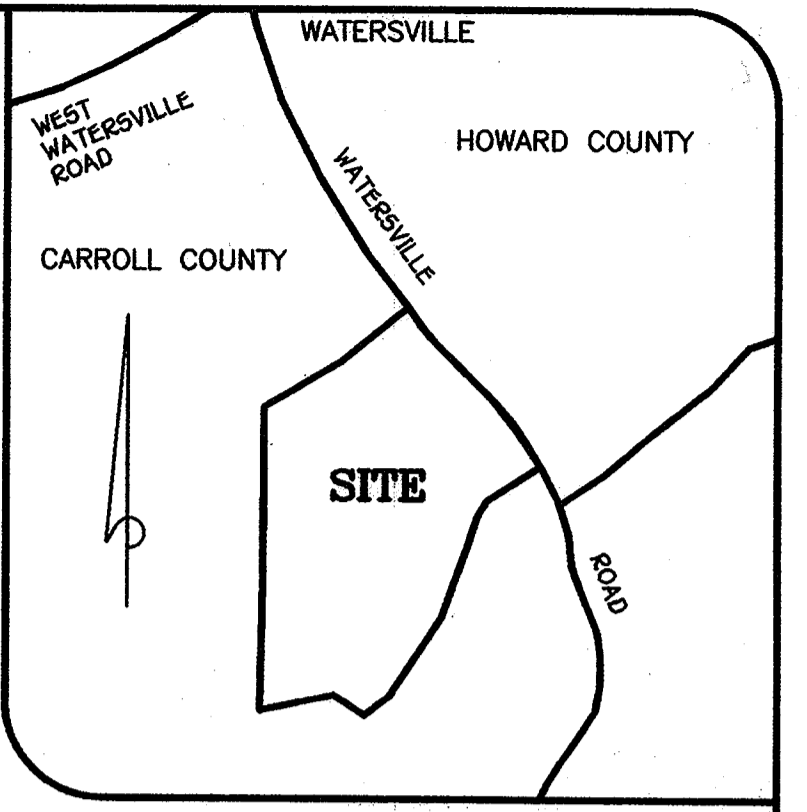
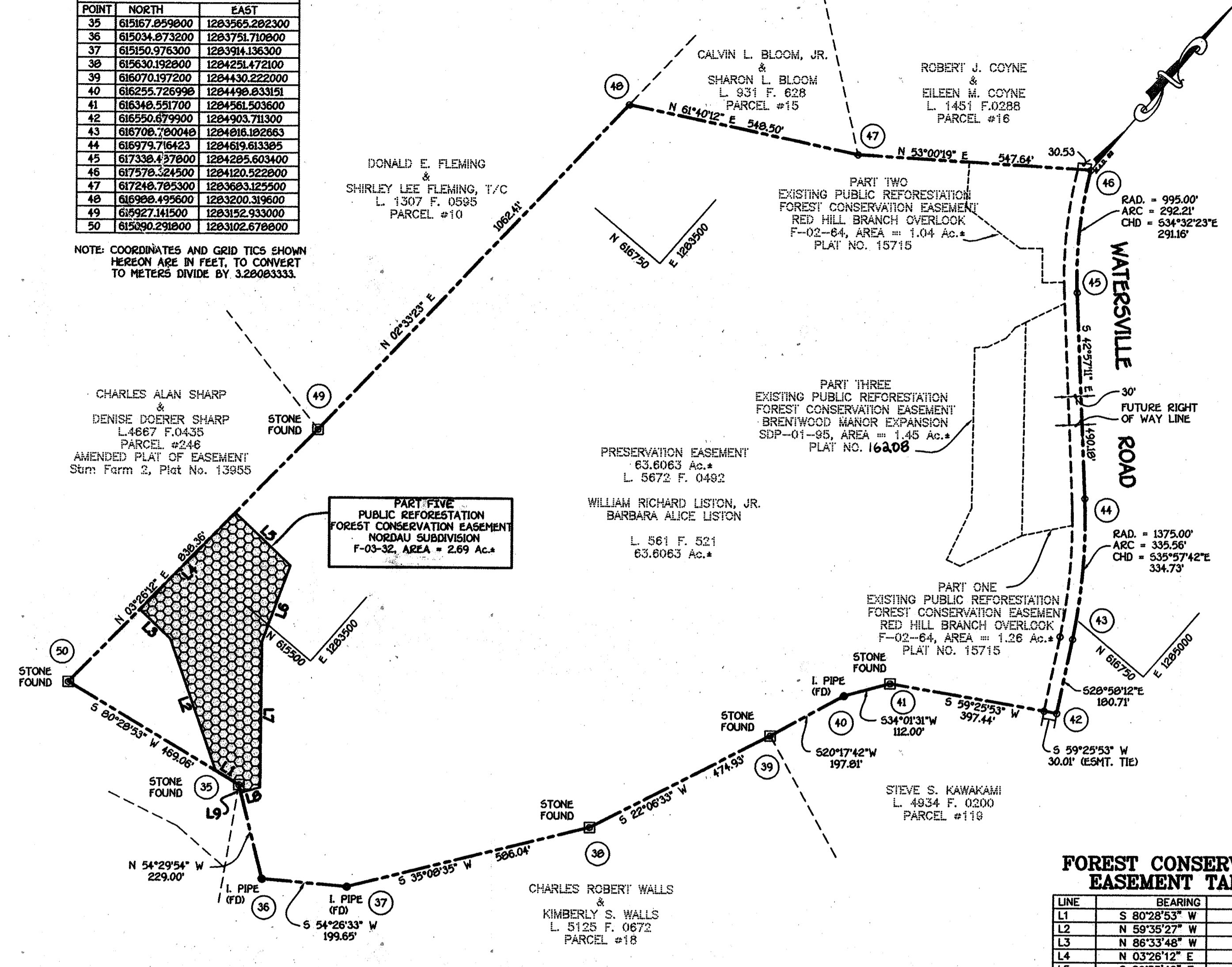


POINT	NORTH	EAST
35	615167.059000	1203565.202300
36	615034.873200	1203751.710800
37	615150.976300	1203914.136300
38	615630.192800	1204251.472100
39	616070.197200	1204430.222000
40	616255.726998	1204490.833151
41	616348.551700	1204561.503600
42	616550.879900	1204903.711300
43	616708.780048	1204818.102663
44	616979.716423	1204619.613385
45	617338.437800	1204285.603400
46	617578.324500	1204120.522800
47	617248.785300	1203683.125500
48	616988.495600	1203200.319600
49	615927.141500	1203152.933000
50	615890.291800	1203102.678800

NOTE: COORDINATES AND GRID TICS SHOWN HEREON ARE IN FEET. TO CONVERT TO METERS DIVIDE BY 3.28083333.



VICINITY MAP
SCALE: 1"=1200'



GENERAL NOTES

- SUBJECT PROPERTY ZONED RC-DEO PER THE 10/18/93 COMPREHENSIVE ZONING PLAN.
- THIS PLAT IS BASED ON A FIELD RUN BOUNDARY SURVEY PERFORMED ON OR ABOUT DECEMBER 27, 2000 BY SOURABH G. MUNSHI, VANMAR ASSOC. INC.
- THIS PROPERTY IS ENCUMBERED BY A FOREST CONSERVATION EASEMENT AND IS RESTRICTED BY AN ACCOMPANYING EASEMENT AGREEMENT. THE EASEMENT AGREEMENT ENTERED INTO BY THE PROPERTY OWNER AND DEVELOPER, OUTLINES THE MAINTENANCE RESPONSIBILITIES OF THE PARCEL OWNER AND ENUMERATES THE USES PERMITTED ON THE PROPERTY.
- THE FOREST CONSERVATION EASEMENT ESTABLISHED ON THE PROPERTY CONSTITUTES A "RESTRICTIVE EASEMENT" AS NOTED IN SECTION 106.B.1.C. OF THE HOWARD COUNTY ZONING REGULATIONS AND LIMITS THE FURTHER DEVELOPMENT OF THE PROPERTY, INCLUDING THE SENDING DEVELOPMENT RIGHTS.
- DENOTES A 2.69 ACRE FOREST CONSERVATION EASEMENT AREA. THIS FOREST CONSERVATION EASEMENT HAS BEEN ESTABLISHED TO MEET OFF-SITE REFORESTATION REQUIREMENTS FOR NORDAU SUBDIVISION, LOTS 40-49, OPEN SPACE LOTS 50 & 51 AND NON-BUILDABLE BULK PARCEL A, SECTION G, DPZ FILE NO. F-03-32, TAX MAP 42, PARCELS 448 & 107, PER SECTION 16.1202 OF THE HOWARD COUNTY FOREST CONSERVATION ACT. NO CLEARING, GRADING OR CONSTRUCTION IS PERMITTED WITHIN THE FOREST CONSERVATION EASEMENT ARE ALLOWED.
- THE PURPOSE OF THIS PLAT IS TO ESTABLISH A FOREST CONSERVATION EASEMENT FOR ABOVE MENTIONED PROJECT. (SEE NOTE 5)
- THIS PLAT SUBJECT TO A DEVELOPER'S AGREEMENT INTENDED TO BE EXECUTED BETWEEN NORDAU SUBDIVISION, AND HOWARD COUNTY FOR DPZ FILE NO. F-03-32.
- THIS PROPERTY IS ENCUMBERED BY A PRESERVATION EASEMENT OF 63.6063 ACRES. RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 5672 FOLIO 492.

FOREST CONSERVATION EASEMENT TABLE

LINE	BEARING	DISTANCE
L1	S 80°28'53" W	63.60
L2	N 59°35'27" W	330.65
L3	N 86°33'48" W	100.47
L4	N 03°26'12" E	320.80
L5	S 86°33'48" E	180.55
L6	S 20°36'06" E	191.96
L7	S 40°07'12" E	346.28
L8	S 33°46'42" W	47.03
L9	N 54°29'54" W	19.42

OWNERS

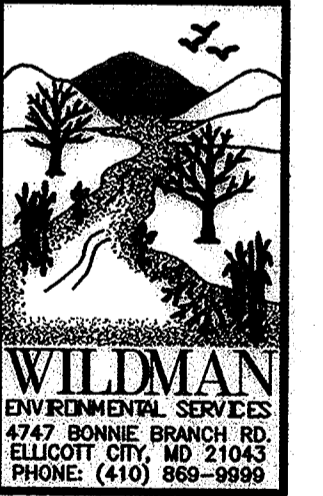
WILLIAM AND BARBARA LISTON
P.O. BOX 228
342 WATERSVILLE ROAD
MT. AIRY, MARYLAND 21771

DEVELOPER

MEADOWLARK, LLC
6375 HANOVER CROSSING WAY
HANOVER, MARYLAND 21078
c/o MARK PRITCHETT

PRESERVATION EASEMENT HOLDERS

BARBARA'S DELIGHT HOMEOWNERS ASSOCIATION, INC.
AND HOWARD COUNTY, MARYLAND



THE REQUIREMENTS 8-10B, 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.

Sourabh Munshi 9/23/03
SOURABH G. MUNSHI, MD. NO. 10770 DATE

William Richard Liston 9-24-03
WILLIAM RICHARD LISTON, JR., OWNER DATE

Barbara Alice Liston 9-24-03
BARBARA ALICE LISTON, OWNER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING AND ZONING

Masha M. Eagle 10/1/03
DIRECTOR DATE

OWNER'S STATEMENT

WILLIAM RICHARD LISTON, JR., AND BARBARA ALICE LISTON, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAT; AND IN CONSIDERATION OF THE APPROVAL OF THIS PLAT BY THE DEPARTMENT OF PLANNING AND ZONING, ESTABLISH THE PUBLIC FOREST CONSERVATION EASEMENT SHOWN HEREON.

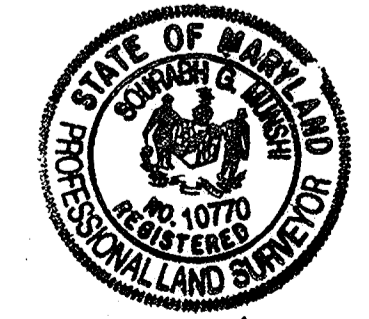
WITNESS MY HAND THIS 24th DAY OF September, 2003

William Richard Liston
WILLIAM RICHARD LISTON, JR.
WITNESS

Barbara Alice Liston
BARBARA ALICE LISTON
WITNESS

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE FINAL PLAT SHOWN HEREON IS INTENDED TO PROVIDE A FOREST CONSERVATION EASEMENT FOR THE PURPOSE OF FOREST CONSERVATION OVER THAT PARCEL OF GROUND CONVEYED BY DONALD C. BRIGHTWELL TO WILLIAM RICHARD LISTON, JR. AND BARBARA ALICE LISTON BY DEED DATED JUNE 8, 1971, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, OF HOWARD COUNTY, MARYLAND IN LIBER NO. 561 AT FOLIO 521. AND THAT ALL MONUMENTS ARE IN PLACE.



Sourabh Munshi 9/23/03
SOURABH G. MUNSHI, MD. NO. 10770 DATE

RECORDED AS PLAT NO. 16302 ON Nov. 4, 2003
AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND.

PLAT OF FOREST CONSERVATION EASEMENT
LISTON FARM
PRESERVATION PARCEL
NORDAU SUBDIVISION DPZ FILE NO. F-03-02 (NOTE 5)

TAX MAP 2 FOURTH ELECTION DISTRICT
PARCEL 17 HOWARD COUNTY, MARYLAND
EX. ZONING RC-DEO
DATE: June 9, 2003 SCALE: 1"=200'
DPZ FILE NOS. F-01-89; RE-01-03

VANMAR ASSOCIATES, INC.
Engineers Surveyors Planners
310 South Main Street P.O. Box 3228 Mount Airy, Maryland 21771
(301) 829 2890 (301) 831 5015 (410) 549 2751

C:\Land Projects\LISTON PROPERTY\LISTON PLAT 4.dwg